

Approved April 30, 2012

KENTVILLE TOWN COUNCIL

MINUTES

March 26, 2012

PRESENT

Mayor David Corkum, Councilor Bernie Cooper, Councilor Eric Bolland, Councilor Nola Folker-Hill, Councilor Tony Bentley, CAO Mark Phillips, Solicitor Geoff Muttart and Town Clerk Carol Harmes.

MEETING CALLED TO ORDER AND ROLL CALL

Mayor David Corkum called the meeting to order at 7:00 p.m. and CAO Phillips reported that except for Deputy Mayor Mark Pearl and Councilor Bill Boyd, who were both away on vacation, all Council members were in attendance, along with the Town Clerk, the Town Solicitor and himself.

APPROVAL OF THE AGENDA

It was moved by Councilor Eric Bolland and seconded by Councilor Bernie Cooper

**that the agenda be approved with the additions of:
8(d) Blackberry Ridge – S/D Street Name Change
11. In Camera – Land Negotiations
and some rearrangement of agenda items to
accommodate the flow of the meeting and staff
participation.**

MOTION CARRIED

NOTE

“Points from Discussion” below show various comments made by individual councilors during debate. They do not necessarily represent the opinion of the group, nor do they always reflect accurate information.

PRESENTATIONS

(a) Kings RDA – Stephen Kerr (Business Plan)

A power point presentation (attached) was reviewed by Stephen Kerr, the Executive Director of Kings Regional Development Agency. He made several points:

- The Business Plan for 2012-13 is to continue to strategically apply proven tools (BRE, Immigration Attraction and Settlement and Strategic Planning) to create new business opportunities and to continue to choose development projects which will develop latent and merging local macro opportunities.
- Four anchor industries create the indigenous economy – CFB 14 Wing Greenwood, Michelin (and other manufacturing) Acadia University/Kingstec/Research

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Centre and agriculture.

- Six distinct economic centres comprise the area – Wolfville, New Minas, Kentville, Berwick, Kingston-Greenwood and the Fundy Shore, each with its defining role.
- The import and export economy consists of the import of tourist and business visitors and the export of food, tires and skills/labour to Halifax.
- Industrial Park Development – expansion options are being investigated.
- Skills and Labour Shortages – migrant labour continues to be imported for farm work; Kingstec continues to provide superb training for skilled trades, with a vineyard management and artisanal cheese making program being added.
- Broadband Internet and Capacity is installed along corridor from Wolfville to Coldbrook, and into rural communities. Municipal WiFi for municipalities will be a possibility soon.
- Succession Planning – Perhaps no changes
- Entrepreneurialism – NSCC and AV Regional School Board encourage entrepreneurialism, however, further work will follow.
- A change in political leadership (with the municipal elections) can impact positive relationships.
- Eco-Kings Action Team created a strategic plan, environmental BRE program, business environmental audits, exploration of a rapid transit corridor to Halifax. With the Kings 2050 projects, feasibility could be considered for plant conversions to compressed natural gas.
- The Primary Development Projects for the upcoming year are research potential of Research Station; food and wine destination brand; establish events' attraction function to support destination development; new serviced industrial lots shared by 4 municipalities; implement environmental BRE program; complete UNESCO project; Kings 2050 infrastructure investment; create team of RDA staff, four municipalities and local business groups; complete new software based project management system; content update of corporate website.

**APPROVAL OF THE
MINUTES**

(a) February 27, 2012

It was moved by Councilor Tony Bentley and seconded by Councilor Bernie Cooper

that the Minutes of February 27, 2012 be approved as circulated.

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MOTION CARRIED

Points from Discussion

- ACOA assistance may be available for the development of Industrial Lands in Kentville, as it might be the smartest investment for job development.

