

MUNICIPALITY OF THE COUNTY OF
ANTIGONISH

COUNCIL MEETING AGENDA

Tuesday, September 19th, 2017 at 7:30pm

Municipal Administration Centre

- 1) Call to Order – Chairman, Warden Owen McCarron
- 2) Approval of Agenda
- 3) Swearing-in of Neil Corbett, Councillor-elect for District 9
- 4) Approval of Municipal Council Minutes of September 5th, 2017
- 5) Business Arising from Minutes
- 6) Presentations
 - a) Casey Van de Sande – Antigonish Farmer’s Market
 - b) Brian Patton – CBCD NOBL
- 7) Correspondence
 - a) Canadian Heritage – response regarding “Not A Sports Bar” letter
- 8) Committee Reports
 - a) Arena Commission Report – August 16th, 2017 (Warden McCarron)
 - b) Asset Management Committee – September 5th, 2017 (Councillor MacFarlane)
 - c) Joint Police Advisory Board – September 14th, 2017 (Councillor Chisholm)
 - d) Committee of the Whole – September 19th, 2017 (Glenn Horne) *to be provided at meeting*
- 9) Reports from Individual Council Members on Outside Boards, Committees, and Commissions
- 10) Motions
- 11) Miscellaneous Business
 - a) Concerns with the intersection of Trunk 4 and Beech Hill Road
- 12) Adjournment

Present:

Councillors:	Warden Owen McCarron	Deputy Warden Hugh Stewart
	Councillor Mary MacLellan	Councillor Rémi Deveau
	Councillor Donnie MacDonald	Councillor John Dunbar
	Councillor Vaughan Chisholm	Councillor Gary Mattie
		Councillor Bill MacFarlane

Regrets: Neil Corbett

Also present: Glenn Horne, Municipal Clerk/Treasurer
Beth Schumacher, Deputy Municipal Clerk
Adam Rodgers, Solicitor- Boudrot Rodgers Law Firm
John Bain – Director, EDPC
Kerby MacInnis – Planner, EDPC
Corey LeBlanc, The Casket
Gallery

The meeting was called to order at 5:32pm by the Chair, Warden McCarron.

APPROVAL OF AGENDA

Warden McCarron called for any additions or deletions to the agenda. The swearing-in of Neil Corbett, Councillor-elect for District 9, was deferred to a future meeting.

Min #2017-106 (Approval of Agenda)

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

APPROVAL OF MINUTES

Warden McCarron called for the approval of the Municipal Council Minutes of July 25th, 2017.

Min #2017-107 (Approval of Minutes)

MOVED by Councillor MacLellan, SECONDED by Councillor Chisholm, that the Municipal Council minutes of July 25th, 2017 be approved. Motion carried.

BUSINESS ARISING FROM THE MINUTES

An update on the status of the Demolition Order for the property of Dianne Leblanc, 5417 Highway 7, West River (PID 01211952, AAN 00295825) was requested. Mr. Horne noted that the timeline given for the owner to respond to the Demolition Order had expired the day previous, and staff was putting the demolition work to tender.

STATUTORY PUBLIC HEARINGS

Development Agreement – Clifton Developments on Noah’s Park

Mr. Bain provided Council with a presentation, outlining the proposal for a Development Agreement for a multiple-unit residential unit containing six (6) units at the end of the cul-de-sac of Noah’s Park, which branches off of Vincent’s Way. Mr. Bain noted that there were provisions in the

Planning Strategy permitting consideration of this type of development by means of Development Agreement, and provided Council with a brief policy overview and outline of the function of a Development Agreement. Site visit and advertisement dates were noted, and Mr. Bain highlighted that one email had been received in response to the letters mailed to abutting property owners; a request for more information to which Mr. Bain responded with the public hearing dates.

The presentation provided visuals of the location of the subject site, as well as a site plan of the proposed development. Some background on the modifications made to the original development concept was provided, with an emphasis on the features requested by staff in order to provide buffering to adjacent properties and amenity space for residents.

