



MUNICIPALITY OF THE COUNTY OF ANTIGONISH

Municipal Council Meeting - Minutes

Tuesday, April 21, 2015

7:30 to 9:20 pm

Present: Warden Russell Boucher, Chairperson
Deputy Warden Owen McCarron

Councillors: Donnie MacDonald Bill MacFarlane
Mary MacLellan Vaughan Chisholm
Angus Bowie Pierre Boucher
Hugh Stewart Rémi Deveau

Also present: Glenn Horne, Municipal Clerk/Treasurer
Beth Schumacher, Deputy Clerk
John Bain, EDPC
Adam Rodgers, Solicitor – Boudrot & Rodgers Law Firm
Corey LeBlanc, Antigonish Casket
Matt Draper, The Reporter
Greg Morrow, The Hawk
Gallery

Regrets: None

The meeting was called to order at 7:43 by the Chair, Warden Russell Boucher.

APPROVAL OF AGENDA

Warden Boucher called for any additions or deletions to the agenda. No changes were identified.

Min #2015-048 (Approval of Agenda)

MOVED by Deputy Warden McCarron, SECONDED by Councillor MacDonald, that the agenda be approved. Motion carried.

APPROVAL OF MINUTES

Warden Boucher called for the approval of the Municipal Council Minutes of March 17, 2015.

Min #2015-049 (Approval of March 17th Council Minutes)

MOVED by Councillor Boucher, SECONDED by Councillor Stewart, that the Municipal Council Minutes of March 17, 2015 be approved. Motion carried.

PUBLIC HEARING

Mr. Horne reviewed the Public Hearing Protocol in accordance with the requirements of the *Municipal Government Act*.

Approval of a Development Agreement for Nova Construction Company Limited for a Large-Scale Commercial Development at the intersection of Highway 104 and Trunk 7

John Bain, Director, Eastern District Planning Commission, provided a brief summary of the proposed large-scale commercial development proposed on a property at the intersection of Highway 104 and Trunk 7, adjacent to Keating Court, and within the Antigonish Fringe Planning Area. A copy of the staff report presented to the Planning Advisory Committee and provided to members of Council in the agenda package for this meeting is attached to the minutes, as well as a copy of Mr. Bain's presentation. EDPC staff recommended that Council give the item second/final reading, but also identified the other options available to Council, being to refuse or table the item. Mr. Bain noted that one letter had been received, via the Clerk's office, stating a concern with the proposed development primarily due to pedestrian safety and vehicular traffic volumes.

Councillor MacFarlane noted his concern with the number of pedestrian crossings in the redesigned roundabout, and asked Mr. Bain if the Department of Transportation and Infrastructure Renewal (TIR) had reviewed the proposed layout and if it met their standards. Mr. Bain responded, noting that those sidewalks in the roundabout are within the TIR right-of-way, and as such, TIR have a say in their design and will have to approve the design in accordance with their standards. Councillor MacFarlane requested clarification regarding the location of the proposed gas bar on the site, and further queried whether there were any water pressure concerns due to the development. Mr. Horne noted that no water pressure concerns had been raised by Public Works when the application was circulated to them for comment.

Mr. Horne re-iterated that a letter had been received from Lisa and Tanya Mullin of Keating Court, expressing concern with the traffic impact of the development on the intersection of Highway 7 and Keating Court, as well as pedestrian safety with the increased crosswalks in the roundabout. Members of Council were provided with copies of this letter for their review.

Warden Boucher then asked if there was anyone present that was against the recommendation. No one asked to speak in opposition to the amendment. Warden Boucher then asked if there was anyone present in favour of the recommendation. Two individuals identified that they wished to speak to the item: Jennifer Tsang, and Chris Boudreau.

Ms. Tsang, the planning consultant acting on behalf of the developer, identified some of the features that had been incorporated into the site design with particular focus on pedestrian access, both into and internally on the site. Further, Ms. Tsang noted that the development would be in compliance with the architectural guidelines in the planning documents.

Mr. Boudreau, who has been the designing engineer on the project, wanted to speak to Councillor MacFarlane's questions about pedestrian crossings in the roundabout and water pressure due to the development. Mr. Boudreau noted that the development design team has been working extensively with TIR staff to address concerns and identify the best configuration to meet TIR standards for safety and maintain pedestrian crossings through the roundabout. With respect to the water pressure concern, Mr. Boudreau stated that this is often only a concern when it comes to fire suppression and that there was no way to know exactly what pressure is needed, but that each building would have demand factored into its design.

