

Region of Queens Municipality Regular Council

Tuesday, August 12, 2025

8:00 a.m.

Minutes

Present:

Mayor Scott Christian, Chair
Deputy Mayor Maddie Charlton
Councillor Vicki Amirault
Councillor Wanda Carver
Councillor Jack Fancy
Councillor Stewart Jenkins
Councillor Roberta Roy
Councillor Courtney Wentzell

Staff:

Willa Thorpe, Chief Administrative Officer
Angela Green, Municipal Clerk

1.0 Call to Order

Mayor Christian called the meeting to order at 8:00 a.m.

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

THAT Council move to the Closed Session of the agenda to discuss one item:

XX.1 Legal

MOTION CARRIED unanimously.

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

THAT Council return to the Open Session of the agenda, and that the Council meeting resumes at 9:00 am.

MOTION CARRIED unanimously.

2.0 Approval of Agenda

Two items were brought forward to be added to the agenda:

8.3 Audit and Internal Control Committee Report

8.4 Planning Advisory Committee Report

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

THAT the Region of Queens Municipality approves the August 12, 2025 agenda as amended.

MOTION CARRIED unanimously.

3.0 Declaration of Conflict of Interests

There were no declarations of conflict of interests.

4.0 Approval of Minutes

4.1 July 8, 2025 Regular Council Meeting Minutes

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

THAT the minutes of the Regular Council meeting held July 8, 2025 be approved as presented.

MOTION CARRIED unanimously.

4.2 July 16, 2025 Special Council Meeting Minutes

It was moved by Councillor Jenkins and seconded by Councillor Carver:

THAT the minutes of the Special Council Meeting held July 16, 2025 be approved as presented.

MOTION CARRIED unanimously.

5.0 Public Comment

1. Phillip Kennedy, Liverpool

Mr. Kennedy brought forward his concerns about the poor condition of Old Port Mouton Road, where he resides. He feels that the upper portion of the road is not safe for motorists or pedestrians.

2. Paul Deveau, Milton

Mr. Deveau brought forward his concerns regarding the traffic impact assessment study conducted at the intersection of Main Street and Market Street in downtown Liverpool. He feels that the traffic is not the only issue with the intersection, but the design is problematic as well and a risk assessment survey should be done.

6.0 Delegations and Presentations

There were no Delegations or Presentations to come before the Council.

7.0 Correspondence

7.1 Queens County Museum

A letter from the Chair of the Queens County Museum Board of Trustees, on behalf of the Board, thanking Region of Queens Municipality for the CIF funding they recently received.

8.0 Committee Reports

8.1 Pool Committee Report

Councillor Fancy reported that at the recent meeting the following was discussed:

1. Committee looking at raising 50,000
2. Selling tiles - \$250. \$2500. \$5000
3. Extending mandate for committee
4. Staff will verify list of groups or people to approach
5. 3 people in training for the junior lifeguard program
6. Next meeting: August 29, 3:30 pm

8.2 Emergency Services Committee Report

Councillor Fancy reported that at the July 15, 2025 meeting the following was discussed:

1. Emergency Health Service Meetings - improvement in the fire service response to paged calls.
2. Nominations available for the National Fire Chief of the year awards
3. Discussion on long-term concerns of fire services
4. Programs for new recruits for fire dept.
5. Fire hydrants repairs
6. HAZMAT team in Queens County
7. Fire District Signage
8. Next meeting: Oct 21 at North Queens Fire Department, at 7:00 pm

8.3 Audit and Control Committee Report

Councillor Jenkins reported that at the August 11, 2025 meeting the Audit and Internal Control Committee reviewed the unaudited financial statements of the Region of Queens, ending March 31, 2025. At the close of the meeting, it was agreed that the statements be submitted to the external audit company, and when returned those will be presented to

Council for approval.

8.4 Planning Advisory Committee Report

Deputy Mayor Charlton reported that the PAC met with the Stedman developers, Eric Fry and Murray Tate to discuss a potential option regarding 194 Main St. via proposing a small gallery use with window space after the application for 100% residential was denied. PAC's concerns about the potential option:

- Maintaining Commercial frontage on Main Street
- Residences front facing on Main Street in the Commercial zone
- The use would encourage "unusable" commercial space
- It was identified that a strategy is required for Main Street to encourage commercial growth but to look at allowances for larger buildings such as the former Stedman building as current bylaws require 50% commercial front facing.

The developers will be looking at some other options in their plans with their architect and coming back to PAC at a later date to workshop a way forward that protects the Commercial Zone on Main Street but does allow for more flexibility than what is currently allowed for in the Land Use Bylaw.

9.0 Unfinished Business

There was no Unfinished Business to come before Council.

10.0 New Business

10.1 Greenfield Recreation Funding

It was moved by Councillor Jenkins and seconded by Councillor Carver:

THAT the Greenfield Recreation Association provide the needed information to the finance department so that their payment of \$20,000 can proceed and they can work within the confines of other societies within this county.

MOTION DEFEATED unanimously.

It was moved by Councillor Jenkins and seconded by Councillor Carver:

THAT the Council of Region of Queens Municipality direct staff to follow Society reporting requirements, including a report on all activities that were supported by the position and the benefits to the community created with this municipal support, provided financial statements outlining administration of funds under the project (including all revenues, expenses, and current bank account balance) and any further plans for sustainability of the position beyond this current year.

MOTION CARRIED unanimously.

