

APPROVED MINUTES

Regular Council Meeting – Community of North Shore

Wednesday, June 14th, 2017

PRESENT:

Chairperson Gordon Ellis, Vice Chairperson Peter Vriends, Councillors Gerard Watts, Melody Gay, Shawn Reardon, Derek Cook, Justin Walsh, Jamie Rea, Kent MacLean, Charity Sheehan, Eric Ellsworth, Connie Egan and CAO Jonathan MacLean

REGRETS:

Councillor Beth Pretty

1. **CALL TO ORDER:** 7:00pm by Chairperson Ellis

2. **APPROVAL OF THE AGENDA:**

It was duly moved and seconded that the agenda be approved.

Moved by Councillor Walsh, seconded by Councillor Cook

10-0

MOTION CARRIED 2017-06-35

2.1 **DISCLOSURE OF CONFLICT OF INTEREST:**

Part VI, Section 23 of the *Municipalities Act*, which maintains that *No member of Council shall derive any profit or financial advantage from his/her position as a member of Council and, where a member of Council has any pecuniary interest in or is affected by any matter before the Council, shall declare his/her interest therein and abstain from voting and discussion thereon.* (1983, c.33, s.24.)

DECLARATIONS: *There were none.*

3. **APPROVAL OF MINUTES:**

It was duly moved and seconded that the minutes of the May 10th meeting be approved.

Moved by Councillor Gay, seconded by Councillor Egan

10-0

MOTION CARRIED 2017-06-36

4. Agnes Adams – Rezoning 45 MacKay Lane

Agnes Adams presentation to Council “ I am the owner of PID # 132226 my house is very close to the property at 45 MacKay Lane, I have a strong interest in the property not being rezoned and concur with the comments from Michael Drake and hope that the Council takes our comments into effect.”

5. Planning Board Recommendation of Rezoning Application for PID 136259 from Residential to Resort Commercial - Shawn Reardon

The Community of North Shore received a rezoning application from Peace Travel Company to rezone PID 136259, 45 Mackay Lane from Residential to Resort Commercial. A public meeting regarding the rezoning application was held on May 8, 2017. At this meeting, Derek French presented the application and the process of a rezoning application. Peace Travel Company also presented their proposed development. The floor was opened for comment’s that have been recorded in the minutes of the meeting. At the end of the meeting the Community invited the public to submit comments until May 22, 2017 at 4pm. All comments submitted have been reviewed by the Planning Board.

The Planning Board recommends that the rezoning application for 45 Mackay Lane be denied for the following two reasons:

Incompatible with section 3.3 of the Official Plan

“the Municipality shall remain low density in nature”

Access to the property does not comply with access required for the Resort Commercial Zone as outlined in section 11.4 – Lot Standards of the Land Use Bylaw.

“Minimum Driveway Width 6 meters”

Whereas Application to rezone Pid No.136259, 45 MacKay Lane, Stanhope from residential (R) to resort commercial (RC);

Whereas the developer provided a Concept Plan which proposed 4 semi-detached cottages and 4 two bedroom cottages for a total of 12 units. The current residential (R) zone does not permit multi-unit dwelling units. Presently the only zone that will allow more than one dwelling per lot is Resort Commercial (RC) Zone.

Whereas As per section 2.12.4.4 of the Land Use Bylaw a written notice was mailed out to all property owners wholly or partially within 60 m (197 ft) of the boundaries of the subject property. Twenty-six letters were sent by registered mail.

And whereas in accordance with Section 18(2) of the *Planning Act* the Official Plan/Land use Bylaw for the Community of North Shore Council may amend the Official Plan/Land Use Bylaw to ensure the continued responsiveness of the Official Plan/Land Use Bylaw to the development goals of the municipality;

And whereas Section 16 of the Planning Act allows municipalities to adopt bylaws to implement their official Plan/Bylaw;

And whereas in accordance with Section 2.12 of the Land Use Bylaw for the Community of North Shore Council may amend the Bylaw;

And whereas the recommendation of the Professional Planner and the Planning Board is to **deny** the rezoning application based on the criteria set out by the bylaws;

And whereas Council has complied with the process established in section 18 of the Planning Act and with EC 640/97 - Planning Act Minimum requirements for Municipal Official Plan/Land Use Bylaw;

Be it resolved that the Community of North Shore **denies** the rezoning from residential to resort commercial

**Moved by Councillor Reardon
Seconded by Councillor K MacLean**

**(2017-06-37)
-CARRIED- (10-0)**

6. Presentation – Internet Access in Rural Communities – Joseph Rowledge – Dept of Economic Development and Tourism

Joe was joined by Steve Thane from innovation PEI.

