

## **Cape Breton Regional Municipality**

Council Meeting Minutes

December 12, 2023

9:31 a.m. at City Hall Council Chambers

### **Council**

Deputy Mayor James Edwards

Councillor Gordon MacDonald

Councillor Earlene MacMullin

Councillor Cyril MacDonald

Councillor Steve Gillespie

Councillor Eldon MacDonald

Councillor Glenn Paruch

Councillor Steve Parsons

Councillor Darren Bruckschwaiger

Councillor Darren O'Quinn

Councillor Lorne Green

### **Staff**

Marie Walsh, Chief Administrative Officer

Christa Dicks, Municipal Clerk

Jennifer Campbell, Chief Financial Officer

Demetri Kachafanas, KC, Regional Solicitor

Wayne MacDonald, Director of Engineering and Public Works

Michael Ruus, Director of Planning and Development

John MacKinnon, Deputy Chief Administrative Officer/Director of Technology

Kirk Durning, Director of Recreation, Parks and Grounds, and Buildings and Facilities

Greg Campbell, Manager of Technical Support Services - Utilities

Sheila Kolanko, Property Manager

Karen Neville, Senior Planner

Peter Vandermeulen, Planner

Rob MacNamara, Communications Advisor – Mayor's Office

Sharon MacSween, Senior Administrative Assistant

Kelly McDonald, Recording Secretary

**Absent**

Mayor Amanda M. McDougall-Merrill (Regrets)

Councillor Ken Tracey (Regrets)

The following does not represent a word for word record of the proceedings of this meeting. The agenda, reports, supporting documents, information items circulated, and video (if available) are online at [www.cbrm.ns.ca](http://www.cbrm.ns.ca).

The Council met In Camera in accordance with Section 22(2)(e) of the *Municipal Government Act* for item number 8.

**Deputy Mayor James Edwards called the meeting to order.**

**Land Acknowledgement**

**Roll Call**

**O' Canada**

**1. Approval of Agenda**

**Motion**

Moved by Councillor Green, seconded by Councillor O'Quinn, to approve the December 12, 2023, Council Agenda and Addendum as presented.

**Motion Carried**

**2. Approval of Minutes**

**Motion**

Moved by Councillor Bruckschwaiger, seconded by Councillor Parsons, to approve the CBRM Council Minutes from:

- September 12, 2023
- September 26, 2023

**Motion Carried**

### **3. Proclamations**

#### **3.1 Shop Local Day**

##### **Motion**

Moved by Councillor Paruch, seconded by Councillor Cyril MacDonald, that CBRM Mayor Amanda M. McDougall-Merrill and Council proclaim Thursday, December 14<sup>th</sup>, 2023, as Shop Local Day in the Cape Breton Regional Municipality and encourage everyone to support your local retail business.

##### **Motion Carried**

#### **3.2 Nova Scotia Human Rights Week**

##### **Motion**

Moved by Councillor Parsons, seconded by Councillor Eldon MacDonald, that CBRM Mayor Amanda M. McDougall-Merrill and Council proclaim December 3<sup>rd</sup> – 10<sup>th</sup>, 2023, as Nova Scotia Human Rights Week in the Cape Breton Regional Municipality and do commend its thoughtful observation to all residents.

##### **Motion Carried**

### **4. Planning Issue**

#### **4.1 Final Approval – Public Hearing**

##### **a) Amendment of Land By-Law Re: Development**

##### **Agreement Discharge – 1093 (PID 15681588)**

Peter Vandermeulen, Planner, reviewed the Issue Paper and recommendation in the agenda package. Deputy Mayor Edwards invited the public to speak on the issue, no speakers came forth. The following motion was then put forward:

**Motion**

Moved by Councillor MacMullin, seconded by Green, to adopt the amendment to the Land Use By-Law and subsequent schedules to remove reference of the Development Agreement that was previously discharged by Council on November 14, 2023.

**Motion Carried****5. Presentation****5.1 Doucet Developments Phase 1 Edgewater**

Andrew Doucet, Doucet Developments' Chief Operating Officer, thanked partners and collaborators who contributed to the Sydney Waterfront Development. Douglas MacLennan, Doucet Developments' Development Manager, provided a presentation titled, "Phase One Edgewater". Discussion, including questions and answers, between Council and Douglas took place.

For Information Only

**6. Corporate Service Issues****6.1 Request for Street Closure (PID 15723240) Portion of Undeveloped Road Reserve North Sydney (District 2)**

Sheila Kolanko, Property Manager, reviewed the Issue Paper and recommendation in the agenda package. The following motion was then put forward:

**Motion**

Moved by Councillor MacMullin, seconded by Councillor Cyril MacDonald, to direct the Legal Department to initiate a formal street closure pursuant to Section 315 of the Municipal Government Act, for the undeveloped road reserve with the intention of deeming it surplus and sold at market value to the applicants.

**Motion Carried**

## **6.2 Wastewater By-Law**

Greg Campbell, Manager of Technical Support - Utilities, provided a presentation and reviewed the Issue Paper and recommendation in the agenda package. Discussion, including questions and answers, between Council and staff took place. The following motion was then put forward:

### **Motion**

Moved by Councillor Eldon MacDonald, seconded by Councillor Parsons, to direct staff to proceed with the development of a CBRM Wastewater By-Law enabling the cost recovery of wastewater services by a user fee for 2024/25; and to initiate the By-Law process in January 2024 in accordance with the CBRM By-Law Development Policy.

### **Motion Carried**

## **6.3 Capital Growth Fund**

Director MacDonald reviewed the Issue Paper and recommendation in the agenda package. Discussion, including questions and answers, between Council and staff took place. The following motion was then put forward:

### **Motion**

Moved by Councillor Green, seconded by Councillor Bruckschwaiger, to approve the application to the Municipal Capital Growth Fund (MCGF), for the identified projects as presented in the Issue Paper dated December 12, 2023.

Discussion:

- Prioritization of projects
- Budget deliberations

### **Motion Carried**

## **7. Financial Statements**

Jennifer Campbell, Chief Financial Officer, clarified a typing error on page 44 of the agenda package to indicate the correct date of the financial statement is October 31, 2023.

### **7.1 CBRM to October 31, 2023**

Some discussion between Council and staff included scheduling of Budget Workshops, monthly comparisons of expenditures, and Fiona storm recovery costs.

For Information Only

### **7.2 Port of Sydney Development Corporation to October 31, 2023**

For Information Only

## **8. Union Negotiations**

Council met In Camera at 11:32 a.m. in accordance with Section 22(2)(e) of the *Municipal Government Act*.

**Meeting adjourned In Camera at 12:23 p.m.**

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**James Edwards**  
**Deputy Mayor**

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**Christa Dicks**  
**Municipal Clerk**  
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