Min #2015-050 (Approval of Development Agreement for Nova Construction Company Limited)

MOVED by Deputy Warden McCarron, SECONDED by Councillor MacFarlane that Council approve the proposed Development Agreement between Nova Construction Company Limited and the Municipality of the County of Antigonish with respect to the construction of a large-scale, highway-oriented commercial development at the intersection of Highway 104 and Trunk 7 off a proposed cul-de-sac on a number of properties and portions of properties totaling 3.07 hectares of area (of a larger total property of 6.67 hectares) located in the Commercial Designation and subject to the development meeting the evaluation criteria as outlined in the agreement. Motion carried.

PRESENTATIONS

CACL

Mr. Jeff Teasdale provided Council with a handout poster, gave a brief overview of the CACL program successes over the past year, and thanked Council for their previous support through grants, equipment loans from the Recreation Department, and the Municipality's use of the Community Employment Service. Mr. Teasdale noted that their programming was in high demand, and there has also been an increase in the number of businesses in the community that have been hiring CACL members. Recently, a number of members have been going to the Heatherton Community Centre on a part-time basis, expanding the opportunities available throughout the week. Discussion followed. Mr. Teasdale was thanked by Council for his presentation.

Antigonish Art Fair

Mr. David Miller and Ms. Beth Latwaitis provided some background on the success of the 2014 Antigonish Art Fair, and expressed their thanks for the financial support from the County. Attendance ranged between 400 and 800 people and the number of artists grew with each evening event over the summer. Mr. Miller reviewed a prepared summary, which is attached to the minutes. Members of Council expressed that they were pleased with the turnout at the events last year, and thanked Mr. Miller and Ms. Latwaitis for their presentation.

CORRESPONDENCE

Correspondence has been received from the following:

1. Sue Abbott, Coordinator, NS Piping Plover Conservation Program – Bird Studies Canada
2. Premier Stephen McNeil – Canada East Pipeline Project, response to resolution passed by Council in support of the project.

COMMITTEE REPORTS

Committee of the Whole Report – April 7, 2015

Min #2015-051 (Alex Terrace / Florence Circle Paving Tender)

MOVED by Councillor Chisholm, SECONDED by Councillor Deveau that Municipal Council that the tender for the Alex Terrace / Florence Circle paving be awarded to Nova Construction Co. Ltd., for the amount of \$134,419.00. Motion Carried.

Min #2015-052 (Former Correctional Centre RFP)

MOVED by Councillor Boucher, SECONDED by Councillor Bowie that Municipal Council release a request for proposals soliciting opportunities for the redevelopment of the former correctional facility on Court Street. Motion Carried.

Min #2015-053 (Private Roads and Municipal Waste Collection Policy)

MOVED by Councillor MacDonald, SECONDED by Councillor Chisholm that Municipal Council approves the Private Roads and Municipal Waste Collection Policy. Motion Carried.

Min #2015-054 (Municipal Complaint Handling Policy)

MOVED by Councillor Bowie, SECONDED by Councillor MacFarlane that Municipal Council approve the Municipal Complaint Handling Policy. Motion Carried.

Min #2015-055 (Eastern-Strait REN Liaison & Oversight Committee Representative)

MOVED by Councillor Deveau, SECONDED by Councillor Chisholm that Municipal Council appoint Warden Russell Boucher to represent the Municipality of the County of Antigonish on the Eastern-Strait REN Liaison & Oversight Committee. Motion Carried.

Min #2015-056 (2015 NSPDA Conference Attendance)

MOVED by Councillor MacDonald, SECONDED by Councillor Boucher that Municipal Council approve sending one Council member and one staff representative to the 2015 Nova Scotia Planning Directors Association Conference. Motion Carried.

Min #2015-057 (CABER Technology Solutions IT Services Contract)

MOVED by Councillor MacLellan, SECONDED by Councillor MacFarlane that Municipal Council approves a contract with CABER Technology Solutions for services for a one-year term, with the option to extend. Motion Carried.

Committee of the Whole Report – April 21, 2015

Min #2015-058 (Deputy Municipal Clerk Mat-Leave Posting)

MOVED by Councillor Chisholm, SECONDED by Deputy Warden McCarron that Municipal Council publically posts an employment opportunity with the Municipality to fill the Deputy Municipal Clerk position for a one-year maternity leave. Motion carried.

Min #2015-059 (Recreational Department Summer Hiring)

MOVED by Councillor Bowie, SECONDED by Councillor Deveau that Municipal Council approves the Recreation Department's hiring recommendations. Motion carried.

Min #2015-060 (Pomquet Sewer System Pump Replacement)

MOVED by Councillor Deveau, SECONDED by Councillor Stewart that Municipal Council authorizes the Municipality to fund a sewer pump replacement on the Pomquet Sewer System. Motion carried.