“ It is important for the government of PEI that all areas of the province have access to high speed internet, the province itself does not provide internet service but is willing to work with groups and communities to get together and work on establishing services and provide support. The province does not promote any Internet Service Provider (ISP) over another. The reality of the ISP’s is they are private enterprise and look for a return on their investments so they target the densely populated areas first since distances equals cost. There are different ways internet can be delivered through wireless or hard wire. The hard wire provides a better service, but there are a lot of variables that come into play that determine the level of service. When communities are looking to send an Expression of Interest out to ISP it helps to let the ISP’s know how many businesses in the area that would be looking for a fibre op connections as the ISP’s charge more to commercial enterprise there by reducing the cost of a new project.

An example of a community that recently installed fibre op was the Resort Municipality of Cavendish/Stanley Bridge. The municipality contributed 11,000, ACOA 62,500, the province 22,000 and residents and businesses contributed 30,000 while Eastlink paid for the rest of the build at approximately \$125,000

The Community of Kingston also has a proposal in the process to find a vendor to install fibre op in their area.

Steve Thane – Provincial government towers have been opened to allow ISP to install their equipment on them and government building are now being reviewed. Something to keep in mind when looking for an ISP to build service in the area is that even if the build is 100% funded the ISP will still have to see a business case after the build is complete.

Discussion

Councillors suggested that we contact Matthew Jelly from the Resort Municipality to present his experience on the project that Joseph discussed as well as the Community of Kingston.

A number of concerned residents attended the meeting to hear the presentation

7. BUSINESS ARISING FROM THE MINUTES/OLD BUSINESS:

None

8. REPORTS

8.1 Finance and Infrastructure:

Councillor Watts presented the financial report ending May 31st all the budget items are currently on track with the budget projections.

Rink Water Line

Finance and Infrastructure have reviewed three quotes to install the water line to the rink. There were two prices the same, one is to dig while the other is to drill. Drilling the line makes more sense from a cleanup prospective as well there will be no issues with the ground sinking.

“It was duly moved and seconded that Douglas Moore Plumbing and Heating be hired too drill the water line, for a price of \$3,680. Tax in.”

Moved by Councillor Watts, seconded by Councillor Vriends

11-0

MOTION CARRIED 2017-06-38

Round Tables to replace existing rectangular tables

Joanne Jay requested that the Community review getting new round tables that seat 8. The current tables are getting old and need to be replaced. The Dinner and Do event is a volunteer effort and all the profit from the event is returned to the Community of North Shore. The profit for 2017 is \$2,790 and after the purchase of many donated items from 2016 another \$850 was donated.

The Cost for 30 new is approx. \$6,700 tax in

“It was duly moved and seconded to purchase 30 new round table, for a price of \$6,700 Tax in, using funds donated from the North Shore Dinner and do with the balance coming from the 2016 Capital budget”

Moved by Councillor Watts, seconded by Councillor Rea

11-0

MOTION CARRIED 2017-06-39

ACOA has been onsite to meet with Jonathan regarding the funding and are confident that the Community of North Shore will receive funding on the project. The project will be recommended by the Charlottetown Office and sent up the chain. In order to move forward with the project an Engineering company needs to be selected to create the specification and tender document.

Project Estimate	\$130,000 (15% contingency built in)
Project Estimates Cost for ACOA Funding	113,634
ACOA Contribution	\$56,818
Existing Gas Tax possible Reallocation	\$16,366

Required from other sources	\$56,818
Possible Provincial Funding	None available today may be programs coming
Debt Financing	\$62,783 total repayment of 56,818 @ 4% over 60 months - last loan was @ 2.7%
Existing Capital Replacement fund	\$50,000 balance

It was duly moved and seconded to move forward with the Heating and Cooling upgrades for the North Shore Community Center.