10.2 Car Free Parking Area at Library

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

THAT the Council of Region of Queens Municipality receives the report titled 'Car Free Parking Lot Area – Liverpool Business Development Centre' for information.

MOTION CARRIED unanimously.

10.3 Temporary Borrowing Resolution - Equipment

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

THAT the Council of Region of Queens Municipality approves Temporary Borrowing Resolution (File 25/26 01) in the amount of \$220,000 for the purchase of 2025 International HX620 Tandem Dump Truck.

MOTION CARRIED unanimously.

10.4 Dangerous and Unsightly Property – 9777 Highway 8

It was moved by Councillor Carver and seconded by Councillor Jenkins:

THAT the Council of Region of Queens Municipality declares the property located at 9777 Highway 8, Caledonia, Queens County, NS, and identified as PID 70154539, as dangerous or unsightly as defined in the *Municipal Government Act* of Nova Scotia.

AND THAT an Order be served upon the owner of the property requiring that within thirty days of the date of the service of the Order, the following work be carried out:

1. Removal of small derelict camper;
2. Demolition of one outbuilding;
3. Construction and demolition materials transported to the Region of Queens Landfill Facility;
4. Leveling of the property; and
5. Clean-up of miscellaneous items strewn about the property.

AND THAT if the owner fails to comply with the Order, the Administrator may cause the requirements of the Order to be carried out and all expenses incurred by Region of Queens Municipality become the responsibility of the property owner.

MOTION CARRIED unanimously.

10.5 Architectural Services – Town Hall & Cultural Centre

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

THAT the Council of Region of Queens Municipality approve \$17,500 + HST for Architectural Services at the Town Hall Arts and Cultural Centre, with funding coming from the Grants to Organizations line in the 2025 budget.

MOTION CARRIED unanimously.

10.6 Fire Alarm System Retrofit – Liverpool Business Development Centre

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

THAT the Council of Region of Queens Municipality approve \$88,142.86 + HST for replacement of the fire alarm system at the Liverpool Business Development Centre, with funds coming from the Operations Capital Reserve.

MOTION CARRIED unanimously.

10.7 RCMP Quarterly Report

Staff Sargent Archibald gave a quarterly report to Council on the Queens Detachment activities from April to June 2025.

11.0 Mayor's Report

11.1 Mayor's Report

Mayor Christian gave an update on several things he has been working on and that happened recently in Region of Queens Municipality. These include:

- Attended both the Liverpool Regional High School and the Queens Adult High School graduation ceremonies, and awarding bursaries to the selected students. Councillor Carver attended the ceremony at North Queens Community School.
- On June 26th, participated in the Privateer Parade with other Council and staff. Mayor Christian thanked Scott Orme, Facilities Supervisor, and his team for preparing the great float.
- On July 4th, attended the Dogwood Festival to celebrate the 25th year anniversary of the dogwoods planted as part of the millennium celebration. The ceremony was held at the Queens County Museum, with MLA Masland and former Mayor Christopher Clark also in attendance. Mr. Clark was instrumental in establishing the dogwood tradition in Queens County.
- On July 17th and 18th, Mayor Christian, along with CAO Thorpe, was able to meet with MP Fancy-Landry and MLA Masland. There is lots of synergy in the levels of government in respect to Economic Development and Community Wellness in Queens County.
- On July 21st Mayor Christian had an interview on CBC Radio to discuss the announcement by Northern Pulp, expressing their decision to not pursue a Pulp Mill in Queens County.
- On July 24th, met with Freeman's Lumber in Greenfield to discuss their future plans and how they can contribute to a more balanced forestry industry.
- Mayor Christian highlighted the work that the Planning Advisory Committee has undertaken in regard to the potential Land Use Bylaw amendments and protecting Liverpool's commercial core.
- Mentioned the effort of the road trails groups and ATVANS in holding the public consultation meetings in reference to the expansion of routes for off highway vehicles through Queens.

- Thanked staff currently working on the feasibility of bringing high speed, 4th generation EV chargers to Queens County, both at Queens Place Emera Centre and in Downtown Liverpool.

12.0 Business from Members of Council

12.1 Tipping Fees – Greenfield & District Fire Department – Councillor Jenkins

Councillor Jenkins brought forward a request from the Greenfield and District Fire Department, to have the tipping fees at the Region of Queens Municipality Landfill Facility be waived for the construction and demolition material generated from their renovations.

It was moved by Councillor Jenkins and seconded by Councillor Wentzell:

THAT the Council of Region of Queens Municipality waive tipping fees associated with the disposal of construction and demolition materials originating from the Greenfield & District Fire Department, up to 10 metric tonnes.

MOTION CARRIED unanimously.

13.0 Closed Session

At 12:02 p.m., it was moved by Deputy Mayor Charlton and seconded by Councillor Amirault:

THAT Council return to the Closed Session of the agenda to discuss six items:

- 13.1 Personnel
- 13.2 Personnel
- 13.3 Personnel
- 13.4 Personnel
- 13.5 Property Matter
- 13.6 Personnel

MOTION CARRIED unanimously.

At 2:02 p.m., it was moved by Councillor Deputy Mayor Charlton and seconded by Councillor Fancy:

THAT Council return to the Open Session of the agenda.

MOTION CARRIED unanimously.

15.0 Adjournment

At 2:02 p.m., it was moved by Councillor Roy and seconded by Councillor Amirault that the meeting be adjourned.

MOTION CARRIED unanimously.

Mayor Scott Christian, Chair

Angela Green, Municipal Clerk

Date Approved: _____