Councillor Chisholm asked about the distance between the proposed multi-unit building and the closest building adjacent on Annie's Bluff. Mr. Bain did not have that measurement, but noted that the proposed side yard setback along that property line appeared to exceed the requirement in the Land Use By-law. Councillor Deveau enquired about the concerns/questions raised in the email received by Mr. Bain in response to the letters/notices provided to neighbours. Mr. Bain noted that the concerns were primarily regarding their concern with not knowing that such a development (multiple-unit) was a possibility at the time of the house purchase.

Warden McCarron asked whether there was anyone present in the gallery who wished to speak against or in favour of the application. No responses were received. Mr. Bain was thanked for his presentation.

Min #2017-108 (Clifton Developments DA – Noah's Park)

MOVED by Deputy Warden Stewart, SECONDED by Councillor MacDonald, that Municipal Council approve a Development Agreement between the Municipality of the County of Antigonish and Clifton Developments Limited to construct a six (6) unit residential dwelling on a vacant lot at Property Identifier (PID) 10106037, Noah's Park. Motion carried.

Municipal Plan Amendment/Land Use By-law Amendment – GEA Developments, Lower South River

Ms. MacInnis provided Council with a presentation providing a summary of the proposal to amend the Fringe Municipal Plan and Zoning By-law, including mapping identifying the location of the properties impacted by the proposed amendments and the existing designations and zoning relative to the changes proposed. An overview of the background of the application was provided, and photographs of the site were shown as well. The applicant has requested to re-designate and re-zone the properties in question, in order to permit individual mini homes on each individual lot.

Warden McCarron asked whether there was anyone present in the gallery who wished to speak against or in favour of the application. Mr. George Arsenault, the property owner, spoke in support of the application. No one else spoke to the application. Ms. MacInnis was thanked for her presentation.

Min #2017-109 (Fringe MPA/ZBA – GEA Developments – Lower South River)

MOVED by Councillor MacLellan, SECONDED by Councillor MacFarlane, that Municipal Council:

- 1. Approve an amendment to the Generalized Future Land Use Map of the Antigonish Fringe Municipal Planning Strategy, to re-designate four parcels as shown in the map in the staff report dated July 24, 2017, from Commercial to Residential; and*
- 2. Approve an amendment to "Schedule A" of the Antigonish Fringe Land Use By-law, to re-*

zone PIDs 10127173 and 10127181 from General Commercial (C-2) to Mini Home Park (MHP-1); and,

3. Approve an amendment to Part 11, Section 11.3 of the Antigonish Fringe Land Use By-law, to add lot requirements for mini homes on individual lots with Municipal Sewer Services as noted below in bold text:

11.3 In any Mini Home Park (MHP-1) zone, no development permit shall be issued except in conformity with the following requirements:

Standard	Municipal Sewer Services	
	Park	Individual Lots
Minimum Lot Area	0.81 hectares (2 acres)	550m² (5,920 ft²)
Minimum Lot Frontage	30.5m (100ft)	15.25m (50ft)
Minimum Front Yard	7.6m (25ft)	7.6m (25ft)
Minimum Side Yard	3.0m (10ft)	3.0m (10ft)
Minimum Rear Yard	7.6m (25ft)	3.0m (10ft)

Motion carried.

COMMITTEE REPORTS

Committee of the Whole – July 25th, 2017

Min #2017-110 (Administration Building Roof Re-Shingling Tender)

MOVED by Councillor Deveau, SECONDED by Councillor MacFarlane, that Municipal Council permit a tender soliciting bids to re-shingle the roof at the Municipal Administration Office. Motion carried.

Min #2017-111 (Letter Expressing DTIR Concerns)

MOVED by Councillor Chisholm, SECONDED by Councillor Mattie, that Municipal Council send a letter to local MLAs and the Department of Transportation expressing concern with the ongoing vacancy of one of the three local roads supervisor positions. Motion carried.

Min #2017-112 (Nepean Junior Wildcats Player Guide Advertisement)

MOVED by Councillor MacFarlane, SECONDED by Councillor MacDonald, that Municipal Council purchase a ¼ page advertisement in the Nepean Junior Wildcats Player Guide, 2017-2018, at a cost of \$350. Motion carried.

