

**Region of Queens Municipality Regular Council
Tuesday, September 14, 2021, 9:00 a.m.**

Minutes

Present: Mayor Darlene Norman, Chair
Deputy Mayor Kevin Muise
Councillor Maddie Charlton
Councillor Ralph Gidney
Councillor Vicki Amirault
Councillor Jack Fancy
Councillor David Brown
Councillor Carl Hawkes
Chris McNeill, CAO
Christine Watson, Admin. Assistant – Planning & Development

1.0 Call to Order

Mayor Norman called the meeting to order at 9:00 a.m.

2.0 Changes / Approval of Agenda

It was moved by Councillor Gidney and seconded by Councillor Brown that the Agenda be approved as presented.

MOTION CARRIED unanimously.

3.0 Tabling of Petitions

There were no petitions to come before this meeting.

4.0 Public Question / Comment Session

Leon Robertson, College Street, Liverpool – Mr. Robertson enquired if \$60,000 for a 2009 vehicle was too expensive under 6.2 GMC Dump Truck Purchase. Mayor Norman stated this would be discussed later on the agenda.

5.0 Approval of Minutes

5.1 Regular Council – August 10, 2021

It was moved by Councillor Brown and seconded by Councillor Hawkes:

THAT the minutes of the Regular Council meeting held August 10, 2021 be approved as circulated.

MOTION CARRIED unanimously.

6.0 Recommendations

6.1 2021, 4x4, 14,000lb Chassis Cab Purchase

It was moved by Deputy Mayor Muise and seconded by Councillor Charlton:

THAT the Council of Region of Queens Municipality approve the purchase of a 2021, 4x4, 14,000lb Chassis Cab from Mosher Motors at a price of \$58,517.70 + HST.

Adam Grant, Director of Engineering & Public Works, stated a Request for Quotation was issued in August to three local manufacturer representatives. One completed request was received from Mosher Motors in Hebbville, NS. The other two advised that due to supply chain issues they were unable to offer at this time.

The truck is a budgeted item and is within allocation. This will replace a 2005 truck that will be disposed for salvage materials.

MOTION CARRIED unanimously.

6.2 2009 GMC Topkick Tandem Axle Dump Truck Purchase

It was moved by Councillor Hawkes and seconded by Councillor Brown:

THAT the Council of Region of Queens Municipality approve the purchase of the 2009 GMC Topkick from Nova Freightliner at a price of \$60,000 + HST.

Mr. Grant stated the Engineering and Public Works department staff have been working to source a suitable replacement for a 1989 Ford L8000. The cost to purchase this vehicle new would be approximately \$240,000 prior to being equipped to our specifications. The replaced vehicle will be retained to salvage for parts.

The truck is a budgeted item and is within budget.

MOTION CARRIED unanimously.

6.3 Ad Hoc Noise Bylaw Committee Application

It was moved by Councillor Charlton and seconded by Councillor Brown:

THAT Council of Region of Queens Municipality appoint Sue Beaumont-Rudderham to the Ad Hoc Noise Bylaw Committee to represent Electoral District 1.

MOTION CARRIED unanimously.

6.4 Queens Municipal Accessibility Plan 2021-2030

It was moved by Councillor Armirault and seconded by Councillor Gidney:

THAT the Council of Region of Queens Municipality adopt Queens Municipal Accessibility Plan dated August 27, 2021.

Elise Johnston, Accessibility Coordinator, stated the draft Queens Municipal Accessibility Plan 2021-2030 (QMAP) was presented to Council on April 27, 2021 and was released for public input for 45 days; response was minimal.

MOTION CARRIED unanimously.

6.5 Municipal Heritage Design – North Queens Heritage House

It was moved by Councillor Hawkes and seconded by Councillor Fancy:

THAT Council of Region of Queens Municipality serve Notice of Recommendation upon the owners of property identified as PID #70151147 and located at 25 West Caledonia Road in Caledonia, regarding the registration of the property (known as Milton Douglas House) in the Municipality Registry of Heritage Property;

AND THAT a hearing be scheduled for October 26, 2021 at 6:00 p.m. in the Council Chambers of the Municipal Administration Building, 249 White Point Road in Liverpool, to provide opportunity for the property owners to make comment on the proposed designation.

Mike MacLeod, Director of Planning and Development, stated owners of property located at 25 West Caledonia Road in Caledonia have made application to have the property designated under the municipal register of heritage properties.

The Milton Douglas House is currently home of the North Queens Heritage House Museum. It was constructed circa 1854 and is situated on part of the lands granted to John Douglas in 1825. The house is a good example of those constructed during this era. The Douglas family has a long history in the Caledonia area and are well-known business owners and employers.

