

CAPE BRETON REGIONAL MUNICIPALITY
Council Meeting – Minutes

**Tuesday,
February 14, 2023
9:30 a.m.
Via Videoconference**

Mayor Amanda M. McDougall called the meeting to order.

Council: Mayor Amanda M. McDougall-Merrill
Councillor Gordon MacDonald
Councillor Cyril MacDonald
Councillor Steve Gillespie
Councillor Eldon MacDonald
Councillor Glenn Paruch
Councillor Steve Parsons
Deputy Mayor James Edwards
Councillor Ken Tracey
Councillor Darren O’Quinn
Councillor Lorne Green

Staff: Marie Walsh, Chief Administrative Officer
John MacKinnon, Deputy Chief Administrative Officer
Jennifer Campbell, Chief Financial Officer
Deborah Campbell Ryan, Municipal Clerk
Demetri Kachafanas, KC, Regional Solicitor
Wayne MacDonald, Director of Engineering & Public Works
Michael Ruus, Director of Planning & Development
Kirk Durning, Director of Recreation, Parks, Grounds & Buildings
Sheila Kolanko, Property Manager
Sharon MacSween, Senior Administrative Assistant
Tanya Nicholson, Recording Secretary

Absent: Councillor Earlene MacMullin (Regrets)
Councillor Darren Bruckschwaiger (Leave of Absence)

The Council met In Camera on February 13, 2023, in accordance to Section 22 (2) (g) of the *Municipal Government Act*.

Summary of Decisions

Land Acknowledgement

Roll Call

Moment of Silent Reflection

1. APPROVAL OF AGENDA:

Motion to approve the February 14, 2023, Council Agenda as circulated. **Carried.**

2. PROCLAMATIONS:

2.1 Amyloidosis Awareness Month March 2023:

Motion that CBRM Mayor Amanda M. McDougall-Merrill and Council proclaims the month of March 2023 as Amyloidosis Awareness Month in the Cape Breton Regional Municipality. **Carried.**

3. DELEGATION:

3.1 YMCA of Cape Breton:

A presentation on the YMCA of Cape Breton was provided to Council.

For Information Only.

Continued...

Summary of Decisions (Cont'd)

4. BUSINESS ARISING:

4.1 Council – January 31, 2023:

- a) **Request from New Dawn Enterprises – Review of Surplus Properties (PID 15176415; 15696685; 15032469; 15000284; 15564818; 15399223; 15416340; 15399116; 15398613; 15487309; 15273543):**

Motion to recognize New Dawn Enterprises development proposal as an activity beneficial to the Municipality and hold a public hearing with respect to the proposed sale to New Dawn for \$1.00 in accordance with Policy 4.8 of the Property Management Policy and Section 51 of the *Municipal Government Act*, and that any sale or transfer of land to the applicant be conditional upon approval of funding under the RHI Project Steam.
Carried.

5. COMMITTEE REPORTS: N/A

6. FINANCIAL STATEMENTS:

6.1 CBRM to December 31, 2022:

For Information Only.

6.2 Port of Sydney Development Corporation to December 31, 2022:

For Information Only.

7. Review of Action Items from this Meeting:

Mayor McDougall-Merrill reviewed the action items from this meeting.

ADJOURNMENT

The Council met In Camera on February 13, 2023, in accordance to Section 22 (2) (g) of the *Municipal Government Act*.

Land Acknowledgement

Roll Call

Moment of Silent Reflection:

Councillor Lorne Green recognized the passing of former Whitney Pier Alderman John “Jack” Adrian Parsons and offered condolences to his family and friends.

1. APPROVAL OF AGENDA:

Motion:

Moved by Councillor Parsons, seconded by Councillor Cyril MacDonald, to approve the February 14, 2023, Council agenda as circulated.

Motion Carried.

2. PROCLAMATION:

2.1 Amyloidosis Awareness Month March 2023:

Motion:

Moved by Councillor Cyril MacDonald, seconded by Councillor Gordon MacDonald, that CBRM Mayor Amanda M. McDougall-Merrill and Council proclaim the month of March 2023 as Amyloidosis Awareness Month in the Cape Breton Regional Municipality.