E-Poll – Committee of the Whole – August 1st, 2017

Min #2017-113 (Truck Purchase)

MOVED by Deputy Warden Stewart, SECONDED by Councillor Deveau, that a 2009 Komatsu HM350 Articulated Truck be purchased for \$70,000.00 + HST from Nova Construction. Motion carried.

E-Poll – Committee of the Whole – August 16th, 2017

Min #2017-114 (Dozer Purchase)

MOVED by Councillor MacFarlane, SECONDED by Councillor Mattie, that a 2016 CAT D5K2XL Dozer be purchased for \$129,000.00 plus HST from Atlantic CAT. Motion carried.

E-Poll – Committee of the Whole – August 21st, 2017

Min #2017-115 (Administration Building Partial Roof Re-Shingle)

MOVED by Councillor Deveau, SECONDED by Councillor MacLellan, that Municipal Council award the tender for the partial roof re-shingling of the Administration Building to Tate Construction Ltd. at a bid amount of \$31,500 + HST. Motion carried.

MISCELLANEOUS BUSINESS

Mr. Horne noted that Councillor MacFarlane and Deputy Warden Stewart had both expressed interest in serving as the Chair and Vice-Chair, respectively, of the new Asset Management Committee. Formal nominations and motions were now required to formalize these appointments.

Councillor MacFarlane was nominated as Chair of the Asset Management Committee by Deputy Warden Stewart. This nomination was seconded by Councillor Deveau.

Min #2017-116 (Asset Management Committee Chair)

MOVED by Councillor Deveau, SECONDED by Deputy Warden Stewart, that Councillor MacFarlane be appointed to the position of Chair of the Asset Management Committee. Motion carried.

Councillor Dunbar nominated Deputy Warden Stewart to the position of Vice-Chair of the Asset Management Committee. This nomination was seconded by Councillor Chisholm.

Min #2017-117 (Asset Management Committee Vice-Chair)

MOVED by Councillor Deveau, SECONDED by Councillor Mattie, that Deputy Warden Stewart be appointed to the position of Vice-Chair of the Asset Management Committee. Motion carried.

MOTION TO ADJOURN

Min #2017-118 (Motion to Adjourn)

MOVED by Councillor Deveau, seconded by Deputy Warden Stewart that the Council meeting adjourns at 6:08pm. Motion carried.

Warden Owen McCarron

Glenn Horne, Municipal Clerk/Treasurer



Canadian
Heritage

Patrimoine
canadien

Mr. Owen McCarron
Warden
Municipality of the County of Antigonish
285 Beech Hill Road
Beech Hill, Nova Scotia
B2G 0B4

SEP 08 2017

Dear Mr. McCarron:

Thank you for your correspondence addressed to the Honourable Mélanie Joly, Minister of Canadian Heritage, regarding the price increases of sports packages being offered by Bell and Rogers. Minister Joly appreciates your taking the time to write on this matter. Please excuse the delay in my reply.

The Canadian Radio-television and Telecommunications Commission (CRTC) is an independent public authority responsible for the regulation and supervision of the Canadian broadcasting systems. As such, it is best placed to deal with your concern.

Following a public consultation, the CRTC announced that a public hearing will be held on October 16, 2017. The CRTC will hear from applicants and interveners regarding the renewal of broadcasting licences for the terrestrial broadcasting distribution undertakings that will expire in May 2018.

While the issue that you have raised may be part of the discussions at this upcoming public hearing, I encourage you to share your concerns directly with Ms. Danielle May-Cuconato, Secretary General of the CRTC, at the address provided in the enclosure.

Please accept my best wishes.

Sincerely,

Manon Côté
Director
Ministerial Correspondence Secretariat

Enclosure

c.c.: The Honourable Kent Hehr, P.C., M.P.