**BUSINESS ARISING
FROM THE
MINUTES/OLD
BUSINESS**

**(a) Eastern Kings Chamber of Commerce / Kentville
Visitors' Information Centre – Joint Partnership**

CAO Phillips reported that following Council's decision to move forward with this proposal, Community Development Coordinator Lindsay Young has pursued this with EKCC. As one condition involved the financial contribution by the County towards the operation, and another involved the relocating of the current Kings Transit bus stop, these issues have not yet been resolved, so nothing further can be reported at this time, although all partners remain optimistic. It might be necessary to involve the Chamber in deciding what to do with Kings Transit, as its relocation does not appear to be an easy decision.

(b) Hotel Feasibility Study (update)

CAO Phillips reported that Community Development Coordinator Lindsay Young has been investigating funding that might be available to conduct a hotel feasibility study for Kentville. Although she has found a funding source, due to timing of the request, a financial commitment can not be made at this time. She has been told to "wait for the provincial budget," however, the Mayor has had dialogue regarding this topic.

CAO Phillips suggested that a recommendation may be forthcoming from Lindsay Young, as the project should be moved forward, with or without provincial funding to support the feasibility study. This study is seen as step one.

Points from Discussion:

- Should the Town proceed with the feasibility study on its own, it might be possible that an application for funding from the province be submitted after the fact. There are some instances which will support a reimbursement.
- More will follow at the next meeting of CAC.

(c) Cultural Mapping (update)

CAO Phillips reported that this project appears to have reached a dead-end, as full community co-operation is unlikely. The item will be removed from future agendas.

(d) Parking Solutions (Justice Way and Webster Court)

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Town Engineer and Director of Works, Fred Whynot is currently working on a proposal for Council's consideration at the next CAC meeting. This involves the creation of a new parking lot on Kings County land and details are being worked out. Should these recommendations be approved, the costs will be debated during the upcoming budget negotiations.

**(e) Municipal Services Standards and Specifications –
Subdivision Bylaw**

Director Bev Gentleman submitted a report regarding the development of the street (specifically the depth of water main) as part of the Blackberry Ridge proposal. She stated that an amendment to the Subdivision Bylaw, to allow the engineer to approve a variance from the Municipal Services Standards and Specifications Schedule would not be in order. The Town's solicitors advised that changes should relate to the Municipal Services Standards and Specifications Schedule (to which the bylaw refers) and that these changes should be adopted as a policy. A policy was prepared by the solicitor and made available as part of this report.

Therefore, it was moved by Councilor Bernie Cooper and seconded by Councilor Tony Bentley

That, whereas the *Provincial Subdivision Regulations* made under the *Municipal Government Act* (s.270) provide that all proposed municipal public streets shall be approved by the Town Engineer;

And whereas it is deemed desirable that the requirements of the engineer be known by and made available to developers and their engineers, as required;

It is resolved:

1.that the town of Kentville maintains a schedule of the requirements of the engineer for all proposed municipal public streets and services, to be known as the "Municipal Services Standards and Specifications Policy, Town of Kentville" and

2. that the schedule accompany the Town's Subdivision Bylaw when a copy of it is requested by or provided to developers or potential developers; and

3. that the schedule be referenced in the bylaw as "Appendix B – Municipal Services and Specifications."

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MOTION CARRIED

(f) Blackberry Ridge – S/D Street Name Change
Director Gentlemen made reference to the Town’s Street Naming Policy which includes descriptions of potential name extensions. As the original proposed names appeared inappropriate as both streets are cul-de-sacs, Mr. Oulton, the developer, proposed a new name. Also as the name of the street, “Blackberry Ridge Court”, seemed long and awkward, he recommended that Council consider a change.

It was moved by Councilor Eric Bolland and seconded by Councilor Bernie Cooper

that the short cul-de-sac in the new development by Thom Oulton will be renamed Little Fox Court from Blackberry Ridge Court.

MOTION CARRIED

**REPORTS AND
RECOMMENDATIONS**

(a) Council Advisory Committee

(i) Withdrawal – Town Operating Reserve - \$230,800.

Councilor Nola Folker-Hill noted that at the March 5th meeting of Council Advisory Committee, Director Debra Crowell reported that the 2011-12 Operating Budget provides for a withdrawal of \$230,800 from the Operating Reserve Fund – General Allocation, to assist in offsetting the recent settlement of a collective agreement. She noted that the Operating Reserve in this fund totals \$545,533, however, will be reduced by \$314,733 following the proposed withdrawal.