MOTIONS

Min #2015-061 (EDPC Appointments)

MOVED by Deputy Warden McCarron, SECONDED by Councillor MacDonald that Municipal Council approve the following appointments:

- *Administrator – Dangerous and Unsightly Premises: **Sean Donovan**, with John Bain as an alternate*
- *Building Inspector: **Harry Martell**, with Leon LeBlanc, Cyril LeBlanc, and David MacKenzie as alternates*
- *Assistant Building Inspector: **Sean Donovan***
- *Development Officer: **Wanda Ryan**, with John Bain, Nathan MacLeod, and Andrew Jones as alternates*
- *Fire Inspector: **Sean Donovan**, with Leon LeBlanc, Harry Martell, and Cyril LeBlanc as alternates*

Motion carried.

UPDATES/REPORTS FROM INDIVIDUAL COUNCIL MEMBERS

Councillor MacLellan reported that she had attended:

- DEANS award dinner, where two local businesses won awards
- LBANS meeting in Halifax at the new library

Councillor MacDonald reported that he had attended:

- Cutting Edge Safety Conference in Halifax with staff member Tammy Feltmate in Halifax, March 22-24th. An overview of the sessions attended is attached to the minutes

Councillor Chisholm reported that he had attended:

- A Heritage Board Meeting
- Chamber of Commerce Meeting

Councillor Deveau reported that he had attended:

- A Crime Prevention meeting, where the new senior safety coordinator was introduced

Deputy Warden McCarron reported that he had attended:

- Arena Commission Meeting

Warden Russell Boucher reported that he had attended:

- Rural Caucus Meeting in Truro
- Arena Commission Meeting
- Mayors and Wardens Meeting
- Recreation Awards in Halifax
- Oak Island Conference with staff member Glenn Horne
- REN meeting on April 14th in Port Hawkesbury

MISCELLANEOUS BUSINESS

District 3 Road Petitions

Councillor Stewart brought forward three (3) petitions that had been brought to him by residents in his district; for Old Pinevale Road, MacMaster Road, and Purl Brook Road. The residents who submitted these petitions have asked that the Municipality provide them to the Hon. Randy Delorey, MLA for Antigonish, on their behalf. Discussion followed.

Min #2015-062 (District 3 Road Petitions)

MOVED by Councillor Stewart, SECONDED by Councillor Deveau that the petitions submitted by residents of District 3 be forwarded to the Hon. Randy Delorey, MLA for Antigonish with a letter from the Municipality. Motion carried.

MOTION TO ADJOURN

Min #2015-063 (Motion to Adjourn back into Committee of the Whole)

MOVED by Councillor MacDonald, SECONDED by Councillor MacLellan that the Council meeting adjourns at 9:01pm. Motion carried.

Min #2015-064 (Motion to Resume)

MOVED by Councillor Deveau, SECONDED by Councillor MacDonald that the Council meeting resumes at 9:52pm. Motion carried.

Committee of the Whole Report, Cont'd – April 21, 2015

Min #2015-065 (Strategic Priorities Review)

MOVED by Councillor MacLellan, SECONDED by Councillor Boucher that Municipal Council approve the review of the Strategic Priorities Chart and Priority Work Program, with shared services and capital investments/long-term financial moving from "Next" to "Current" priorities and seniors' housing moving from "Remaining" to "Next" priorities. Motion carried.

Min #2015-066 (Municipal Consulting Engineering Services Retainer)

MOVED by Councillor MacDonald, SECONDED by Deputy Warden McCarron that Municipal Council retain CJ MacLellan and Associates for the Municipality's consulting engineering services. Motion carried.

Min #2015-067 (Internal Committee Appointments)

MOVED by Councillor MacFarlane, SECONDED by Councillor Chisholm that the following Internal Committee appointments be made:

- *Economic Development and Industrial Park Committee – No changes (Councillor Deveau (Chair), Deputy Warden McCarron, and Councillor Boucher);*
- *ICSP Committee – change of Chair (Councillor Boucher (new Chair), Councillor MacDonald (former Chair), Councillor Bowie, and Councillor MacLellan);*

- *Fences Arbitration Board – No changes (Deputy Warden McCarron);*
- *Planning Advisory Committee – change of membership to replace Councillor Stewart with Councillor MacFarlane (Councillor MacLellan (Chair), Councillor Boucher, Councillor Bowie, Councillor MacFarlane (new));*
- *Joint Occupational Health and Safety Committee – new alternate (Councillor MacDonald, Councillor Deveau (alternate – new));*
- *RK MacDonald Re-Appointments – Councillor MacLellan and Councillor Bowie. Councillor Chisholm to replace Councillor Stewart if possible; and*
- *EMO – No changes (Warden Boucher and Councillor MacDonald).*

Motion carried.

Min #2015-068 (Motion to Adjourn)

MOVED by Councillor MacDonald, SECONDED by Councillor MacLellan that the Council meeting adjourns at 9:56pm. Motion carried.

Warden Russell Boucher

Glenn Horne, Municipal Clerk/Treasurer