

## REGULAR COUNCIL MEETING

January 23, 2013

Present: Chairperson Stanley MacDonald; Vice Chair Blake Adams; Councillors Marvin MacDonald, Eric Gavin, Davis Gallant, Darren MacKinnon and Carol Ferguson; and Administrator Bev Shaw;  
Press: Zack, West Prince Graphic.

Regrets:

Chairperson MacDonald called the regular meeting to order at 6:30.

The agenda was approved with following additions: Welcome to new residents, Municipal Orientation sessions; Bi weekly loan payments; Health Insurance; Sanding policy for walking track, Insurance claim for tractor damage; Computer quotes; Letter/invitation to Health Minister; Red Rock Curling sponsorship; CN tenant request to use basement; and support to Fire Department curling bonspiel.  
***Moved by B. Adams, seconded by D. Gallant and carried.***

Minutes

The December 13, 2012 regular council meeting minutes were reviewed for errors and omissions. On a ***motion by B. Adams, seconded by C. Ferguson and carried*** the minutes were approved.

### **Business arising from minutes:**

- Due to information that became available after the December 13/12 council meeting, Bev was advised to not send the letter to Cliff McQuaid regarding the 504 Main Street building. The building was demolished before Christmas.
- Gift cards for former councillors have been purchased and will be delivered in a thank you card by mail.
- Stanley stated he felt a good relationship with OADC should be maintained, keeping each other informed of development activities and an agreement as to their roles. In Blake's report he mentioned that Stanley, Carol and he met with OADC regarding Wendi Kim's funding. Due to some questions by OADC, in regards to the future of the Future Tech West building which would also have an effect on their employees, they are requesting a special meeting with Council.
- To deal with Marvin's Fire Department bylaw committee during his report.
- Amendment to Development Bylaw regarding Province's changes to lot sizes and regulations on agenda for this meeting.
- Planning Board composition information forwarded to Council - non residents can be included but Municipal Affairs cautioned that Council be aware of potential conflict of interest issues.
- Information on photo copier forwarded to Council - the current lease expires in December, 2013 so it was decided to look at this matter again before the expiration date.
- Yellow Pages contract expires in May 2013 and costs for special advertising will be discontinued at that time.
- RCMP meeting on extended services contract postponed to February council meeting.
- Surveillance camera information forwarded to Council - No password or User ID is required and access is only from computer in Administration office.
- Response received from Hon. Gail Shea regarding letter sent from Chair on EI changes.

- Analysis of heating costs forwarded to Council, as well as accounts receivable report.

#### Financial Business:

Financial report for December, 2012 was approved on a motion by **D. Gallant, seconded by B. Adams and carried**. December revenue: general \$114,304.73; sewer \$350.00. December expenses: general \$53,100.05; sewer \$4,434.84. Bank balances at the end of December: general (\$8,189.19); sewer \$16,462.81. Budget up to end of December was circulated to Council.

#### NEW BUSINESS

##### Chairperson's report

Stanley reported the New Year Levee was successful and thanked Tylan for his work. He also attended the Alberton, Tignish, O'Leary Legion and Gail Shea levees. Stanley attended committee meeting with OADC, several meetings about 2014 funding, met with Rob Henderson about 2013 Nationals and with Tylan on Winterfest.

Stanley updated his report with information that he attended a meeting about Western Hospital emergency care and a pre budget meeting with Hon. Gail Shea.

##### Administrator's report

Written report circulated to Council.

Building/Business permits - nil.

##### Reports from departments:

*Fire Department* - Marvin reported attending the fire department annual meeting and that he's still working on setting up the fire department bylaw committee. Blake offered to serve on the committee. Fire Chief Ron Phillips report for December 2012 advised that the department attended 4 vehicle collisions, 2 flue fires, 1 mutual aid call and 3 medicals. Training included a review of the chain of command as well as discussions on manpower and how to deploy it. The members held a successful awards dinner and money tree fundraiser in December as well as the annual Santa on the firetruck tour. A letter was received from Blair Perry, new Fire Chief as of January 8, 2013. Department's new executive consists of Deputy Chief Eric Gavin, Secretary Carol Gillis, Treasurer Jeff Price, Captain #1 Jason Greenan, Captain #2 Blain Buchanan, Lieutenant # 1 Dale Harris and Lieutenant #2 Eugene Shaw. Chief Perry requested that Council approve the purchase of a cell phone for the Chief's use in fire department business. It was **moved by D. MacKinnon, seconded by B. Adams and carried** that the purchase of a cell phone for the Chief's use be approved at approximately \$50.00 per month. (Note Eric Gavin and Davis Gallant abstained from participation in this discussion and motion.)

The Fire Department submitted their proposed budget totaling \$148,200.00. It was **moved by M. MacDonald, seconded by C. Ferguson and carried** that the Fire Department 2013 proposed budget be approved to be submitted to the O'Leary Area Fire District.

*Recreation* - Tylan's written report submitted. Council discussed the Winterfest and agreed that it was a good start but needs some work to be more successful. Much of Tylan's time is being spent on planning for the Nationals in August. Stanley, Eric and Davis are involved in the planning of this event.

*Development & Tourism* - Blake reported that it was decided to apply to the Island Community Fund for "entrance to O'Leary" improvements instead of the 2014 fund. Blake to contact engineers re environmental and landscaping issues in this area. As for the 2014 funding Blake has obtained prices on a commemorative coin for O'Leary. This to be further discussed at February Council meeting. Blake's written report included that residents of O'Leary and area were very pleased to see the demolition of the building at 504 Main Street and he plans to contact the owner, Mr. McQuaid about his plans for the site. Stanley and Blake have met with Brenda Profit regarding funding programs to improve/modernize the CN Station.

*Police* - The RCMP monthly report for December 2012 was circulated to Council. The members spent 172.5 hours policing the Community of O'Leary and responded to 22 calls for service. Provincial statutes for the month - 4 non moving traffic violations, 4 Liquor Control Act violations and 15 written warnings. Darren advised that he's met with officers to discuss various issues and asked about their access to the surveillance cameras. A letter to be written to Sgt. Kent McKay for an official reason for their not using the camera access from their vehicles.

*Sewer, Streets & Buildings* - Davis reported that sewer system is good but he would like some information to become familiar with the system. Graffiti occurred at the CN station recently, the complex generator had water pump problems and a stop sign was reported to Highways and was repaired. Davis to check out better lighting at the CN Station (trail side).

*Finance* - Carol reported that the questions asked about last month's financial report were answered satisfactorily.

It was ***moved by D. MacKinnon, seconded by C. Ferguson and carried*** that the department reports be accepted as presented.

Donation re levee:

It was reported that the New Year Levee held at the Maple Leaf Curling Club was very successful and seemed to be enjoyed by all. It was ***moved by B. Adams, seconded by C. Ferguson and carried*** that \$800 be donated to the Curling Club for hosting the levee.

Bylaw amendment re Provincial changes:

Moved by Councillor: Darren MacKinnon

Seconded by Councillor: Davis Gallant

WHEREAS an application has been initiated by the Community of O'Leary to amend the Zoning and Subdivision Control Bylaw to conform with PROVINCE - WIDE MINIMUM DEVELOPMENT STANDARDS REGULATIONS,

BE IT RESOLVED that zoning bylaw amendment BY-01-2013, a bylaw to amend the Zoning and Subdivision Control Bylaw for the Community of O'Leary, be brought forward for consideration.

**Motion Carried.**

Moved by Councillor: Blake Adams

Seconded by Councillor: Marvin MacDonald

WHEREAS an application has been initiated by the Community of O'Leary to amend the Zoning and Subdivision Control Bylaw to conform with PROVINCE - WIDE MINIMUM DEVELOPMENT STANDARDS REGULATIONS,

BE IT RESOLVED that Zoning and Subdivision Control Bylaw Amendment BY-01-2013, a bylaw to amend the Zoning and Subdivision Control Bylaw for the Community of O'Leary, by replacing Schedule B - Planning Act, Province - wide Minimum Development Standards Regulations Amendment, November 2000 with Schedule A - Table 1 - Minimum Lot Size Standards be read a first time.

**Motion Carried.**

**Other business and correspondence:**

*Welcome to Residents:* It was ***moved by B. Adams, seconded by D. Gallant and carried*** that the Community make it a policy to welcome new residents and businesses to the community. Residents (including renters) to be sent a welcome card and community information, businesses to be presented with a small gift and community information. (To contact landlords for advisement of new tenants.)

*Municipal Orientation sessions:* Information sent out to Council re sessions to be held on Feb. 2 and March 2, 2013. Davis, Eric, Stan and Marvin to attend February session; Stan, Darren, Blake, Eric and Marvin to attend March one.

*Bank loans:* ***Moved by E. Gavin, seconded by C. Ferguson and carried*** that all Bank of Nova Scotia loans be changed to bi weekly payments with allowances to be made in the budget for the extra amount.

*Health Benefits Plan for Staff:* Quotes were received from Brent Gallant for health benefits and included coverage for life insurance, accidental death, and long term disability at a cost of \$50 per month more than we are paying to Blue Cross for just health benefits (drugs, vision, dental, paramedical and medical services). It was ***moved by B. Adams, seconded by C. Ferguson and carried*** that this policy offered through Wawanesa Life, agent Brent Gallant, be purchased.

*Walking track:* Due to icy conditions, Stanley authorized the track to be sanded. It was ***moved by D. MacKinnon, seconded by D. Gallant and carried*** that in future sand be applied to the walking track as required.

*Insurance claim re tractor:* ***Moved by E. Gavin, seconded by B. Adams and carried*** that insurance claim be made for the damage to the tractor seat.

*Computer purchase:* (Blake left the meeting due to conflict of interest.) Two quotes were received although six were requested from various firms. Combat Computers quoted \$1375.00 and SOS Computer Solutions, \$1209.50. ***Moved by C. Ferguson, seconded by M. MacDonald and carried*** that SOS Computer Solutions quote be accepted.

*Concern to Health Minister:* Blake suggested a meeting be requested with the Provincial Health Minister to determine plans for the future of O'Leary Hospital. A letter to be sent.

*Curling Club spiel sponsorship:* An email survey was conducted to determine support for this \$150 sponsorship. ***Moved by B. Adams, seconded by D. MacKinnon and carried*** that the \$150 sponsorship be paid for the curling club's fund raiser.

*Use of CN basement:* CN tenant, Tessa Buchanan, was granted approval to use the basement of CN for an hour once a week for a private fitness class.

*Fire Department curling spiel:* ***Moved by M. MacDonald, seconded by D. MacKinnon and carried*** that council sponsor the runner up trophies for the fire department's annual curling fund raiser.

***Moved by D. MacKinnon, seconded by B. Adams and carried*** that council meeting move to an in camera session at 8:35 pm.

***Moved by D. MacKinnon, seconded by D. Gallant and carried*** that council meeting return to regular meeting.

***Moved by E. Gavin, seconded by C. Ferguson and carried*** that Stanley and Eric meet with Stacie at the ADIC to discuss the financial challenges of the centre and that Council is attempting to reorganize the ADIC and Recreation departments to help reduce the losses.

***Moved by B. Adams, seconded by D. MacKinnon and carried*** that due to lack of information on invoice despite request for same, the invoice for \$2965.20 to National Port Security Services Inc. not be paid. A letter to be sent to advise.

***Moved by M. MacDonald, seconded by D. Gallant and carried*** that Ron's Plumbing & Heating invoices for \$522.90 & \$242.50 for repairs to leaking heat pumps not be paid as engineer advised that they were not connected properly when initially installed. A letter to be sent to advise.

***Moved by B. Adams, seconded by D. MacKinnon and carried*** that CN Station space not be rented to Candy Bulger for a take out restaurant due to incompatibility of the building for this type of service.

***Moved by B. Adams, seconded by M. MacDonald and carried*** that the West Prince Arts Council be offered temporary office space at the complex free of charge but in exchange for possible future artistic services. Phone and internet costs to be Arts Council responsibility.

Meeting adjourned at 10:10 pm on a ***motion by E. Gavin, seconded by B. Adams and carried.***