Motion Carried.

3. DELEGATION:

3.1 YMCA of Cape Breton:

Sabrina Vatcher, CEO of the YMCA of Cape Breton, reviewed her presentation on the YMCA of Cape Breton as provided in the agenda package.

Continued...

DELEGATION – YMCA of Cape Breton (Cont'd):

In response to a question, Sabrina Vatcher advised that the YMCA is open to discussing a partnership with CBRM Recreation Department regarding providing court sport space for various programs.

Following the presentation, Mayor and Council discussed the information provided and thanked Ms. Vatcher for her presentation.

For Information Only.

4. BUSINESS ARISING:

4.1 Council – January 31, 2023:

- a) **Request from New Dawn Enterprises – Review of Surplus Properties (PID 15176415; 15696685; 15032469; 15000284; 15564818; 15399223; 15416340; 15399116; 15398613; 15487309; 15273543):**

Sheila Kolanko, Property Manager, provided background information on this issue and advised that 7 out of the 11 properties identified in the Issue Paper are not required for municipal purposes and have no apparent issues. There are 3 out of the 11 properties that are not required for municipal purposes, however, there appears to be possible encroachments by adjacent property owners. With regard to the remaining property at 3 Duke Street, Glace Bay, the Public Works recommends CBRM retain a portion of this property for future cul-de-sac for maintenance.

Motion:

Moved by Councillor Parsons, seconded by Councillor Tracey, to recognize New Dawn Enterprises development proposal as an activity beneficial to the Municipality and hold a public hearing with respect to the proposed sale to New Dawn for \$1.00 in accordance with Policy 4.8 of the Property Management Policy and Section 51 of the *Municipal Government Act*, and that any sale or transfer of land to the applicant be conditional upon approval of funding under the RHI Project Steam.

Discussion:

Some of the discussion included the following:

- the applicant is responsible for all costs for services to the properties;
- timeframes for the public consultation and the public hearing;
- Staff suggested including a covenant in the deed that if the property is not developed within a certain timeframe that it will revert to CBRM for \$1.00.

Following Council discussion, the Mayor called for the vote.

Motion Carried.

Continued...

BUSINESS ARISING – Council – January 31, 2023 - a) Request from New Dawn Enterprises – Review of Surplus Properties (PID 15176415; 15696685; 15032469; 15000284; 15564818; 15399223; 15416340; 15399116; 15398613; 15487309; 15273543) (Cont'd):

The Mayor thanked the staff for the fast turn-around on this issue and advised a Public Hearing would be held soon in accordance to the *Municipal Government Act*.

5. COMMITTEE REPORTS: N/A

6. FINANCIAL STATEMENTS:

6.1 CBRM to December 31, 2022:

Councillor Parsons noted a review of CBRM's strategic vision and capital priorities should be held during the upcoming pre-budget process.

The Mayor noted going into budget sessions, there should be reference to the financial impacts of storms and the debt CBRM carries from previous storms.

For Information Only.

6.2 Port of Sydney Development Corporation to December 31, 2022:

At the end of the meeting, Council discussed the amount allotted for repairs in the financial statement, what it was earmarked for and why it was not spent. The CAO indicated she would follow up on the inquiry.

For Information Only.

7. Review of Action Items from this Meeting:

Mayor Amanda M. McDougall-Merrill provided her list of action from the meeting, as follows:

1. Need for a review of the Recreation Master Plan and to include community stakeholders such as the YMCA;
2. Upcoming public consultations on the budget in CBRM communities;
3. Public Hearing to be scheduled for the request by New Dawn for CBRM surplus properties, asking that Council members push that information in their districts;
4. Include a review of CBRM's strategic vision and capital priorities in the upcoming pre-budget process.

For Information Only.

Continued...

Meeting adjourned at 10:52 a.m.

Mayor Amanda M. McDougall

Deborah Campbell Ryan
Municipal Clerk
/tcn