Therefore, it was moved by Councilor Bernie Cooper and seconded by Councilor Tony Bentley

that Town Council approves the withdrawal of \$230,800 from the Town of Kentville’s Operating Reserve to partially offset a recent settlement of a collective agreement.

MOTION CARRIED

(ii) Withdrawal – Capital Reserve – General Allocation - \$44,685.33

Councilor Nola Folker-Hill reported that at the March 5th meeting of Council Advisory Committee, Director Debra Crowell reported that some capital projects (i.e. ornamental lights, IT training and planning items) ran over the budget allocations in the 2011-12 budget, and as a result, a withdrawal is required from the Capital

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Reserve - General Allocations at this time.

Therefore, it was moved by Councilor Eric Bolland and seconded by Councilor Tony Bentley

that a withdrawal of \$44,685.33 be approved from the Capital Reserve - General Allocations to fund these overruns.

MOTION CARRIED

(iii) Polling Divisions and Mobile Polls for 2012 Election
Councilor Nola Folker-Hill reported that at the March 5th meeting of Council Advisory Committee, a report was reviewed from the Returning Officer, which identified the polling divisions along with the location of the mobile polls for the upcoming election.

Therefore, it was moved by Councilor Tony Bentley and seconded by Councilor Bernie Cooper

that the polls established for the 2012 Municipal Election be approved, as identified in the attached report from the Returning Officer.

MOTION CARRIED

(iv) Chapter 92 – Valley Region Solid Waste-Resource Management Bylaw – First Reading

Councilor Nola Folker-Hill reported that at the March 5th meeting of Council Advisory Committee, CAO Phillips reported that Valley Waste Resource Management Authority has revised its current bylaw and has submitted a copy for municipal approval. He gave an overview of the revisions and noted that due to the number of changes being made, it was necessary to rescind the previous bylaw and create a new one to take its place.

Therefore, it was moved by Councilor Bernie Cooper and seconded by Councilor Tony Bentley

that First Reading be given to adopt Chapter 93 – Valley Region Solid Waste-Resource Management Bylaw.

MOTION CARRIED

(v) Traffic Authority Appointment - Whynot

Councilor Nola Folker-Hill reported that at the March 5th meeting of Council Advisory Committee, Clerk Carol Harmes reported that the MGA allows for the appointment of a Traffic Authority by

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Council and as the newly hired Director of Transportation and Works is qualified and prepared to assume these duties, she recommended his appointment.

Therefore, it was moved by Councilor Bernie Cooper and seconded by Councilor Eric Bolland

that the position of Traffic Authority, previously held by Hal Henderson, be revoked, and that the current Director of Transportation and Works Fred Whynot P.Eng. be appointed to that position, pursuant to Subsection 86-6 of the *Motor Vehicle Act*.

MOTION CARRIED

(vi) Annapolis Valley Health – Request for Funding

Councilor Nola Folker-Hill reported that at the March 5th meeting of Council Advisory Committee, a letter from Annapolis Valley Health was reviewed, in which funding of \$100,000 was requested to support the Family Practice Residency Program.

It was noted that as there were a number of unanswered questions regarding this program, staff has written a letter seeking this information, although at this time, a response has not been received.

Therefore, it was moved by Councilor Eric Bolland and seconded by Councilor Bernie Cooper

that the request (and subsequent information) from Annapolis Valley Health, regarding funding for its Family Practice Residency Program, be directed on to the budget process.

MOTION CARRIED

(vii) People Worx – Funding Request

Councilor Nola Folker-Hill reported that at the March 5th meeting of Council Advisory Committee, a letter was reviewed from People Worx, in which the Executive Director identified a number of programs currently being offered to area residents. He asked if the Town would consider a grant of \$5,000 to offset some costs associated with the programming, as 30% of the clients served each year are Town residents.