The Region's Heritage Advisory Committee met on August 19, 2021 to discuss the application. While the architectural style of the structure is a good example of those homes typically constructed during this year, the Committee felt that the role of the Douglas family in the community was of even greater significance for heritage designation.

Under the Heritage Property Act there are a number of categories which the property can be registered as a heritage designation; architecture, person or place. The Act sets out the process of how properties are designated. They are first served notice of the recommendation to the owner. In this case, the owners are the applicants. They are given the opportunity to come before Council and make comment on the designation. Following approval, notice will be served and a hearing will be scheduled.

Councillor Fancy enquired as to what the heritage designation gives them. Mr. MacLeod stated that they can participate in provincial grants for upgrades, but it is more for prestige value than money. With the designation, there are restrictions on property alterations.

MOTION CARRIED unanimously.

6.6 Rezoning Request – 1428 East Port L'Hebert Road, East Port L'Hebert

It was moved by Councillor Amirault and seconded by Deputy Mayor Muise:

THAT Council of Region of Queens Municipality give notice of its intention to amend the Land Use Bylaw to rezone PID #70275185 from Fishing and Marine (M3) to Mixed Use Coastal Residential (R6);

AND THAT a Public Hearing be held on October 12, 2021 at 9:00 a.m. in Council Chambers of the Municipal Administration Building, 249 White Point Road in Liverpool.

Mr. MacLeod stated the owner of property located at 1428 East Port L'Hebert Road in East Port L'Hebert has made application to rezone the property from Fishing and Marine (M3) to Mixed Use Coastal Residential (R6). The property was formerly part of Sandy and Sons Fisheries land and in 2019 was subdivided in 2019 with the future intent to construct a new home.

The property is currently zoned as Fishing and Marine (M3) under the Land Use Bylaw and under the Municipal Planning Strategy (MPS) has a future land use designation of Industrial (M). The proposed use of the property as residential does not meet the list of permitted uses. In order for them to construct a dwelling on the property, a rezoning is necessary.

The surrounding properties are designated as residential under future land use, so Council has policy whereby amendments are not required to the MPS where a parcel with one designation abuts another. This is a residential designation so we can do a rezoning rather than amend the Land Use Bylaw (LUB). Amendments do not have to go to the province for approval.

The MPS as well contains policy that Council needs to consider when looking at amendments to the MPS as outlined in Policy 12.5.2.

The Planning Advisory Committee met to discuss the application and are supportive of the rezoning of the property to Mixed Use Coastal Residential (R6).

MOTION CARRIED unanimously.

6.7 Cost of Living Adjustment (COLA)

It was moved by Councillor Charlton and seconded by Councillor Hawkes:

THAT Council grant a 4% cost of living increase for all non-union employees, excluding Hillview Acres, effective October 1, 2021.

Joanne Veinotte, Director of Corporate Services, stated the Consumer Price Index for Nova Scotia has been used as a basis to calculate any adjustment to the pay scale for the non-union salaried employees.

No increase was recommended for fiscal 2020-2021 as the Consumer Price Index fell by .5%. Union contracts dictated a 2% increase as negotiated in their collective agreements. The budgeted amount of 2% fell into the annual surplus.

The differential from July 2020 to July 2021 for Nova Scotia was 4.6%. The differential for Canada was 3.7%. An increase of 4% (2% over budget) would consider the difference between the Canadian CPI and the Nova Scotian CPI increase. The increase would bring non-union salaried staff in line with the increases awarded to unionized employees.

MOTION CARRIED unanimously.

7.1 Request for Memorial Bench at Privateer Park

Mayor Norman stated a written request was received requesting permission to install a memorial bench at Beach Meadows Beach or Privateer Park. Council has in the past approved a bench in Milton's Tupper Park, a granite bench at Port Medway Lighthouse Park and at Beach Meadows Beach. The installment costs are borne by the applicant.

Councillor Charlton stated they are a wonderful and tasteful way to honour someone.

Councillor Fancy stated if the requested location is not available, then it should be open for discussion.

Councillor Brown stated he likes this idea and future development of the areas should be taken into consideration when making a decision. He suggested investigating memorial walkways as done in other areas.

Councillor Hawkes suggested that all the memorial benches be the same.

It was moved by Councillor Charlton and seconded by Councillor Amirault:

THAT this issue be referred to the next Council meeting for a recommendation.

MOTION CARRIED unanimously.