Moved by Councillor Watts, seconded by Councillor Cook

11-0

MOTION CARRIED 2017-06-40

Heating and Cooling Project Specification and Tender Documents

The Finance and Infrastructure committee reviewed three proposals to provide the specification and tender documents for the Heating and Cooling Project.

Proposals were received from MCA Consultants \$9,500, Coles Associates \$7,100 and WSP \$10,000. The Finance and Infrastructure Committee is recommending that MCA be the vendor of choice based on their knowledge of the project and experience.

It was duly moved and seconded to move forward with the Heating and Cooling upgrades for the North Shore Community Center.

Moved by Councillor Watts, seconded by Councillor Cook

Councillors reviewed the quote from MCA and where concerned that some items were not included. The question was asked why Council would not go with Coles as they were the lower price, Finance and Infrastructure were concerned that they may add extras to the project driving up the price.

Motion tabled until the next meeting.

Bylaw Second Reading

Community of North Shore
Chair and Council Remuneration Bylaw
Bylaw # 01- 2017

A bylaw to provide Honorarium's for Chair and Council of the Community of North Shore.

WHEREAS Section 17 of the Municipalities Act R.S.P.E.I. 1988 Chapter M-13 provides that Councillors may, by bylaw set the level of remuneration payable to the Chair and Council.

AND WHEREAS The Community of North Shore is committed to provide residents that are elected to the positions of Chair, Vice Chair and Councillors reasonable remuneration for their service to the Community

BE IT ENACTED by the Council of the Community of North Shore as follows;

1. Title

This Bylaw shall be known as the "**Chair and Council Remuneration Bylaw**"

2. Remuneration

- 2.1 **The Chair** shall be paid remuneration for carrying out Council duties in the amount of \$2,000 (two thousand) per calendar year.
- 2.2 **The Vice Chair** shall be paid remuneration for carrying out Council duties in the amount of \$1,500 (one thousand five hundred) per calendar year.
- 2.3 **Each Councillor** shall be paid remuneration for carrying out Council duties in the amount of \$1,000 (one thousand) per calendar year.

3. Effective Date

The effective date of the bylaw is the date that the bylaw is formally adopted by the Council of the Community of North Shore.

4. Payment Schedule

Councillor Remuneration will be paid biannually in June and December of each Calendar Year

5. Attendance

Full remuneration will be paid if the councillor attends at least 10 (ten) of the 12 (twelve) regular Council meetings held yearly either in person and or via technology communications. In the event that a council member is absent from more than 2 (two) of the 12 (twelve) regular Council meetings yearly, the administrator with approval of the executive committee shall prorate the Honorarium according to the percentage of meetings attended.

First Reading, May 10, 2017
Second Reading, June 14, 2017

Adoption – June 14, 2017

Chair

Administrator

Date

The Second reading of the Council Remuneration Bylaw was read into the record.

"It was duly moved and seconded that the Community of North Shore pass the second reading of the Chair and Council Remuneration Bylaw"

Moved by Councillor Watts, seconded by Councillor Walsh

11-0

MOTION CARRIED 2017-06-41

8.2 Administrator's Report:

Administrator Jonathan MacLean presented the following report

- Ongoing committee meetings have been attended and recorded
- There has been some activity with Building Permits 12 so far in 2017
- Update website, social media and send e-newsletter
- Heating and Cooling Project funding application ACOA
- 45 MacKay Lane Rezoning Process
- Canada Day preparations mostly in place
- Four New Canopies
- Municipal Growth Study – North Shore, Tracadie, Union Road and Pleasant Grove meeting being set up to move forward on the application
- Attend Federation of Canadian Municipalities meeting in Ottawa -2018 Halifax
- Student Summer Position Funding Approved – Job Advertised
- New Card Access System in Place

8.3 EMO Committee:

Councillor Rea reported:

There was a meeting scheduled this week but was cancelled since not all member communities were able to attend, the meeting will be held in the next few weeks and EMO will be reviewing the recommendations from Rick Thistle. EMO will also be more proactive in getting information on what EMO does out to the public.

