

Cape Breton Regional Municipality

Appeals Standing Committee Meeting Minutes

March 2, 2026

4:00 p.m. at City Hall Council Chambers

Council

Mayor Cecil P. Clarke

Councillor Gordon MacDonald

Councillor Earlene MacMullin

Councillor Esmond "Blue" Marshall

Councillor Steve Gillespie

Councillor Eldon MacDonald

Deputy Mayor Glenn Paruch

Councillor Steve Parsons

Councillor Steven MacNeil

Councillor Dave MacKeigan

Councillor Darren O'Quinn

Councillor Kim Sheppard-Campbell

Staff

Demetri Kachafanas, KC, Chief Administrative Officer

Christa Dicks, Municipal Clerk / Director of Corporate Information Services

Tony Mozvik, KC, Director of Legal Services

Tyson Simms, Director of Planning and Development

John Crane, Manager of Bylaws and Building Inspection Services

Scott Parker, Bylaw Enforcement Supervisor

Sean Tobin, Chief of Staff

Toni Delorenzo, Principal Secretary, Mayor's Office

Jenna MacQueen, Communications Advisor

Yuecong Cao, Administrative Assistant, Clerk's Department

Kelly McDonald, Recording Secretary

Absent

Councillor Paul Nickituk (Leave of absence)

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.

Mayor Cecil P. Clarke called the meeting to order.

Land Acknowledgement

Roll Call

1. Approval of Agenda

Motion

Moved by Councillor Parsons, seconded by Deputy Mayor Paruch, to approve the March 2, 2026, appeals standing committee agenda as presented.

Motion Carried

2. Approval of Minutes

Motion

Moved by Councillor O'Quinn, seconded by Deputy Mayor Paruch, to approve the CBRM minutes from:

- Appeals Standing Committee Minutes – September 16, 2025

Motion Carried

3. Dangerous and Unsightly Properties – Order to Clean-up and Remove Appeal

- a) **File #14204: PID #15264864 – Samuels Lane, New Victoria, District 12**

Director Simms introduced Scott Parker, Bylaw Enforcement Supervisor. Scott Parker reviewed the staff report and recommendation included in the agenda package. Mayor Clarke called three times if there was anyone present to appeal; no appellants came forth. The following motion was then put forward:

Motion

Moved by Councillor Sheppard-Campbell, seconded by Councillor O'Quinn, to find the property identified as PID# 15264864, located on Samuels Lane, New Victoria, to be dangerous or unsightly, as per Sections 3(r) and 346 of the Municipal Government Act (MGA), and order removal of a burned recreational vehicle and burned and derelict vehicles, including but not limited to, the removal of all debris, removal and backfilling of contaminated soils, removal of all garbage, ropes, fishing line, cans of fuel and other combustibles and disconnecting any and all utility connections to the standard set by each respective utility service provider, so as to leave the property in a neat, tidy and safe condition within thirty (30) days after the Order is posted in a conspicuous place upon the property or personally served upon the owner. Failing compliance within the prescribed timeframe, the Municipality will exercise its rights in accordance with Part XV (15) of the MGA.

Discussion:

- Appellant's availability and property ownership
- Clean-up order process: Council approval required

Motion Carried

Meeting adjourned at 4:18 p.m.

Cecil P. Clarke
Mayor

Christa Dicks
Municipal Clerk
/km