Canada



CANADA 150

ANNEX

Canadian Radio-television and Telecommunications Commission

Ms. Danielle May-Cuconato
Secretary General
Canadian Radio-television and Telecommunications Commission
Ottawa, Ontario
K1A 0N2

Telephone: 819-997-0313
Toll-free: 1-877-249-2782
Website: crtc.gc.ca

MUNICIPALITY OF THE COUNTY OF
ANTIGONISH

TO: MUNICIPAL COUNCIL
FROM: Warden McCarron, Chair
SUBJECT: **Antigonish Building for Youth Commission (Arena Commission)**
DATE: August 16th, 2017

A meeting of the Building for Youth Commission (Arena Commission) was convened on August 16th, 2017 at 7:00pm. The following members were present:

Warden McCarron (County), Chair
Mayor Boucher (Town)
Deputy Warden Stewart (County)
Councillor MacInnis (Town)
Councillor Dunbar (County)
Councillor MacPherson (Town)
Glenn Horne, Municipal Clerk-Treasurer (County)
Bud MacInnis, Arena Manager

The following topics were discussed:

- Mr. Horne provided the commission with an update on review of the governance model; a report will be presented at the September Joint Council meeting.
- Staff from the Town is looking into solar panels for the arena roof, including interim rates with the UARB.
- The Auditors report was presented.
- A motion was made to increase the ice rental rate by \$5.00 in 2017/2018 and by another \$5.00 in 2018/2019 to match the STFXU rates.
- The Managers Report was given and approved.
- The 2016 and 2017 financial report was given and approved.
- Arrangements were made to do a walk-through with representatives from the ENSE before the dirt was installed in the arena.

MUNICIPALITY OF THE COUNTY OF
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TO: MUNICIPAL COUNCIL
FROM: Councillor MacFarlane, Chair
SUBJECT: **ASSET MANAGEMENT COMMITTEE REPORT**
DATE: September 5th, 2017

The Asset Management Committee was convened on September 5th, 2017. The following Councillors were present:

Councillor MacFarlane, Chair
Warden McCarron
Deputy Warden Stewart
Councillor MacLellan
Councillor MacDonald
Councillor Chisholm
Councillor Deveau
Councillor Dunbar
Councillor Mattie

The following recommendation was made:

- The Asset Management Committee recommends to Municipal Council that the Municipality sign a three-year cost share agreement with DTIR for subdivision streets.
- The Asset Management Committee recommends to Municipal Council that the Municipality sign a lease extension with the Department of Justice for the Antigonish County Court House.

MUNICIPALITY OF THE COUNTY OF
ANTIGONISH

TO: MUNICIPAL COUNCIL
FROM: DEPUTY WARDEN HUGHIE STEWART, CO-CHAIR
SUBJECT: **JOINT POLICE ADVISORY BOARD REPORT**
DATE: September 14, 2017

The Joint Police Advisory Board was convened at 5:30pm on Thursday, Sept 14, 2017. The following members were present:

Co-Chair Hughie Stewart
Co-Chair Jack MacPherson
Mayor Laurie Boucher
Municipal Councillor Vaughan Chisholm
Town Councillor Diane Roberts
Carroll MacAdam
Russell Nicol
Fred Bell
Matt Whitehead
Sgt. Warren McBeath, RCMP
Cst. Morgan MacPherson

Glenn Horne, Municipal Clerk Treasurer, Jeff Lawrence, Town CAO, and Town Councillor Andrew Murry were also present.

The following recommendations were made:

- The Committee recommends to Municipal Council that Deputy Warden Hughie Stewart join the Nova Scotia Police Governance Board.

The following items were discussed:

- The Committee requested a working group be struck, including one RCMP member, two officials from NSHA, two elected officials from both the Municipality and the Town, and staff officials from both municipal units to review cannabis decriminalization and provide advice to the Committee on potential impacts within municipal authority.
- Police Advisory Board Training will taking place at Pictou Lodge on September 27 – 29, 2017. Members of the Committee will be taking part.
- Terms of Reference for the Committee were circulated and will be considered at the December meeting.
- Sgt. MacBeth provided information of the Antigonish Detachment’s Annual Performance Plan. The areas of interest identified by the Committee can be rolled into this plan on an annual basis. The priorities of the RCMP for 2017/18 are:
 - Enhance road safety,
 - Crime reduction,
 - Enhance relationships with indigenous communities, and

- Contribute to employee wellness.
- An ongoing situation with illegal parking at Beaton Court was discussed and there will be follow-up with the RCMP.
- Members acknowledged the good work and contributions of the Municipal and Town crossing guards located near local schools.
- The next meeting is scheduled for Thursday, December 7, at 5:30pm at the Municipal Office.