8.4 Environmental Sustainability – Councillor Egan

Public Meeting: Special meeting the latter part of July to provide pertinent updates and allow residents and stakeholders to provide comments and feedback with regards to Covehead Bay from the perspective of environmental, navigational safety, recreational boating access and other concerns. We're hoping to have local MLA, MP, and DFO reps, Provincial Gov't reps, Aquaculture Producers, other stakeholders – all invited to attend.

"It was duly moved and seconded that the Community of North Shore hold a public meeting in July of 2017 regarding the current and future state of Covehead Bay moderated by a professional"

Councillor comments – The meeting should not be in anyway bias to any parties involved with the bay that is why it is important to have a good moderator. The meeting should focus on the Bay Management plan not just the oyster leases. The meeting should be about information and the bay management plan. Summer meetings are a good time to connect with the summer residents who otherwise may not have a chance to speak.

Moved by Councillor Egan, seconded by Councillor Ellsworth

11-0

MOTION CARRIED 2017-06-42

Small Craft Harbour at Golf Course

At some point DFO will be divesting of the Small Craft Harbour on Covehead Bay located by the Golf Course. DFO has a list of who is first offered to take ownership of surplus Harbours, below is the order of priority:

1. Other federal departments
2. Provinces
3. Municipalities
4. Local non-profit associations or First Nations
5. Through a tendering process to the private sector.

The Environmental Sustainability Committee would like to have the Community of North Shore send a letter to DFO indicating the Communities interest to have the option to consider ownership of the Small Craft Harbour.

"It was duly moved and seconded that the Community of North Shore send a letter to DFO expressing interest if and when DFO divests of the Covehead Bay Small Craft Harbour located by the Golf Course that the Community would like to have first option to consider.

Moved by Councillor Ellsworth, seconded by Councillor Watts

11-0
MOTION CARRIED 2017-06-43

See Attached Report

8.5 Planning Board:

Councillor Ellsworth updated Council on the Permits issued for 2017

Houses - 5 permits issued

Garages - 1 permit issued

Accessory Building - 1 permit issued

Silo - 1 permit issued

Pool - 1 permit issued

Addition - 1 permit issued

Planning Board will be meeting with some residents of Beaver Run Road in late June to give them some suggestions on forming a home owners group to deal with the road. The Community of North Shore will not be offering any financial help with the matter.

8.6 Recreation and Community Engagement:
Councillor Sheehan

Councillor Sheehan reported that Canada Day preparations are underway.

8.7 Chairperson Report/Executive Committee

Chairperson Ellis reported that the Vimy tree has arrived and been planted and we will invite the Stanhope Historical Society and Murray Stevenson to be involved with the ceremonial planting on Canada Day.

"It was duly moved and seconded to accept all committee reports as presented."

Moved by Councillor Gay, seconded by Councillor Egan

11-0
MOTION CARRIED 2017-06-44

9. CORRESPONDENCE

None

10. NEW BUSINESS

Councillor MacLean informed the Council that The Friends of Covehead Lighthouse are currently doing renovations to the Covehead Lighthouse and hope that they can also paint the lighthouse but Parks may not allow the painting to go ahead during the busy season.

Councillor MacLean brought to the attention of Council that there is some heaving on the promenade where there are culverts and that it should be looked after as someone crashed their bike as the bumps are hard to see. Jonathan will call highway maintenance to see if this can be fixed.

11. NEXT MEETING: Regular Council Meeting, Wednesday, July 12th, 2017, 7:00pm

12. ADJOURNMENT:

There being no further business, the meeting adjourned at 9:50pm.

Moved by Councillor Sheehan, seconded by Councillor Cook

11-0

MOTION CARRIED: 2017-06-45

SIGNED: Gordon Ellis, Chairperson

DATE:

SIGNED: Jonathan MacLean, Administrator

DATE: