



Town of Stewiacke
Council Meeting
June 25th, 2020

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8. Written Petitions and Correspondence

- a) Regional Landfill Update received for information purposes.
- b) COVID-19 Provincial Update, June 18th, 2020, received for information purposes.
- c) Card of Thanks-Shumilacke Food Bank. Thank you, Town of Stewiacke, for the \$5,000.00 donation from the grant application from the Untiled Way Compassion Fund.

9. Business

a) Water Utility Budget

On Motion of Councillor Creelman and Deputy Mayor Chapman that Stewiacke Town Council approve the 2020-2021 Water Utility Operating Budget with expenditures totaling \$602,435.00.

Motion carried unanimously.

b) Waiving Water and Wastewater Utility and Tax Interest

On Motion of Councillor Commo and Councillor Rogers-Laing that Stewiacke Town Council approve the extension of the waiving of interest charged on overdue Water and Wastewater accounts until the end of August 2020.

Motion carried unanimously.

On Motion of Deputy Mayor Chapman and Councillor Commo that Stewiacke Town Council approve the waiving of interest on overdue Property Tax accounts retroactively from March 31st, 2020 to the end of August 2020.

Motion carried unanimously.

c) Temporary Debt Transfer

On Motion of Councillor Creelman and Deputy Mayor Chapman that Stewiacke Town Council approve the transfer of \$250,000.00 from General Operations to the Water Utility Capital Fund for a period of 7 days upon which it will be transferred back to the Operating Fund.

Motion carried unanimously.

d) Land Use Amendment

On Motion of Councillor Commo and Councillor Creelman that Stewiacke Town Council accept the recommendation of the Planning Advisory Committee and give first reading to the Municipal Planning Strategy and Land Use By-Law amendments to allow dwelling units on the ground floor in the Downtown Commercial (C-1) Zone. Staff are directed to set the date of the public hearing for the amendments.

Motion carried unanimously

e) SK Living- Discussion

Mayor Robinson: Are we ready to enter into a MOU with SK Living which would allow Town Council to be into negotiations about price of land/building. This also indicates to SK Living that we are interested in pursuing with the discussion. We will ask the County of Colchester through a written letter, for more information on what they are willing to do or not willing to do for the Town of Stewiacke during the building/rental of the Library floor in the SK Living Building. We will take these concerns, questions and comments to the Building Committee to seek out answers before moving forward. Another discussion about SK Living with Council will be on the July meeting agenda.

Councillor Rogers-Laing: would like more information on comparisons of costs if we were to renovate the NSLC building/other property. What costs would it be for Town Staff to complete snow removal, lawn care,

operational costs on a different property vs paying the \$3,000.00 fee to SK Living on their property. How can we be fair to the residents on Highland Drive, we need to complete more research.

Councillor Commo: SK Living is saying it'll be \$1.6 million for the building and \$3,000 per month condo fee, how do we know this is accurate? Would like to have another opinion on costs. How big is the Library in Annapolis and what are their condo fees? Can we get more information on their situation?

Councillor Creelman: I'd like more information on the financial situations. Like to understand more on condo fees, corporately, and what risks there are. I would like to explore the rental option more. Very interested in the fact that we could attract a building like this. County of Colchester, is there any way we can get a clearer understanding on what they are willing to do and not willing to do?

Councillor Ramsey: \$355 per square foot it is fairly high. I keep going back to the fact that they will spend \$8-10 million in town and it covers building a new Library. This will attract new people into town. The outcome will be good at the end, but it is a balancing act between the tax payers money and the costs of the building. Residents who have contacted me, like the idea of this.

Deputy Mayor Chapman: We don't have the research done and we need to cost everything out before making any decisions. We are just talking now; do we move ahead with getting the information or do we stop.

f) Dunrovin Avenue Upgrade

On Motion of Councillor Creelman and Deputy Mayor Chapman that Stewiacke Town Council award the Dunrovin Avenue Upgrade and Paving of Skate Park tender to Atlantic Road Construction and Paving Limited in the amount of \$182,500.00 plus HST for Dunrovin Avenue and \$12,125.00 plus HST for the Skate Park.

Motion carried unanimously.

10. By-laws and Policies

a) Alternative Voting By-Law

We had discussion on giving up Alternative Voting in previous meetings and discussion on changing our policy. Since these discussions we have had COVID-19, and now many Municipalities are only using electronic voting. Moving forward with the Election during the pandemic it is likely best to keep our policy as it is. C.A.O. Bogle has had discussion with Intelivote and they have put in place a 2 Factor Authorization for extra security precautions. My suggestion is that we do not continue with the repeal of the By-Law and in the next meeting we can discuss adding in the paper ballot. Question: If we do add in a motion saying we would like to offer paper ballots; will we have to use them? This will be on our July meeting Agenda.

b) Flag Policy

Proposed amendments: Section 1B; Approved Flags. Remove the Union Jack Flag and add the Progressive Flag. *On Motion of Councillor Creelman and Councillor Commo that Stewiacke Town Council approve the amendments to the Town Flag Flying Policy 2007-27.*

Motion carried unanimously.

c) Meeting and Procedures By-Law

Committee has had many discussions on "Open Forum for Councillors Discussion" and it is suggested by the Committee and our Municipal Advisor that we do not add this onto our agenda. Councillor Commo would like to know if possible, to discuss the Mayor/Councillors Report once they have finished presenting it. Councillor Creelman will report back.



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The Committee also would recommend on the agenda that it is no longer called “Announcements/Proclamations” and it is just “Announcements” moving forward as we have a separate policy that states we do not do proclamations.

11. Citizen Comments

Pam Osborne would like to thank Councillor Rogers-Laing for speaking up for the residents on Highland Drive. Lisa Benoit would like to second Pam Osborne’s comment. Lisa would also like to see a chart on costs for the new Library.

Mark McMullin would suggest that it is important for us to understand the cost and process of new water access in town before a new Library. I argue that water is more important, especially if we will have an additional 50 tenants in that building.

My second comment is on the projections that were shared tonight: that SK Living would be revenue neutral after 11 years, it would be great to see more additional information on this. It doesn’t give much detail as to what goes into that, if it’s based on sale of land, based on a specific figure that’s going to be drawn from income tax on their property, if it’s based on \$3,000.00 condo fee etc. 11 Years is fine to look at but it seems to lack substance that would be required to help make a decision.

12. Mayor Report

We met electronically for the Mayors Breakfast, Bring Your Own Breakfast. I spoke at the Breakfast on behalf of the Town of Stewiacke. I want to send a Congratulations to all of the 2020 graduates of SCA and other institutions.

13. Councillors Report

Councillor Rogers-Laing mentioned that some residents have contacted her about brown water on St. Andrews Street.

Councillor Creelman wanted to note that Tom Chisholm of Truro passed away this week. Tom was a Councillor and Deputy Mayor for the Town of Truro. The Truro Colchester Partnership for Economic Prosperity had their AGM this week and it is now posted on our website.

Councillor Ramsey would like to mention the passing of his Aunt Francis (Frame) today and send condolences to Pat Boyce (Town of Truro, Building Inspector) as his father in-law passed away this past week.

14. In Camera Session

Nil.

15. Notice of Motion and Reconsideration

Nil.

16. Adjournment

Time: 9:07PM.

Read and approved this _____ day of _____, 2020.

Mayor

CAO



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