Therefore, it was moved by Councilor Tony Bentley and seconded by Councilor Eric Bolland

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that the request for funding in the amount of \$5,000 from People Worx, be considered during budget negotiations.

MOTION CARRIED

(a) Fire

(i) Chief's report

Fire Chief Ripley reported that there were 18 alarms for the County, with a distance travelled of 1246 kilometers, 3 mutual aid calls, for 558 kilometers travelled, and 17 alarms in the town of Kentville for 630 kilometers travelled. These calls ranged in scope from fire, smoke and flood conditions, MVAs, spills and leaks and alarms sounding.

It was moved by Councilor Tony Bentley and seconded by Councilor Bernie Cooper

that the report from the Fire Chief be received.

MOTION CARRIED

(ii) Joint Fire Services Committee Report

Councilor Bernie Cooper reported that although there has been no recent meeting, he wished to remind everyone that there will be a Fire Area Rate Meeting on Monday, April 2nd at 7:00 p.m. at the Kentville Fire Hall.

It was moved by Councilor Tony Bentley and seconded by Councilor Bernie Cooper

that the report on the Joint Fire Services Committee be received.

MOTION CARRIED

(c) Valley Waste Resource Management Authority's Representative's Report

No report has been received, however, an email from this organization reported that the meeting scheduled for March 21st had been cancelled.

(d) Kings Regional Development Agency Representative's Report

Jennifer Weisner reported that the Nomination of Grand Pre group is working on a World Heritage Weekend, on the weekend of April 13-15, and several events have been scheduled.

April Flavours is a fund-raiser event scheduled on April 30 at

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Wheelock Hall. She added that she enjoyed the involvement and positive results of the Rotary Club's Workshop the previous Saturday.

(f) Kings Transit Authority's Representative's Report

A report from the General Manager, Ron Mullins, noted that both bus shelters (Greenwood and Valley Regional Hospital) have been installed and ridership continues to rise (77% increase in Digby). With the financial situation, he noted that the actual operating and capital deficit to date is \$39,000, however, projections are that by year end, this will be reduced to \$30,000.

Councilor Bentley noted that with the gap in the bus service relating to the loss of Annapolis Royal in the link and it appears that there may be a transfer station on each side of the link (Bridgetown and Digby) to accommodate this change. He added that the transfer location in Kentville will be a loss to the efficiency of the bus service if it is changed as that appears the only location that fulfills the criteria established for the bus transfer station.

It was moved by Councilor Bernie Cooper and seconded by Councilor Tony Bentley

that the report from Kings Transit Authority be received.

MOTION CARRIED

(h) Councilors' Report

Councilor Tony Bentley reported that he attended meetings for the KWA, Kings RDA, Kings Transit, a regional sewer meeting, EAC and the Rotary meeting on Saturday.

Councilor Nola Folker-Hill reported that she attended all meetings and planned to attend the Police Board meeting in Toronto, however, due to a heavy workload has had to change those plans.

Councilor Eric Bolland reported that that he attended all meetings, except the SAC/PTA meeting. He attended the Rotary meeting on Saturday and EAC meeting. He noted that Earth Hour is being planned for this weekend and reported that he is on the AV Sport Tourism Committee.

Councilor Bernie Cooper reported that he attended all meetings, however, was unable to attend the Rotary meeting on Saturday.

Councilor Bill Boyd – approved absence.

Deputy Mayor Mark Pearl – approved absence.

(i) Mayor's Report

Mayor Corkum noted some highlights from his report:

- Attended a meeting in Bedford regarding a hotel for the

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Kentville area.

- Participated in the Life Cycle and union negotiations.
- Attended meetings for CAC, KPSC, Water Commission, Probus, Superior Propane and Rotary meetings along with the Saturday session with the community groups. This was very well attended and was excellently received.
- In addition, he attended George Reid's funeral, met with Alex Filamon (Cornwallis Inn), met with Roger Tatlock of the Flower Cart and attended the High School Hockey Tournament.
- Lastly, he thanked those Council members who have been filling in at meetings for both Deputy Mayor Pearl and Councilor Boyd.

