



Regular Meeting of Council

November 29, 2023

PRESENT Warden Eleanor Roulston
Deputy Warden Wayne Greene

Councillors: Sandra Garden-Cole Tom Isenor
Walter Tingley Carl MacPhee
Elie Moussa Norval Mitchell
Michael Perry Eldon Hebb
Keith Rhyno

STAFF Ms. Kim Ramsay, Chief Administrative Officer
Mr. Wade Tattrie, Director of Finance
Mr. Adam Clarkson, Director of Corporate Services
Mr. John Woodford, Director of Planning & Development
Mr. Jesse Hulsman, Director of Infrastructure & Operations
Ms. Alana Tapper, Director of Parks, Recreation & Culture
Mr. Tom Gignac, Manager of Information Services
Ms. Sheralee MacEwan, Assistant Municipal Clerk
Ms. Alana Richards, Business & Legislative Administrator

CALL TO ORDER

Warden Roulston called the meeting to order at 7:00 p.m.

LAND ACKNOWLEDGEMENT

Warden Roulston respectfully acknowledged that East Hants is in Mi'kma'ki and the District of Sipekne'katik, the ancestral and unceded territory of the Mi'kmaq people. East Hants further acknowledges the 50 African Nova Scotian communities whose 400-year history have contributed to the provinces culture, history and legacies. We are all Treaty people.

MOMENT OF SILENT CONTEMPLATION

A moment of silent contemplation was observed.

APPROVAL OF OR AMENDMENTS TO THE AGENDA

C23(358) On the motion of Councillors Mitchell and Hebb:

Moved that the agenda be approved.

MOTION CARRIED

A moment of silence was observed for the passing of Charles “Charlie” Connors, former East Hants Councillor who contributed to his community for over 7 election terms.

APPROVAL OF MINUTES

C23(359) On the motion of Deputy Warden Greene and Councillor Perry:

Moved that the minutes of the October 25, 2023 Regular Meeting of Council be approved.

MOTION CARRIED

CORRESPONDENCE FOR INFORMATION

A complete copy of “Correspondence for Information” is attached to and forms part of the agenda.

ITEM # 7 - LETTER TO MR. HAROLD MACNEIL, EHCA REGARDING THE RECREATION NEEDS ASSESSMENT

Councillor Mitchell asked for an update on the letter. It was noted that the EHCA provided no feedback regarding the letter to date.

CORRESPONDENCE FOR DECISION

A complete copy of “Correspondence for Decision” is attached to and forms part of the agenda.

ITEM 41 - INDIGENOUS ART MURAL PROJECT OFFER

C23(360) On the motion of Councillors Perry and Mitchell:

A. Tapper

Moved that Council accept the Indigenous Art Mural Project Offer from local Indigenous Artist Quentin Syliboy.

MOTION CARRIED

ITEM 71 - REQUEST FOR A LETTER OF SUPPORT FOR THE CONTINUATION OF THE FUNDY ROSE DIGBY FERRY SERVICE

C23(361) On the motion of Deputy Warden Greene and Councillor Tingley:

CAO

Moved that Council send a letter of support for the continuation of the Fundy Rose Digby Ferry service to the Federal Minister of Transport, Pablo Rodriguez as requested by Ben Cleveland of Digby.

MOTION CARRIED

Ten (10) voting in favor, one (1) voting against. Councillor Perry voting nay.

RATIFICATION - ARROWHEAD DRIVE & TOWER VIEW ROAD, GRAND LAKE

C23(362) On the motion of Councillors Perry and Mitchell: A. Clarkson

Moved that Council authorize the CAO to enter into an agreement of purchase and sale for the East Hants Water Utility for 97-2FH Arrowhead Drive, PID 45280492, and PIDs 45367869, 45367851, and 45367844, Tower View Road, for a purchase price of \$3,100,000 + HST.