7.2 Road Naming – Edith's Point Road

Mr. MacLeod stated a request for the naming of a private road has been received which would see an existing driveway off Peters Point Road in South Brookfield named Edith's Point Road. The existing driveway is owned by the applicant and provides access to two dwellings, with potential for further development within the subject property.

RQM does have a policy in respect of naming private roads whereby a petition signed by 70% of the property owners that abut the road must sign the petition. In this case, the road is entirely enclosed within the applicant's property.

The name choice is acceptable to the Planning Department as no same or similarly named road exists in Queens County.

It was moved by Councillor Brown and seconded by Councillor Charlton:

THAT this issue be referred to the next Council meeting for a recommendation.

MOTION CARRIED unanimously.

7.3 Cost Sharing of J-Class Roads – 2022-2023 Fiscal Year

Chris McNeill, CAO, stated a service agreement was in place in the early 90's where the Municipalities were responsible for community services and other services. An exchange took place where some municipalities took over some of the responsibility of paying for some provincial roads in exchange for the Province taking over some community services with a result of net zero. The amount of the deficit left owing by the municipality is based on a formula. RQM pays the province approximately \$6,000 per kilometer for maintaining the roads in which we have no control or responsibility for them except to pay the province each year for our contribution for the service exchange agreement.

The province offers municipalities the opportunity to help pay for the repaving of provincial roads if they wish to cost share. The cost for repaving a road, which includes ditching, etc. is \$300,000 per kilometer. Our cost would be 50% of the final cost.

RQM has only participated in this service exchange agreement on two occasions and both were related to areas at schools especially where the bus traffic was heavy.

The annual provincial budget is \$1 million to be matched by the eligible rural and regional municipalities so funding available for Queens County in the past has been minimal.

Queens County roads are costed and paid for according to two different methods:

1. Roads within Liverpool are paid for 75% by all assessment accounts in Liverpool while the remaining 25% is paid from the general tax rate of all accounts within Queens including Liverpool.
2. Costs for roads outside Liverpool (specifically J-class roads) that are owned by the Province and billed to the Region are paid for 75% by all assessment accounts outside Liverpool, while the remaining 25% is paid from the general tax rate on all accounts within Queens County.

Councillor Charlton enquired if roads are requested to be repaved, will the cost be part of the 2022-2023 budget process. Mr. McNeill stated yes, and any substantial road costs that may be considered should also be considered for an area rate for the communities in which the work is completed, which is what happens in Liverpool.

She requested that Road #404 Shore Road to Pleasant Avenue, 0.3 kilometers be included in the request. This area is by the high school and Day Care and is in poor condition.

Councillor Fancy stated that many of the roads are in bad shape and voiced his opinion on the need to start repairing some of them. He requested that Road #675 Oliver Street, .14 kilometers be included in the request as the road is in bad condition.

Councillor Brown agreed with Councillor Fancy and voiced his concern over the costs and where the money will come from to pay for them, i.e. reserves. He would like more time to review the list of roads before submitting to the province.

It was moved by Councillor Brown and seconded by Councillor Amirault:

THAT this issue be deferred to the next Council meeting for further discussion.

MOTION CARRIED with 6 in favour and 2 against.

7.4 Queens Accessibility Advisory Committee Application

Ms. Johnston stated the Terms of Reference for Queens Accessibility Advisory Committee establishes that the Committee be made up of two members of Council and up to five members of the public. There are currently two public vacancies and call-out for more applications was made in late May. One new application has been received.

It was moved by Councillor Charlton and seconded by Councillor Brown:

THAT this issue be referred to the next Council meeting for a recommendation.

MOTION CARRIED unanimously.

8.0 In-Camera Items

It was moved by Councillor Amirault and seconded by Councillor Charlton that the proceedings go In-Camera at 10:08 a.m. to discuss the following:

8.1 Personnel Matter

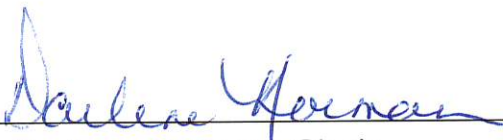
MOTION CARRIED unanimously.

It was moved by Councillor Gidney and seconded by Councillor Fancy that the proceedings exit In-Camera at 11:15 a.m.

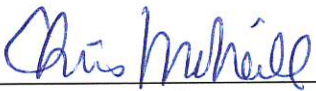
MOTION CARRIED unanimously.

9.0 Adjournment

The meeting adjourned at 11:15 a.m.



Mayor Darlene Norman, Chair



Chris McNeill, CAO



Christine Watson, Administrative Assistant – Planning & Development

Date Approved: September 28, 2021