

**REGION OF QUEENS MUNICIPALITY
SPECIAL COUNCIL
TUESDAY, JULY 7, 2015
9:00 A.M.**

PRESENT: Mayor Christopher Clarke, Chair
Councillor Darlene Norman
Councillor Susan MacLeod
Councillor Brian Fralic
Councillor Raymond Fiske
Councillor Jack Fancy
Councillor Peter Waterman
Kathleen Rafuse, Chief Administrative Officer
April Whynot-Lohnes, Municipal Clerk
Christine Watson, Recording / Management Secretary

REGRETS: Councillor Bruce Inglis

1.0 CALL TO ORDER:

Mayor Clark called the meeting to order at 9:08 a.m.

2.0 CHANGES / APPROVAL OF AGENDA:

It was moved by Councillor Norman and seconded by Councillor Waterman that the Agenda be approved as presented:

MOTION CARRIED unanimously.

3.0 PLANNING:

3.1 Sale of Municipal Property

It was moved by Councillor MacLeod and seconded by Councillor Fiske:

THAT the Council of the Region of Queens Municipality approve the following resolution:

WHEREAS Section 51(1) of the Municipal Government Act of Nova Scotia allows a municipality to sell or lease property to a nonprofit organization that Council considers to be carrying on an activity that is beneficial to the municipality, at a price less than market value;

THEREFORE BE IT RESOLVED THAT the Region of Queens Municipality approve the sale of the following lands to The Prince of Wales Lodge #29 pursuant to Section 51(3) of the Municipal Government Act for the price of \$1.00:

Property identified at PID #70162210 and located at 17 School Street in Milton (formerly known as Milton Centennial School).

Councillor Norman questioned whether the appraisal reported noted during the public hearing was available for review in detail.

Kathleen Rafuse, CAO, reported that the details are not provided, only the appraised value as the firm conducting the appraisal has a caveat that stipulates the information is not to be released.

Further comments were made indicating support for what is being proposed and that it would be a benefit to the region, as no recent interest has been shown in the property.

The question was asked regarding when we received the appraisal and it was indicated that it was received within the last year.

It was also noted that the region does not advertise all properties; however, if an interested party approaches the Region, staff meet and determine what the scope is and then assists with a property search.

Councillor Fralic inquired whether this process was the same used for the Gorham property. Ms. Rafuse indicated that the process was different as the Region's intent was to retain that property for future development potential.

MOTION CARRIED unanimously.

3.2 Bylaw Respecting Amendments to the Region of Queens Municipality Land Use Bylaw – 17 School Street, Milton

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

THAT the Council of the Region of Queens Municipality adopt a bylaw respecting:

- 1. Rezoning PID #70162210, located at 17 School Street in Milton, from General Residential (R2) to Institutional (I1), and**
- 2. Amending the Institutional (I1) Zone permitted uses to include:**
 - “Dwelling units as an accessory use to the main institutional use, with a maximum of three (3) units”; and**
 - “Business and professional offices”.**

Mike MacLeod, Planner, explained that this is a general residential zone and is proposed to be rezoned to accommodate the proposed use of the Prince of Wales Lodge.

In response to Councillor Fralic's concern about businesses and professional offices and setting limits as to how many, Mike MacLeod, Planner, explained that a wide variety of offices uses were permitted, but no manufacturing or retail uses and limitations could be included in the permitted uses to limit the number of offices allowed.

The question was asked whether the units would be taxable. Ms. Rafuse explained that PVSC would value the building according to use and Council would determine whether any of these values would be considered exempt.

The question was asked regarding a potential hub to be located at this site and Mr. MacLeod reiterated the only request is for the uses noted, and a hub would have to fit into those uses listed.

Further comments were made regarding the impact changing the permitted uses within the zone would have on other properties with the same zone. Councillor Norman asked whether creating a separate new zone may be considered. Mr. MacLeod explained that Council at any time can make revisions and the process for doing this can take several months.

MOTION CARRIED 5 for and 2 against.

3.3 Housing and Aging Population Conference

It was moved by Councillor Norman and seconded by Councillor Waterman:

THAT the Council of the Region of Queens Municipality approve the attendance, payment of registration and expenses of Councillor Susan MacLeod and Mayor Christopher Clarke for the St. Mary's University conference on Housing and Aging Population being held on Monday, July 13, 2015 in Halifax.

MOTION CARRIED unanimously.

4.0 ADJOURNMENT


There being no further business, the meeting adjourned at 9:35 a.m.



Mayor Christopher Clarke, Chair



April Whyhot-Lohnes, Municipal Clerk



Christine Watson, Recording / Management Secretary

Date Approved: 