MOTION CARRIED

RATIFICATION - LOT 09-1 LACY ANNE AVENUE, ENFIELD

C23(363) On the motion of Councillor Perry and Deputy Warden Greene: [18:12]

Moved that Council authorize the CAO to enter into an agreement of purchase and sale for Lot 09-1 Lacy Anne Avenue, Enfield, PID 45379864, for a purchase price of \$136,900 + HST. A. Clarkson

MOTION CARRIED

COMMITTEE REPORTS:

CORPORATE & RESIDENTIAL SERVICES COMMITTEE

Councillor Perry as Chairperson of the Corporate & Residential Services Committee, presented the report on the Corporate & Residential Services Committee from the meeting held on November 21, 2023. The minutes from that meeting were made available to all members of Council. The following motions came forward as a result of that meeting.

EAST HANTS SPORTSPLEX - LINE OF CREDIT

C23(364) On the motion of Councillor Perry and Deputy Warden Greene: CAO

Moved that Council approve the use of municipal operational reserves to fund the \$100,000 line of credit (as per motion C21(212) for the East Hants Sportsplex.

MOTION CARRIED

SERVICE CAPACITY STUDY - WATER AND WASTEWATER

C23(365) On the motion of Councillors Perry and Mitchell: J. Hulsman

Moved that Council approve finalizing the service capacity study in 2023/2024 for the total of \$70,164 in water and wastewater, to be funded from obligatory reserves.

MOTION CARRIED

MOUNT UNIACKE STREETLIGHT ADDITIONS

C23(366) On the motion of Councillors Perry and Moussa: J. Hulsman

Moved that Council approve a capital expenditure of \$420,000 including non-refundable HST, for the installation of streetlights and related wiring throughout Mount Uniacke. The capital costs will be funded with CCBF Mount Uniacke Reserves. Safety light and Streetlight area rates (L9 and L10) will be amended for operating costs beginning in the 25/26 budget year. Council agrees the local area Councillors may advise staff on servicing decisions should they arise as the project unfolds, providing the approved budget is adhered to; and that, Council directs Staff to bring a report back with related Street Lighting Policy changes.

MOTION CARRIED

COMFORT CENTRE FUNDING - NOEL FIRE DEPARTMENT & MUNICIPAL GRANT PROGRAM POLICY UPDATE

C23(367) On the motion of Councillors Perry and Mitchell: [24:29]

Moved that Council approve a grant of \$3,542.72 be awarded to the Noel Fire Department for the purchase of a new generator, to be funded from Comfort Station Reserves. J. Woodford

MOTION CARRIED

C23(368) On the motion of Councillor Perry and Deputy Warden Greene: J. Woodford

Moved that Council amend the Municipal Grant Program Policy to permit all future grants under the Comfort Centres and Reception Centres/Shelters Funding Policy to be award by Staff in accordance with the policy as outlined in the staff report as attached to the Executive Committee Agenda of November 21, 2023.

MOTION CARRIED

SUSTAINABLE COMMUNITIES CHALLENGE FUND

C23(369) On the motion of Councillors Perry and Mitchell: A. Clarkson

Moved that Council direct the CAO to submit an application to the Sustainable Communities Challenge Fund to fund electric vehicle charging infrastructure, with a municipal contribution of \$50,000 to be included in the draft 24/25 budget contingent on a successful grant funding.

MOTION CARRIED

CALL FOR APPLICATIONS - MUNICIPAL CAPITAL GROWTH PROGRAM (MCGP)

C23(370) On the motion of Councillor Perry and Deputy Warden Greene: J. Hulsman

Moved that Council prioritize project 16-009, the “Wastewater Collection Upgrade Lantz”, as the Municipality’s first priority for funding applications through the Municipal Capital Growth Program for 2023.

MOTION CARRIED

C23(371) On the motion of Councillors Perry and Hebb: J. Hulsman

Moved that Council prioritize project 20-017, the “Medical Centre Liftstation Upgrade”, as the Municipality’s second priority for funding applications through the Municipal Capital Growth Program for 2023.

MOTION CARRIED

C23(372) On the motion of Councillors Perry and Mitchell: J. Hulsman

Moved that Council prioritize project 10-041, the “Sewer Upgrade - Highway 214”, as the Municipality’s third priority for funding applications through the Municipal Capital Growth Program for 2023.

MOTION CARRIED

C23(373) On the motion of Councillor Perry and Deputy Warden Greene: J. Hulsman

Moved that Council prioritize project 10-050, the “Barney’s Brook Liftstation Upgrade”, as the Municipality’s fourth priority for funding applications through the Municipal Capital Growth Program for 2023.

MOTION CARRIED

The report was paused to allow for the scheduled Public Hearing.

PUBLIC HEARING

The Public Hearing was live-streamed through the municipal website and YouTube. [29:42]

Note: All comments/questions have been summarized and are not to be considered a verbatim transcript.

Warden Roulston noted that there is one (1) item on the public hearing agenda. The purpose of the hearing is to hear input from the public prior to making a decision on the proposal.

The Warden welcomed those in attendance. She advised that anyone who wanted to comment or ask questions would be provided an opportunity to do so.

Warden Roulston noted Council’s Procedural Policy. She advised that Council may approve, reject or defer its decision on the proposal to a later date. Council approval is required for the proposal to proceed.

Warden Roulston asked the Municipal Clerk to outline when the public hearing advertisements were published.

The Municipal Clerk noted that the public hearing notice appeared in the November 15th and November 22nd, 2023 editions of the Chronicle Herald.

[PLN23-008 - THE TIRE MAN - MAPPING AMENDMENT TO MUNICIPAL PLANNING STRATEGY AND LAND USE BYLAW - MOUNT UNIACKE](#)

Warden Roulston noted the public hearing item was regarding a proposal to redesignate and rezone a portion of property on Highway 1, Mount Uniacke.

Warden Roulston asked the Chair of the Planning Advisory Committee to present his report.

Councillor Mitchell, as Chairperson of the Planning Advisory Committee noted that the Corporate & Residential Services Committee considered the proposal on behalf of Municipal Council, reviewed staff's reports, completed their evaluation and would make a recommendation to Council during the Hearing. Councillor Mitchell, as Chairperson of the Planning Advisory Committee asked staff to present their final report on the proposal.

The Planner/Development Officer presented the staff report titled "PLN23-008 - The Tire Man" dated November, 2023. A copy of the report and related documents were attached to the agenda and available to all Council members.

Warden Roulston opened the floor to comments or questions from members of Council. There were none.

Warden Roulston opened the floor to comments or questions from the Applicant. There were none.

Warden Roulston asked if any member of the public had any comments or would like to make a presentation. There were none.

Warden Roulston asked if staff had any final comments. There were none.

[RECOMMENDATION](#)

C23(374)

On the motion of Councillors Mitchell and Moussa:

J. Woodford

Moved that Council give Second Reading and approve a proposal for a portion of PID 45337722 to change the designation from Rural Use (RU) to Regional Commercial (RC) and the zone from Rural Use (RU) to Regional Commercial (RC).

MOTION CARRIED

The Warden concluded the Public Hearing.

COMMITTEE REPORTS:

CORPORATE & RESIDENTIAL SERVICES COMMITTEE (CONTINUED)

2024 REGULAR MUNICIPAL ELECTION - STAFF REPORT #1

C23(375) On the motion of Councillor Perry and Deputy Warden Greene: [37:30]

Moved that:

CAO/S. MacEwan

1. *That Council authorize expenditures for the October 2024 Municipal Election up to the amount held in reserve for that purpose, including \$10,000 for preliminary expenses which may be expenses prior to March 31, 2024.*
2. *That Council appoint Kim Ramsay as the Returning Officer for the 2024 Municipal Election, setting the fee for the Returning Officer to a maximum of \$25,000 (based on hours worked and within Municipal HR Policies) with invoices to be approved by the Warden.*
3. *That Council gives authority to the CAO to determine the Tariff of Fees and Expenses for the 2024 Municipal Election.*
4. *That Council gives authority to the CAO to appoint Assistant Returning Officer(s).*
5. *That Council agree to a full electronic method (internet and phone) from Intelivote Systems Inc. for the 2024 Municipal Election.*
6. *That Council set the dates for the advance polling period from Thursday, October 10, 2024 to the close of voting on Regular Election Poll Day of October 19, 2024. Nomination Day to be held on Tuesday, September 10, 2024.*
7. *That Council agrees that in addition to the methods mandated by the Municipal Elections Act to notify the public of the preliminary list of electors and revision methods, that it be left to the discretion of the Returning Officer to determine additional notification mechanisms that will improve the accuracy of the electors lists.*
8. *That Council authorizes election staff to continue to amend the electors' list database in conjunction with the electronic voting system up to and including Regular Election Poll Day.*
9. *That Council authorizes the use of the Nova Scotia permanent registry of voters provided by Elections Nova Scotia as the preliminary list of electors for the 2024 Municipal Election for East Hants.*
10. *That the RO do public education on the upcoming election and offer information session(s) for potential candidates.*

MOTION CARRIED

Ten (10) voting in favor, one (1) voting against. Councillor Rhyno voting nay.

C23(376) On the motion of Councillor Perry and Deputy Warden Greene:

Moved the adoption of the report.

MOTION CARRIED

PARKS, RECREATION & CULTURE COMMITTEE REPORT

Councillor Rhyno, as Chairperson of the Parks, Recreation & Culture, presented the report on the Parks, Recreation & Culture from the meeting held on November 21, 2023. The following motions came forward as a result of that meeting:

NOT-FOR-PROFIT INSURANCE GRANT UPDATE

C23(377) On the motion of Councillors Rhyno and Hebb: A. Tapper

Moved that \$9,500 from General Government Reserve be added to the Not-for-Profit Insurance Grant Program to meet the demand of this new grant program in 2023/2024.

MOTION CARRIED

MEADOW VIEW WAY OPEN SPACE SECONDARY ENTRANCE/EXIT

C23(378) On the motion of Councillors Rhyno and Mitchell: A. Tapper

Moved (later tabled) that Council to declare surplus the section of PID 45354677 required for the future public road between Meadow View Way and the proposed development on PID 45333333.

C23(379) On the motion of Councillors Perry and Garden-Cole: A. Tapper

Moved that Council table Motion C23(378), and direct staff to bring back a staff report in January 2024.

MOTION TABLED

TRAIL AGREEMENT & NAMING, COTTAGE COUNTRY DEVELOPMENT

C23(380) On the motion of Councillors Rhyno and Mitchell: A. Tapper

Moved that Council authorize the CAO to enter into an agreement with the Tony Borovsky Memorial Trails Association for the operations and maintenance of trails on PID 45392578 in accordance with the Cottage Country Development Agreement and Open Space Agreement; and, that Council authorize the CAO to approve naming of the trails on PID 45392578 in alignment with the guidelines in Council's Park Naming Policy.

MOTION CARRIED

FORMER DAR RAIL LINE UPDATE

C23(381) On the motion of Councillors Rhyno and Hebb: [47:11]

Moved that Council give the CAO direction to engage in discussions with the Fundy ATV Club or newly formed entity representing multi-modal groups to entertain a longer-term management and maintenance agreement that would be brought back to Council for the 8 km section of the former DAR Line lands from Kennetcook to Trenholm Road. A. Tapper

MOTION CARRIED

C23(382) On the motion of Councillors Rhyno and Perry:

Moved the adoption of the report.

MOTION CARRIED

PLANNING ADVISORY COMMITTEE

Councillor Mitchell, as Chairperson of the Planning Advisory Committee, presented the report on the Planning Advisory Committee from the meeting held on November 21, 2023. The minutes from that meeting were made available to all members of Council. The following motions came forward as a result of that meeting: [48:20]

MOUNT UNIACKE SECONDARY PLANNING STRATEGY SCOPING REPORT

C23(383) On the motion of Councillor Mitchell and Deputy Warden Greene: J. Woodford

Moved that Council direct staff to initiate the Mount Uniacke Secondary Planning Strategy as outlined in the scoping report dated November 7, 2023, and presented to Planning Advisory Committee on November 21, 2023.

Staff addressed questions from Council members.

MOTION CARRIED

HOUSING STRATEGY

C23(384) On the motion of Councillors Mitchell and Perry: J. Woodford

Moved that Council authorize staff to begin the preparation of a terms of reference for a municipal housing working group; authorize staff to begin recruiting for a municipal housing working group; and invite Max Chauvin, HRM Director of Housing & Homelessness to present to PAC.

Debated ensued and staff addressed questions from Council members.

MOTION CARRIED

Six (6) voting in favor, five (5) voting against. Deputy Warden Greene, Warden Roulston and Councillors Rhyno, Moussa, Garden-Cole voting nay.

HERITAGE INCENTIVE PROGRAM POLICY

C23(385) On the motion of Councillor Mitchell and Deputy Warden Greene: J. Woodford

Moved that Council approve the amendments to the Heritage Incentive Program Policy as outlined in the staff report dated November 8, 2023.

Councillor Rhyno indicated that he supports heritage homes and the heritage district, but cannot support the motion due to the restrictions of the program.

MOTION CARRIED

Ten (10) voting in favor, one (1) voting against. Councillor Rhyno voting nay.

C23(386) On the motion of Councillor Mitchell and Deputy Warden Greene:

Moved the adoption of the report.

MOTION CARRIED

POLICE ADVISORY COMMITTEE

Councillor Rhyno, as Chairperson of the Police Advisory Committee, presented the report on the Police Advisory Committee from the meeting held on November 21, 2023. The minutes from that meeting were made available to all members of Council. No motions came forward as a result of that meeting. [69:33]

C23(387) On the motion of Councillors Rhyno and Mitchell:

Moved the adoption of the report.

MOTION CARRIED

WARDEN'S REPORT

Deputy Warden Greene assumed the Chair.

The Warden provided a verbal report on her recent activities. No motions resulted from her report.

BUSINESS FROM COUNCILLORS

Councillors provided verbal reports on their recent activities. Staff addressed questions from Councillors. The following motions came forward as a result:

CROSSWALK AT RIVERSIDE EDUCATION CENTRE, MILFORD

C23(388) On the motion of Councillors Tingley and Perry:

Moved (later withdrawn) that East Hants apply to the province for a crosswalk to be installed at the entrance to Riverside Education Centre at intersection of Highway 2 & Riverside Drive, Milford.

Discussion was held and staff addressed questions from Council members.

MOTION WITHDRAWN upon request of the mover with the agreement of the seconder.

C23(389) On the motion of Councillors Tingley and Moussa:

J. Hulsman

Moved that staff provide a report to Council for consideration, regarding the installation of a crosswalk on Highway 2 at the entrance to Riverside Education Centre in Milford and other locations along Highway 2. Staff's report should include the history of prior investigations into installing crosswalks at this location and others, the scope and estimated cost of work required to install and operate a crosswalk and any other information staff believe would be useful for Council to consider.

MOTION CARRIED

[\(IN CAMERA\) - CAO PRIORITIES](#)

C23(390) On the motion of Deputy Warden Greene and Councillor Moussa:

Moved that Council go in camera at 9:09 p.m. to discuss CAO Priorities.

MOTION CARRIED

Council returned to open meeting at 10:05 p.m. Warden Roulston noted that Council met in camera to discuss CAO Priorities and no motions are coming forward.

[SETTING DATE & TIME OF NEXT REGULAR MEETING OF COUNCIL](#)

C23(391) On the motion of Councillor Moussa and Deputy Warden Greene:

Moved that the Regular Meeting of Council (Policy & In Camera) be held on December 12, 2023, the Regular Meeting of Council be held on December 20, 2023.

MOTION CARRIED

[ADJOURNMENT](#)

C23(392) On the motion of Councillor MacPhee and Deputy Warden Greene:

Moved that Council adjourn at 10:06 p.m.

MOTION CARRIED

SMacEwan

Approved By: Sheralee Mitchell-MacEwan, Assistant Municipal Clerk

Date: November 30, 2023

Eleanor Roulston

Approved By: Eleanor Roulston, Warden

Date: December 21, 2023

/AR