CORRESPONDENCE

(a) Canadian Cancer Society

A letter from the Canadian Cancer Society was advertised Daffodil Month in Nova Scotia and described a new funding raising campaign which will be underway in April, selling a pin of daffodils. A number of projects and services which they offer in the community were also identified and in closing they asked for Council's support by wearing a daffodil pin in April.

Therefore, it was moved by Councilor Bernie Cooper and seconded by Councilor Eric Bolland

that Council recognizes Daffodil Month by verbally supporting the effort and also by wearing a pin.

MOTION CARRIED

(b) Woodworks Atlantic

A letter from this organization asked if the Town would consider using wood first when a choice of other building material is available. It was pointed out that the use of wood is a good environmental choice, is sustainable, and contributes economically to the industry of forestry, and therefore, should be used whenever possible.

It was agreed that when feasible, the Town should use wood first and staff input might be in order.

(c) NS International Ferry Partnership

CAO Phillips recapped the contents of a late letter from this organization, which was advocating the reinstatement of the ferry service from Yarmouth to the United States, as this has reduced tourism in the area and has impacted the economy and travel convenience of the province.

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It was moved by Councilor Eric Bolland and seconded by Councilor Tony Bentley

that the Town of Kentville make a donation of \$1,000 to support this venture.

However, as there appeared to be no pressing need for a response at this time, it was moved by Councilor Nola Folker-Hill and seconded by Councilor Bernie Cooper

that this request be tabled and passed along as part of the budget process.

MOTION CARRIED

Points from Discussion

- Updated statistics would assist Council in dealing with the current realities of this issue.

NEW BUSINESS

(a) Resolution – Operating Line of Credit

Director of Finance Deb Crowell reported that as part of the process of engaging TC Commercial Banking as the Town's financial institution, the *Municipal Government Act (S.84)* provides for the borrowing to cover the annual current expenditures of the Town, and a resolution (attached) has been brought forward for ratification by Council in the amount of \$1,500,000.

Therefore, it was moved by Councilor Nola Folker- Hill and seconded by Councilor Eric Bolland

that the Borrowing Resolution for the line of credit – General Corporate Purposes, in the amount of \$1,500,000, be ratified by Council.

MOTION CARRIED

(b) Resolution – Capital Line of Credit

Director of Finance Deb Crowell reported that as part of the process of engaging TC Commercial Banking as the Town's financial institution, the *Municipal Government Act (S.66)* provides for the borrowing to expend funds for capital purposes, and a resolution (attached) has been brought forward for ratification by Council in the amount of \$2,500,000.

Therefore, it was moved by Councilor Bernie Cooper and seconded by Councilor Tony Bentley

that the attached Borrowing Resolution for a line of

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credit – Capital Infrastructure Purposes, in the amount of \$2,500,000, be ratified by Council.

MOTION CARRIED

(c) Appointment to Police Commission

Councilor Bernie Cooper noted that the Police Commission met recently to review the applications received for the vacancy on the Police Commission. An applicant was selected and a recommendation is being brought forward.

Therefore, it was moved by Councilor Nola Folker-Hill and seconded by Councilor Tony Bentley

that David Kilcup be appointed to fill the current vacancy on the Board of Police Commissioners.

MOTION CARRIED

PUBLIC COMMENTS none

ADJOURNMENT

It was moved by Councilor Nola Folker-Hill and seconded by Councilor Eric Bolland

that the meeting adjourns at 8:21 p.m. to go In Camera to discuss land negotiations.

MOTION CARRIED

IN CAMERA

(a) Land Negotiations – 8:23 p.m. – 9:10 p.m.
It was moved by Councilor Bernie Cooper and seconded by Councilor Eric Bolland

that the In Camera meeting adjourns at 9:10 p.m. and that the regular meeting of Town Council resumes.

MOTION CARRIED

**COUNCIL
ADJOURNMENT**

It was moved by Councilor Eric Bolland and seconded by Councilor Bernie Cooper

that the regular meeting of Town Council adjourns at 9:11 p.m.

MOTION CARRIED