Cape Breton Regional Municipality

General Committee Meeting

AGENDA

Monday, May 2nd, 2016

1:30 p.m.

Note date & time change

Council Chambers
2nd Floor, City Hall
320 Esplanade, Sydney, NS

Cape Breton Regional Municipality

General Committee Meeting

Monday, May 2nd, 2016

1:30 p.m.

AGENDA ITEMS

Roll Call

1. **APPROVAL OF MINUTES: (Previously Distributed)**

   - **General Committee – April 5th, 2016**

2. **PROCLAMATIONS & RESOLUTIONS:**

   a) **North American Occupational Safety and Health Week**
   Councillor Jim MacLeod (See page 6)

   b) **Gaelic Awareness Month**
   Councillor Mae Rowe (See page 7)

   c) **Falun Dafa**
   Councillor Mae Rowe (See page 8)

3. **DELEGATION:**

   3.1 **Synergy Louisbourg:**

   a) **Staff Memo:** Bill Murphy, Director or Parks, Recreation, Buildings & Facilities (See page 9)

   b) **Louisbourg Waterfront Development:** Spokesperson: Dan Glenn, Senior Landscape Architect, Glenn Group Landscape Architects and Park Planners (See page 10)

Continued…

4. PRESENTATION:

4.1 Cape Breton Operations - Portfolio Management: Spokesperson: Mr. Gerard Shaw, Acting Regional Director - Cape Breton Operations, Atlantic Regional Public Service and Procurement Canada (PWGSC) (See page 20)

5. PLANNING ISSUES:

5.1 Public Participation Program:

a) **Municipal Planning Strategy and Land Use By-law Amendment Application #1023 – Winter Review 2016:** Karen Neville, Planner (See page 32)

5.2 Public Participation Program Request:

a) **Necessary Municipal Planning Strategy Amendment – New Waterford Home Hardware to Former Frank Ongo School Case #1026:** Malcolm Gillis, Director of Planning (See page 45)

5.3 Approval to Advertise:

a) **Zoning Amendment Application #1025 - Bruce Marsh, 17 Point Aconi Road, Bras d'Or (PID 15299936):** Karen Neville, Planner (See page 48)

6. CORPORATE SERVICES ISSUES:

6.1 Completed CBRM Property Inventory: Ken Smith, Planner (See page 52)

6.2 School Closures: Karen Neville, Planner (See page 87)

6.3 Land Use Bylaw and Municipal Planning Strategy Fees - Policy Amendment: Malcolm Gillis, Director of Planning (See page 94)

6.4 Port Morien Development Association – Request for License Indemnification Agreement for PID #15646300: Bill Murphy, Director of Parks, Recreation, Buildings & Facilities (See page 99)

Continued…

7. **PROTECTIVE SERVICES ISSUE:**

   7.1 **Statistical Complaint Report – Dangerous and Unsightly Properties:**
   Richard Wadden, Property Maintenance Inspector (See page 121)

8. **FINANCIAL STATEMENTS: For information only**
   Jennifer Campbell, Manager of Finance (See page 126)

- Legislative
- Administration
- Finance
- Legal
- Human Resources
- Technology & Communications
- Municipal Clerk
- Fiscal Services
- Occupational Health & Safety
- Facilities: Centre 200 & Arenas
- Police Services
- Fire Services (Including EMO)
- Engineering & Public Works
- Water Utility
- Planning
- Recreation

ADJOURNMENT

PROCLAMATION

NORTH AMERICAN OCCUPATIONAL SAFETY AND HEALTH WEEK
"Make Safety a Habit"

Whereas: The residents of the Cape Breton Regional Municipality value safe and healthy workplaces for all of our citizens;

And Whereas: The majority of workplace injuries and fatalities are preventable, however more than 800 workers in Canada and 19 in Nova Scotia die each year from job related injuries, and thousands more suffer occupational injuries and illnesses;

And Whereas: Businesses spend $245 million a year on the costs of the most disabling workplace injuries tied to occupational injuries, health care and illnesses in Nova Scotia;

And Whereas: Safer organizations enjoy increased productivity, higher employee satisfaction and a better reputation, while recording less lost time, and lower workers' compensation and healthcare costs;

And Whereas: During the week of May 1-7, 2016 North American Occupational Safety and Health Week (NAOSH), Government, businesses and corporate/association partners representing businesses will mobilize, in an effort to increase employer, employee and public awareness of being safe and healthy at work and encourage all industries, organizations, community leaders, employers and employees to support activities designed to increase the importance of safe workplaces for all;

Be It Therefore Resolved: That CBRM Council proclaim the week of May1st to May 7th, 2016 as "North American Occupational Safety and Health Week" in the Cape Breton Regional Municipality.

Councillor Jim MacLeod – CBRM District #12

May 2nd, 2016

PROCLAMATION
GAELIC AWARENESS MONTH - 2016

Whereas: May is Gaelic Awareness month and a time to celebrate and create greater awareness of Nova Scotia's Gaelic language and cultural heritage;

And Whereas: In Gaelic tradition, May 1st is the sunny day of the feast of Beltane or La Buidhe Bealltainn, an important day that marks the beginning of the summer season;

And Whereas: Because La Buidhe Bealltainn represents newness and rebirth, it presents a great opportunity for Nova Scotians to learn more about one of the province's early languages and cultures;

And Whereas: Throughout the month of May, the Office of Gaelic Affairs will provide online Gaelic awareness information and learning opportunities, which will include Gaelic expressions, Gaelic foods, Gaelic surnames and a Gaelic map of Nova Scotia;

Be It Therefore Resolved: That, Mayor Cecil P. Clarke and CBRM Council proclaim the month of May as Gaelic Awareness Month to help celebrate Gaelic's presence in the Cape Breton Regional Municipality and to recognize the identify, pride and inspiration for all residents to see the value of the Gaelic language and culture and its significant contribution to our Island and our Province.

Councillor Mae Rowe – District #3 – CBRM

May 2nd, 2016

RESOLUTION

"Falun Dafa"

Whereas:	Falun Dafa is a peaceful cultivation system, following the principles of truth, benevolence, and forbearance, which provides an excellent way of relieving stress, strengthening physical health, and promoting moral standards and social stability;
And Whereas:	Falun Dafa is celebrated in over 80 countries and brings physical and spiritual peace to people around the world and thus benefited our neighborhoods and the whole society since its public introduction in May, 1992.
And Whereas:	Falun Dafa's contribution to the society has been widely recognized and honored around the world;
Be It Therefore Resolved:	That the CBRM Council proclaim the month of May as "Falun Dafa Month" and May 13th, 2016 as Falun Dafa Day in the Cape Breton Regional Municipality.

Councillor Mae Rowe
CBRM Councillor, District #3

May 2nd, 2016

CBRM *A Community of Communities*

Issue Paper

TO: CBRM General Committee

May 2/2016

RE: Synergy Louisbourg

Introduction

As discussed during the Council budget sessions on February 19th, the Chief Administrator and Director of Parks, Recreation, Building & Facilities were directed by Council motion to complete an issue paper on the implications of the presentation of Synergy Louisbourg.

The issue paper and public consultation process that is required before land can be transferred has not been completed. The request for additional consideration since that meeting has required a further presentation to General Committee by the Synergy Louisbourg Group. That presentation will take place during the current meeting of the General Committee.

Recommendation

That the issue paper and the public participation process be completed after the presentation made by Synergy Louisbourg on May 2, 2016 for consideration by Council.

ORIGINAL SIGNED BY

Bill Murphy,
Director of Parks, Recreation
Buildings & Facilities

THE PAST IS PRESENT
LOUISBOURG
LE PASSÉ EST PRÉSENT

April 26, 2016

General Committee
Cape Breton Regional Munieipality
320 Esplanade
Sydney, NS B1P 7B9

Dear Chairperson, CBRM General Committee:

The purpose of this letter is to express the importance of a Synergy Louisbourg Development Society presentation to the General Committee of the Cape Breton Regional Municipality at this time. Approval by the Cape Breton Regional Municipality for the Final Design Concept of the Louisbourg Waterfront Development is essential to realizing the opportunity offered by the current project which is producing detailed design and tender documents for the Louisbourg Waterfront Development.

Synergy Louisbourg is currently working in partnership with the Cape Breton Regional Municipality on the design of the Louisbourg Waterfront Development, including parking and parade areas, as well as repairs/redesign for the Boardwalk and Guy Hiltz Pier. Dillon Consulting Group has been selected to do this work following a CBRM procurement process.

Approval of the Final Design Concept of the Louisbourg Waterfront is paramount in order to capitalize on the investment made in this project. All areas identified in the concept are essential to the fulfillment of the design work. There are also important implications for the funded building concept design which Synergy Louisbourg is poised to move forward.

On July 7, 2015, Council passed a motion to provide both design and construction funding for the waterfront development as well as to transfer the Motorhome Park land for the construction of a Visitor Welcome and Orientation Centre. While the only deed approved to be transferred was that of the land occupied by the Motorhome Park, the design and construction funding was allocated for the boardwalk, pier, parking and parade. Parking and parade elements were identified on land which would remain in CBRM ownership. The budgets approved in that meeting, and the 1/3 contribution from the CBRM ($40K for design and $400K for construction) were calculated based on all the parking and parade elements identified in the spatial plan, including those on lands that would remain in CBRM ownership.

The above requests, along with others as presented to the budget consultations on February 19, 2016, were referred to a second issue paper. It is our understanding that this issue paper will be

presented at the May 2th Council Committee meeting. Approval of the Final Design Concept and making available the lands it identifies for use in the waterfront development is required. Synergy Louisbourg is asking for your assistance to move this matter forward as quickly as possible.

We would be happy to provide further information and answer any questions as needed.

Thank you for your consideration.

Sincerely,

ORIGINAL SIGNED BY

Mitchell Allan McNutt, Executive Director
Destination Louisbourg Partnership

THE PAST IS PRESENT
LOUISBOURG
LE PASSÉ EST PRÉSENT

Synergy Louisbourg Development Society

The Synergy Louisbourg Development Society is a registered, non-profit organization. We are a network of community members, business and non-profit leaders, and government representatives working together to develop and implement a strong and unified plan for tourism growth in Louisbourg from the Lighthouse to the Fortress.

During the past four years Synergy has worked closely with the community to develop a strategic plan. Eleven community consultations have been held with the first ones focused on the potential for projects that would be affordable, achievable, and have economic, social or environmental benefit to the entire destination area. The strategic plan was presented to Cape Breton Regional Municipality (CBRM) Council. A new brand was developed for the community with the tag line "The Past is Present". Through the community consultation process, a spatial plan has been completed, and that plan is supported with a business plan to ensure economic viability. Both the business plan and the spatial plan were finalized and presented to our major funding partners.

The "Louisbourg Waterfront" project is focused on developing a Visitor Welcome and Orientation Centre on the waterfront of Louisbourg. This location would serve to combine the operations of the existing Fortress of Louisbourg Visitor Reception Centre and the Louisbourg Visitor Information Centre. As a "100% point" it will become the first stop for all the visitors to the Fortress of Louisbourg. This development will actively redirect the 80,000+ people who visit the Fortress, having them to stop in the core of the community. With this goal reached, Louisbourg will be best positioned to showcase additional highlights of our community such as seeing a show at the Playhouse, visiting the S & L museum, walking along the boardwalk or on the walking trails, stopping for a meal at a local restaurant and/or staying overnight in one of the local accommodations. This will generate more business opportunities and provide a greater economic return for those already in the community. A stronger economy means more jobs in Louisbourg. After consultation in public meetings and requests for suggestions from the community, the proposed name for the new waterfront centre is the Louisbourg Wharf.

Waterfront Development

Through Atlantic Canada Opportunities Agency (ACOA) funding, along with a contribution from CBRM, a consulting firm has been engaged to complete tender-ready designs for the waterfront development of the boardwalk, pier, parking and parade elements of the spatial plan. Synergy Louisbourg is currently seeking CBRM approval for the use of the publicly owned land

for the parking and parade elements. Municipal agreement on the boardwalk and pier as well as the Crabwalk elements is currently in place and this work is proceeding as planned.

Signage Plan

Through ACOA and Tourism Nova Scotia (TNS) funding Synergy Louisbourg and partners are able to implement a community sign plan. This includes new street signs for the community with decorative posts to align with the existing light posts for Main Street. The sign plan offers support to participating local non-profits and the business community.

Website Development

www.louisbourg.ca is the official website Synergy Louisbourg has developed for the community. Many businesses have provided information to the site. The collective goal is to capture all that Louisbourg has to offer for both residents and visitors and have the information remain available and current in one central location.

Louisbourg Visitor Information Centre (VIC)

In 2014 and 2015, with the support of Destination Cape Breton Association (DCBA) and Parks Canada (PCA), Synergy Louisbourg has operated the VIC. The VIC has been operated from the former Louisbourg Town Hall building. The lack of appropriately placed signage and visible parking at this location has seen a continued decrease in usage paralleled by an Island-wide decrease in VIC visitation. Synergy Louisbourg has obtained CBRM support to address this challenge by moving the visitor services operation to the waterfront's former Motorhome Park. Once an agreement is in place for the 2016 Visitor Season any work necessary to make this an excellent first impression of Louisbourg will need to be completed prior to June 1, 2016. Given this opportunity, Louisbourg will he well positioned to ensure effeetive way-finding signage to direct visitors to an area with the capacity to provide additional products and services (i.e. high quality local crafts through a partnership with the Cape Breton Centre for Craft and Design). The goals are to continue the development of the community's waterfront (100% point), enhance opportunities for visitor experiences from the first moment of entry into the community.

LOUISBOURG
Waterfront Development

COUNCIL PRESENTATION

May 2, 2016

GLENN GROUP
LANDSCAPE ARCHITECTS & PARK PLANNERS

SPATIAL PLAN - 2015

Presentations to Council to date

1. 19/08/14 - Frenchvale Firehall - Presentation of the Draft Spatial Plan
2. 13/03/15 – Council Chambers – Budget Committee
3. 07/07/15 - North Sydney Town Hall - Presentation of the issue paper on the Louisbourg Spatial Plan
4. 19/02/16 – Presentation to Council - Presentation to address gaps in the issue paper and the related motion.

SPATIAL PLAN 2015

1. Components
   - Visitor Centre
   - Commercial Opportunities
   - Parade
   - Crabwalk
   - Parking (229 stalls)
   - Ferry Service
2. Budget ~ $2,100,000

CONCEPT PLAN 2016

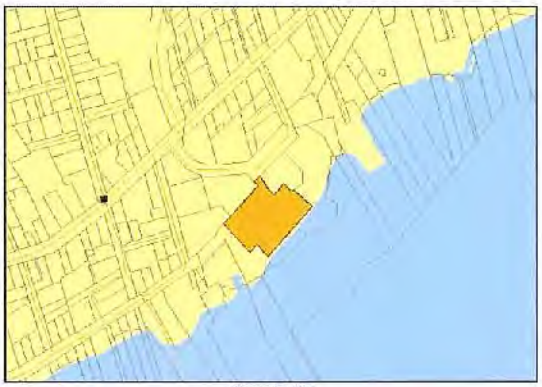
1. Components
   - Parade
   - Crabwalk
   - Parking
   - Boardwalk & Pier
2. Budget ~ $1,200,000 July 2015

CONCEPT PLAN - 2016

Rebranding boardwalk as Crabwalk

- Development of "parade" link boardwalk to accommodate
- Visitor access to a proposed visitor centre linking existing and proposed parking

Due diligence – survey, engineering investigation

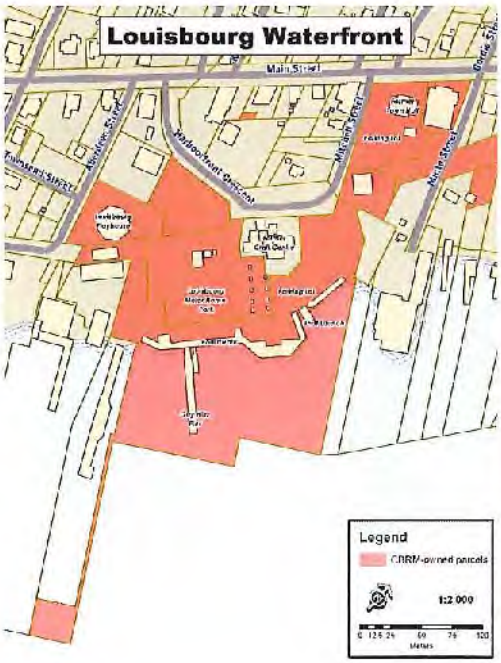


Selected Index: None
Highlighted PID: 15659378
Management Unit: MU0329

CONCEPT PLAN EXTENTS - 2016

Need understanding of where future visitor centre buildings might go. Shape, size, location to design services and circulation.

Preliminary scheme for building cluster between boardwalk and parking lot – Trailer Park Parcel was developed to inform Visitor Centre Building design and possible site layout.



Louisbourg Boardwalk
with Buildings & Parking
Concept Plan 2016 - PID #15659378
GLENN GROUP

Stop Sign
Attraction Sign
Stop Sign
Picnic Shelter
Crabwalk Gate Feature
Parade
Upgraded Boardwalk
Nature Playground
Vendor Carts
Theatre Mount
Interpretive Signs
Flag
Main Parking
Lights
Bus Loop
Drop Off
Sculptures
Bike Rack
Frederick Syle Gate
Ferry Dock
Crabwalk Features
Wharf

NEXT STEPS

Visitor Centre Building Concept design work is ready to proceed

2016 Operation Season Urgency

- Ready to implement full way finding signage package in order to accurately inform visitors and direct them to this waterfront location. We have been working with staff to move this forward.
- Ready to transform Motorhome park buildings to temporary visitor centre and high quality craft outlet.
- Finalize agreement to authorize use of Motorhome site.

COUNCIL CONSIDERATION

Following the 2015 Spatial Plan intent, Synergy Louisbourg asks Council to allow:

1. Use of land between boardwalk and PID #15659378 for Visitor Centre (need 4436 m^2) so design work can proceed
2. Approval of Waterfront design in order to carry on with Visitor Centre Concept Design
3. Implement **all** wayfinding signage immediately for 2016 operation season
4. Use **all** areas identified, including relocation of playground function (PID# 15659360 ~2607 m^2) for parking development
5. Approval to immediately start preparing existing buildings for 2016 visitor season

Respect • Integrity • Excellence • Leadership

Serving GOVERNMENT. Serving CANADIANS.

Public Works and Government Services Canada (PWGSC) Atlantic Region

Cape Breton Operations – Portfolio Management

Presentation to:
Cape Breton Regional Municipality
May 2, 2016

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Presentation Outline

- Overview of Cape Breton Operations (CBO)
- Situating CBO portfolio management within federal *Policy on the Management of Real Property*
- Overview of CBO Portfolio Segments
- CBO Portfolio Planning and Divestiture Framework
- Engaging the Cape Breton Regional Municipality (CBRM)

2

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

PWGSC - Cape Breton Operations (CBO)

- PWGSC inherited three business lines from ECBC in June 2014
  - Includes all employees, real property, contracts and other obligations associated with the following business lines:

1. **Portfolio Management and Divestiture**
   - 35% increase in PWGSC portfolio;
   - Diverse portfolio: includes a mix of properties to be retained in the federal inventory and properties available for disposal/ reintegration into the community.
2. **Environmental Legacy Obligations**
   - Managing Environmental impacts of 200 years of coal mining;
   - Long term custodial obligations – mine water treatment, site monitoring, subsidence management.
3. **Human Resources (HR) Legacy Obligations**
   - Former Miner Benefits: early retirement, workers compensation, medical and life insurance, and the domestic coal program;
   - Decreasing Liability on an annual basis.

3

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Situating CBO portfolio management within the federal *Policy on the Management of Real Property*

Treasury Board (TB) *Policy of the Management of Real Property*

- Retain properties for which there is a program purpose;
- Sound stewardship;
- Good neighbour policy;
- Disposal process considerations:
  - Priority Circulation Process: federal, provincial, municipal;
  - Canada Lands Company;
  - Aboriginal consultation: role of the Kwilmu'kw Maw-klusuaqn Mi'kmaq Rights Initiative (KMK);
  - Transfers at market value (includes provision for valuation based on public purpose transfers);
  - Due diligence activities.

4

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

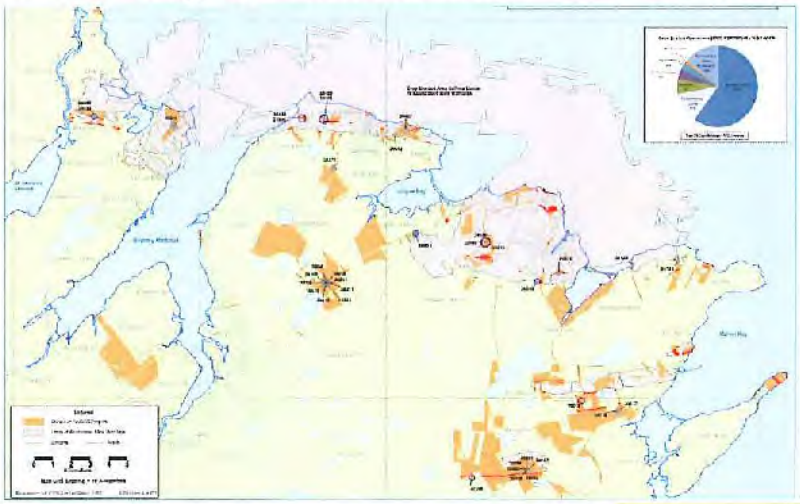
Situating CBO portfolio management within the federal *Policy on the Management of Real Property*

Treasury Board (TB) Policy of the Management of Real Property (con'd)

- Variety of marketing strategies:
  - Fair, open and transparent process in marketing to private sector;
  - Includes a Memorandum of Understanding (MOU) with Canadian Real Estate Association (CREA).

5

Portfolio Management and Divestiture - Portfolio Distribution

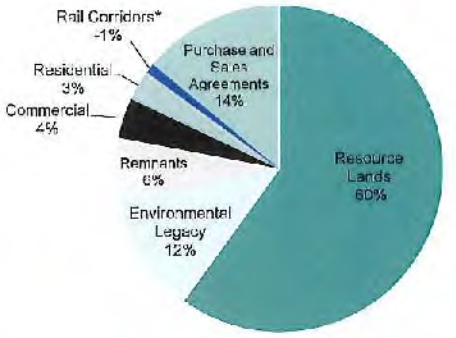


6

Portfolio Overview

Portfolio Segments – Quick Facts
Resource Lands Size range from 20 m2 to 500 ha average size is 150ha
Environmental Legacy Size range from 7ha to 60ha
Commercial properties Size range from 0.5 ha to 225 acres Zoned Commercial
Residential properties Size range from 600 m2 to 1 ha
Rail Corridors 38 km of 100' wide corridors * Less than 1% of total area
Remnants •Size range from 0.5 ha to 2 ha
4930 hectares/ 460 properties (consolidated) PILT : $479,000 payments / $15M assessed value

CBO PORTFOLIO - % BY AREA



30% of properties – 75% of holdings by area

7

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Environmental Legacy

- Long term custodial obligations for 12 % of the overall portfolio related to coal mining legacy of industrial Cape Breton.
- The environmental legacy portfolio is divided into three segments:
  1. Mine water: contaminated water from underground mine workings.
  2. Mine rock treatment: contaminated acid drainage from above ground mine rock piles.
  3. CBO properties affected by subsidence: related to unstable underground mine workings.

8

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Purchase and Sale Agreements

- Agreements in place for 21 properties – 14% of overall portfolio.
- Six CBRM land transfers and 15 to other private interests.
- CBRM land transfers include:
  - South Bar – 21 acres undeveloped residential lots, New Victoria;
  - Point Edward – 924 acres unimproved resource land, potential for harbour related development;
  - Three Sydney harbour properties adjacent to the Marine Terminal – eight acres and water lot, including the former Royal Cape Breton Yacht Club property and infrastructure for a 21 slip marina;
  - Portion of former Atomic Energy of Canada Ltd. (AECL) heavy water plant property (completed) – 140 acres containing municipal infrastructure.
- Significant Aboriginal consultation was required; accommodation required (250 acres of resource land).

9

Public Works and Government Services Canada / Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Resource Lands (3540 ha)

- Represents 60% of the portfolio, with large blocks of land contiguous to former mining operations.
- Timber resources:
  - Previous revenue through stumpage fees;
  - Cutting discontinued prior to dissolution - limited road access to timber resources.
- Potential markets:
  - Province of Nova Scotia: acquisition as provincial Crown lands (?)
  - Private forestry interests
  - Cape Breton Regional Municipality (?)
- Low cost and low risk to manage.

10

Public Works and Government Services Canada / Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Commercial

Generally in commercial areas or commercially zoned areas.

- Offices and Business Centres – three properties with five buildings:
  - Wentworth Court and MacDonald House, Sydney (70 Crescent St. – federal office accommodation);
  - New Waterford Business Centre;
  - Port Hawkesbury Business Centre.
- Large Development Parcels (commercial components):
  - Former Lands of AECL (heavy water plant) Glace Bay;
  - Edwards Farm property.
- Individual Commercial lots dispersed throughout CBRM communities.
- Ben Eoin Recreation Complex: ground lease to marina; 15 lot residential subdivision and four acre commercial lot, adjacent to ski hill

11

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments – Commercial (Office and Business Centres)

- Facilities are in good to excellent condition.
- Sydney:
  - 70 Crescent St. – federal office accommodation
  - MacDonald House – 3rd party tenants (not for profits)
- New Waterford:
  - Business Centre, third party tenants
  - Provincial Department of Justice
- Port Hawkesbury:
  - Business Centre – Atlantic Canada Opportunities Agency (ACOA) and third party tenant

12

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Other Commercial Properties

Point Edward Farm (former Industrial Estates property)
2070 Shore Road, Edwardsville, CBRM

Two separate parcels:

1) 38.8 ha site / 2 buildings:
   - File records and storage
   - 510 and 260 m2
   - Construction: 1982
   - Renovated in 2011/12

2) 1.71 ha acre site/ 2 buildings:
   - 10 year lease to own agreement

13

Public Works and Government Services Canada / Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Commercial (con'd)

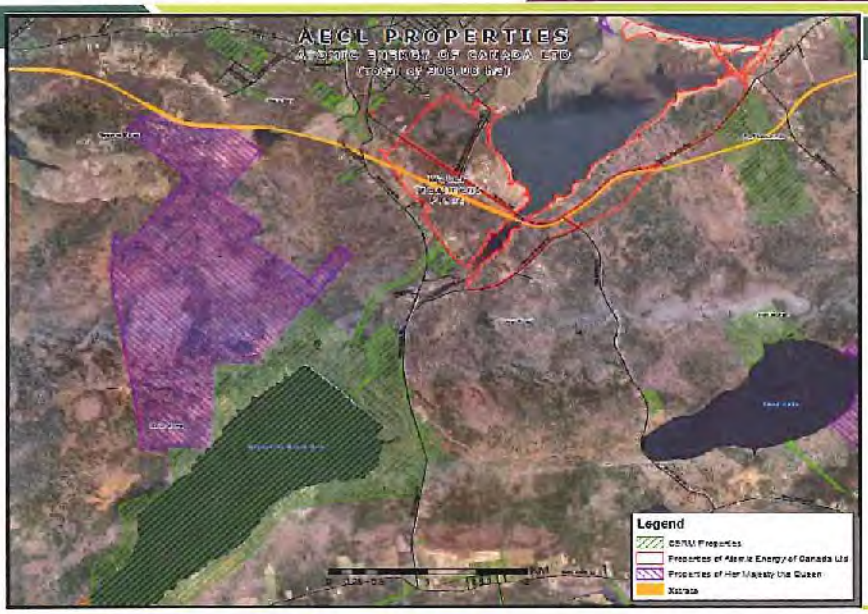
Former Atomic Energy of Canada Ltd. (AECL) lands, Glace Bay
(Mix of commercial, residential, resource)

- ECBC acquired from AECL in 2012:
  - Site cleared; fully remediated to commercial and residential standards.
  - Development parcel.
- Site Area:
  - 300 ha / six parcels.
  - Includes a popular local beach and bird sanctuary.
- Portion of the site – Purchase and Sale Agreement with CBRM for municipal infrastructure, including a water treatment plant, sewage lift station and water lines. This transfer is completed.

14

Public Works and Government Services Canada / Travaux publics et Services gouvernementaux Canada

Canada



Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Residential

Two subdivisions (25 lots) and individual residential lots :

- Ben Eoin subdivision (Aerie Estates)
  - 15 lots
- Maplewood Drive subdivision, Glace Bay (Phalen's Road)
  - 14 lots sold
  - 10 lots remaining
- Individual parcels and building lots dispersed throughout CBRM communities.

16

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio segments - Rail Transmission Corridors

- 35 kilometres of rail corridor, including three main rail lines and associated spurs, approximately 100 feet wide;
- Run from Victoria Junction to Louisbourg on two main lines and spur lines;
- Informal use of portions for linear recreation trails;
- Requires some maintenance and culvert replacement to prevent localized flooding;
- Potential transfers:
  - CBRM to form part of a linear recreation corridor;
  - Province of Nova Scotia to form part of a linear recreation corridor;
  - Adjacent property owners.

17

Public Works and Government Services Canada / Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Segments - Remnant Parcels

- Result of Dominion Coal Co. acquisitions:
  - Includes existing and future road reserves; in some cases, roads form part of municipal road networks.
  - Land locked parcels between houses and streets.
  - Honey lanes.
  - Parcels adjacent to rail lines – intended for sidings, sight lines, etc.
- Potential transfers:
  - To CBRM related to municipal infrastructure;
  - To adjacent land owners.

18

Public Works and Government Services Canada / Travaux publics et Services gouvernementaux Canada

Canada

CBO Properties in use as municipal recreation facilities

- Dominion No. 6 Recreational Field – Glace Bay
- Dominion No. 21 Community Park – Birch Grove
- Dominion No. 5/10 Community Park – Reserve Mines
- Plummer Ave Ball Field – New Waterford
- Scotchtown Summit Park
- Princess Walking Trail

19

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Management and Divestiture

Key Portfolio Issues:

- Subsidence from mine workings – how does it affect property holdings
- Encroachments:
  - 300 +/- identified encroachments on CBO lands;
- Local real estate market;
- Community context:
  - Ongoing environmental stewardship obligations for mine impacted CBO properties;
  - Change in mandate from ECBC to PWGSC;
  - Two First Nations communities; historic basis for aboriginal accommodation;
  - Minimize impacts of phased CBO divestiture on local real estate markets;
  - Ongoing consultation with CBRM.

20

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Planning Framework

The portfolio is a mix of environmentally impacted and non-impacted lands, facilities, and CBRM market realities that requires a three pillar planning framework:

Environmental Legacy	Divestiture Strategy	Management Plan
To manage ongoing custodial responsibilities related to the core environmental legacy portfolio. This portion of the portfolio is not subject to divestiture. Focused on sound stewardship.	To manage disposition of the surplus portfolio and non-core assets over time, working with partners and community stakeholders. Plan requires adherence to federal policy requirements, and demonstration of effective financial stewardship. Effective stakeholder management and partnerships is essential.	To manage the portfolio on an ongoing basis, in recognition that portions of the portfolio surplus to requirements may be challenging to divest. Plan supports phased divestiture where appropriate and demonstrates sound stewardship. Focused on minimizing risks associated with custodianship of non-core assets.

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Portfolio Management – Next Steps

- Continued consultation with the Province of Nova Scotia and CBRM on properties of priority interest; develop a phased disposal approach.
- Continue Aboriginal consultation.
- Listing and disposal/transfer of priority disposals including some commercial and recreational properties.
- Preparing next phase of remaining disposals

22

Public Works and Government Services Canada | Travaux publics et Services gouvernementaux Canada

Canada

Questions?

23

Public Participation Program – Municipal Planning Strategy and Land Use By-law Amendment Application #1023 – Winter Review 2016:

Motion:
Moved by Councillor Eldon MacDonald, seconded by Councillor Saccary, to adopt, by Resolution, a Public Participation Program to be held at the May General Committee meeting, to consider the proposed Municipal Planning Strategy and Land Use By-Law amendments as outlined in the staff report dated April 13th, 2016.
Motion Carried.

Municipal Planning Strategy and Land Use By-law Amendment Application #1023 – Winter Review 2016:

Ms. Karen Neville, Planner, provided background information concerning this issue. It was advised that due to staffing issues, a winter review has not taken place for a number of years. She informed the Committee that the review process is initiated by staff at the end of each building season to improve the implementation of planning documents for the next building season.

Mr. Malcolm Gillis, Director of Planning, and Ms. Neville, reviewed the proposed amendments to the Municipal Planning Strategy and the CBRM Land Use By-Law.

After discussion, the following motion was put forth;

Motion:
Moved by Councillor MacLeod, seconded by Councillor Rowe, that a recommendation be made to Council, to adopt by Resolution a Public Participation Program to be held at the May General Committee meeting, to consider the proposed Municipal Planning Strategy and Land Use By-Law amendments as outlined in the staff report dated March 31st, 2016.
Motion Carried.

CBRM

A Community of Communities

TO: **CBRM Council**

FROM: **Karen Neville and Malcolm Gillis**

SUBJECT: **Municipal Planning Strategy and Land Use By-law Amendment Application – 1023 Winter Review 2016**

DATE: **April 13th, 2016**

Introduction

The CBRM's first Municipal Planning Strategy (MPS) and Land Use By-law (LUB) were adopted in the summer of 2004, since that time it has been the practise of the Planning and Development Department to undertake a winter review of each document. Due to staffing issues, a winter review has not taken place for a number of years. The purpose of these winter reviews was to put forth amendments initiated by staff at the end of each building season to improve the implementation of planning documents for the next building season beginning in the spring.

Planning documents are not static documents, but rather are meant to evolve as a community grows and changes. Because of this it is important that these documents are reviewed periodically to ensure they are still achieving the goals of the community. To achieve this staff would like to put forward a series of proposed amendments to the MPS and LUB that should be considered. These amendments are not meant to change the substance or direction of the LUB, but rather make the LUB easier to read for those who administer and those who must comply with its provisions.

Proposed Amendments to the Municipal Planning Strategy and Land Use Bylaw

Part 2, Policy 5.a

Part 2 of the Planning Strategy is focused on sales and service business developments. The objective of Policy 5 of this Part is to recognize the legitimacy of established business developments along major transportation corridors where commercial zoning would not be appropriate to be in effect throughout the corridor e.g. Alexandra Street Sydney , Halfway Road Sydney Mines. However, the Policy 5.a doesn't make it clear additional business developments could co-exist at any of these sites and that a change in land use or an additional land use would be appropriate if regulated by Site Plan Approval. Staff does not believe it was intended to read that way and it should be revised to give clear direction to the Land Use Bylaw regarding the range of development options.

Policy S of Part 2 is implemented in Part 51 of the Land Use Bylaw. The above referenced clarification in policy direction should be reflected with appropriately re-worded provisions in the Land Use Bylaw.

It is recommended that Part 2, Policy 5.a be revised to make it clear the Land Use Bylaw should permit additional business developments and conversions of existing business developments by Site Plan Approval at sites subject to this Policy and that Part S1 of the Land Use Bylaw also be amended accordingly.

Part 2, Policy 5.b.3

This Policy is focused on the corridor of Grand Lake Road/Sydney Road where the speed limit is 80 kilometers. It was the subject of a traffic study approximately 10 years ago commissioned by CBRM and the Nova Scotia Department of Transportation and Infrastructure Renewal. The study's recommendation was that the primary function of this corridor was to be an efficient commuter route between Sydney and Glace Bay.

The objective of the study was included as policy in the CBRM Planning Strategy and its recommendations were implemented as provisions in the CBRM Land Use Bylaw including the following.

- While expansion of existing developments, or a change in business use of these existing sites within a range of similar uses will be permitted,
- No new business developments on previously undeveloped sites, or sites unoccupied with business development, are permitted, unless the site can be accessed via a signalized intersection.
- No residential developments large enough to generate more than a minimum use generation of motor vehicle traffic, unless the site can be accessed via a signalized intersection.
- All building lots must have a minimum of 150 ft. of Road frontage and flag shaped lot development is banned.

One minor change is proposed to Planning Strategy policy that will provide more flexibility allowing other business developments along with the current business provided there is no significant increase in the volume of traffic generated.

While the study advocated existing business developments should not be legally classified as non-conforming, the current range of optional permitted uses for each existing business development site in the Land Use Bylaw is too broad to comply with the traffic management objectives. In other words the Land Use Bylaw is contradicting the direction of the Planning Strategy it is supposed to be implementing.

It is recommended that Part S1 of the Land Use Bylaw be amended to bring the range of permitted optional uses for each current business development along the corridor of Grand Lake Road where the speed limit is 80 kilometer in compliance with the objectives of the study, the Planning Strategy and the Province's Traffic Authority.

Part 3 Policy 19 Novaporte

Almost 40 years ago the Agricultural Division of DEVCO assembled approximately 1,300 acres of land in the Point Edward Peninsula and started an experimental farm. Only a very small percentage of it was ever utilized for agricultural production and the buildings now have a different purpose. It is the larger undeveloped part of this land assembly which has recently been conveyed by Public Works Canada to the CBRM and First Nations to be held in reserve for future port development associated with the Sydport and Novaporte sites (a.k.a. the Greenfield site in Edwardsville). Planning Strategy policy deliberately remained neutral as to the appropriate designation for this large landholding until "... discussions with ECBC ..." were to take place to determine its highest and best use. That's been answered with the

willingness of the Federal Government to convey it to the CBRM to be used in conjunction with Novaporte. Now that this conveyance has taken place Planning Strategy policy should be updated to reflect this. Since its adoption in 2004, Planning Strategy policy designated Sydport and the Greenfield site for port related development, but policy should be updated to reflect the clear connection amongst the three above referenced sites.

It is recommended that Part 3, Policy 19 of the Planning Strategy be revised to articulate the interrelationship among Sydport, the Greenfield site, and the lands assembled by DEVCO in support of port development.

Proposed Amendments to just the Land Use By-law

Part 2 General Provisions for All Zones

Section 1 Accessory Buildings

The provisions associated with accessory buildings are some of the most implemented in the LUB, as a result, staff have several recommendations to improve their implementation. When it comes to a maximum size for accessory buildings there needs to be a clear distinction of between detached and attached accessory buildings. An attached accessory building is considered to be part of the main building and as a result should comply with the development standards of a main building and not the development standards for a detached accessory building. Because of this Section 1 should be amendment to distinguish between the development standards that apply to a detached accessory building vs an attached accessory building.

It is recommended that Sections 1 be amended to identity the development standards for detached and attached accessory buildings.

Detached accessory buildings with a floor area of 100ft^2 or less do not require a Development Permit; however, detached accessory buildings with a floor area of 100ft^2 or less are still used when calculating the total lot coverage.

It is recommended that a statement be added to Subsection a. 4. and Subsection d. which references the fact that detached accessory building with a floor area of 100ft^2 or less will be used in the calculation of the total lot coverage for accessory buildings.

Currently Subsection c. identifies the minimum setbacks for detached or attached accessory buildings when in fact an attached accessory building must comply with the setbacks for a main building.

It is recommended that 'attached' be removed from Subsection c.

To aid in its implementation, Section 1 should be reformatted to clearly identify the provisions that apply to all accessory buildings and those that apply specifically to residential accessory buildings.

It is recommended that Section 1 be reformatted to clearly identify which provisions apply to residential accessory buildings and those provisions that apply to all accessory buildings.

Section 6 Conversion of former community or educational service building

As the result of changing economic, demographic, and social conditions many community and educational service buildings are no longer being used for the purposes for which they were originally intended. To prevent these buildings from remaining empty, the LUB allows this buildings to be converted to a range of optional uses.

The range of optional uses includes apartment buildings and dwelling units within a mixed use building, but townhouse is not listed as one these optional uses. Apartment buildings and townhouses are both residential buildings with three or more dwelling units, so it is reasonable that a townhouse be included in the list of optional uses permitted in the conversion of former community or educational service buildings.

It is recommended that townhouse be added to list of optional uses for former community or educational service buildings.

In addition, nursing home are considered to be permitted in former community or educational service buildings; however nursing homes are permitted in all zones, except the Public Water Supply zone, in accordance with the provisions of Section 2S of the LUB. Because of this it is not necessary for nursing home to be listed in Section 6.

It is recommended that nursing home be deleted from Section 6 Conversion of former community or educational service building.

There are a number of large municipally owned buildings, in particular buildings with recreational uses, which are located within residential neighbourhoods. Similar to community or educational service buildings these building should have the opportunity to be converted to the list of optional uses in Section 6.

It is recommended that Section 6 should be amended to include municipally owned buildings.

Section 9 Existing Buildings and Non-compliance with Lot parcel development Requirements – Repair, Reconstruction and Additions

The LUB recognizes the legitimacy of buildings that were established prior to the adoption of the LUB that are unable to meet lot parcel development requirements. The third bullet of Section 9 includes the phrase 'having less the minimum', however it is not necessary due to the fact this phrase is also included in the introductory text. Because of this 'having less the minimum' should be deleted from the third bullet.

It is recommended that the phrase 'having the minimum' be removed from Section 9.

Section 16 Frontage on a Public street/road

According to the LUB, Development Permits shall not be issued unless the lot parcel has frontage on a public street. That being said, the LUB does identify a number of exceptions to that rule. One such exception enables a Development Permit to be issued for a lot parcel serviced by a Municipal sewer main which has frontage along a private road (S16 b.4.). The use of the term private road in this provision is incorrect, the term used should be unlisted road. There are other provisions with found in Subsection b. which apply to lot parcels fronting on a private road.

It is recommended that private road be removed from Subsection 16 b. 4. and replaced with unlisted road.

Section 17 Home Business

The LUB recognizes a range of service businesses permitted to be operated from a residential property. Home businesses are becoming more common; as a result staff have several recommendations to improve the implementation of the home business provisions.

The LUB permits a home business to be operated within the residential dwelling or within a residential accessory building. There are specific provisions that limit the floor area within a dwelling unit devoted to a home business, but there is no such provision for an accessory building.

It is recommended that a provision be added to Section 17 to regulate the floor area devoted to a home business within a residential accessory building.

Due to the increase in popularity of home businesses, we are experiencing an increase in business vehicles associated with a home business being stored on residential property. There is a provision within the LUB which restricts the storage of motor vehicles associated with a business development to one on properties where the type of business use is not permitted (Section 31). This provision does not apply to motor vehicles related with a home business, because the use is permitted on the property. Because of this, it would be beneficial to add provisions regulating business vehicles connected with a home business in both Section 17 and Section 31 of the LUB. To aid in the implementation of these provisions a definition for business vehicle should also be added to the LUB.

It is recommended that Section 17 Home Business and Section 31 Parking of Motor Vehicles Owned by a Business Development be amended by adding provisions limiting the number of business vehicles associated with a home business to be kept on a property to two. In addition, a provision should be added to Section 17 identifying signage that is acceptable on a business vehicle.

Animal (domestic) grooming is considered to be an acceptable home business, but animal sitting is not. Because of a provision should be added to Section 17 that states that animal (domestic) grooming does not include animal sitting. For further clarification a definition for animal (domestic) grooming and animal sitting should be added to the LUB.

It is recommended that a provision be added to Section 17 Home Business that states animal (domestic) grooming does not include animal sitting.

Section 18 Irregular, or Flag-Shaped Lot Parcel

The LUB allows for lot parcels with a minimum lot parcel frontage of 20 feet, however there are zones within the LUB that have specific lot parcel frontage requirements that are larger than 20 feet.

It is recommended that Section 18 Irregular, or Flag-Shaped Lot Parcel be amended to include the statement 'unless there is a specific provision for a land use in the text of a particular zone'.

Section 19 Lot Parcel Development Requirements

The LUB has a provision that waives the side yard setback requirement for a select number of building types. This provision is most often used for semi-detached dwellings. The so-called company homes, which are so prevalent in the coal colliery towns and in neighbourhoods of Sydney in proximity to the former steel plant site, are the best and most common examples of this type of residential construction. This provision also applies to any sales or service establishment, but it does not apply to recreational buildings. The exception to lot boundary setback does not except compliance with all other applicable provisions of the LUB as well as the CBRM Subdivision and Building By-laws and the Provincial Building Code.

It is recommended that recreational buildings be added to the list of uses that are eligible to waive yard setbacks found in Section 19 Lot Parcel Development Requirements.

Section 29 Parking Area Standards

When the LUB was drafted it was envisioned that the By-law would come into effect as of July 1st, 2004; however, its effective date was not until August of 2004. Part 2, Section 29, Subsection c.9 includes a provision which references buildings that existed as of July 1, 2004, which is actually prior to the By-law coming into effect.

It is recommended that the date July 1st, 2004 be removed from Subsection c. 9 of Section 29 Parking Area Standards and replaced with the phrase 'meet the definition of existing in this By-law'.

The provisions for parking area standards are separated into standards for more than three parking spaces and three or fewer parking spaces. The provisions for parking areas of three or fewer parking spaces requires that driveways be setback 3ft from a lot parcel boundary; however, this is not meant to apply to residential development.

It is recommended that Subsection 29 d.3 of Part 29 Parking Area Standards be amended by adding a sentence stating that the requirement for a driveway to be setback 3ft from a lot parcel boundary does not apply to residential development.

Section 30 Parking Requirements According to Land Use Type

The intention of the introductory text for Section 30 Parking Requirements According to Land Use Type is to identify that the off-street parking area for a building is required to be on the same lot and within a zone that permits the building or use; however the wording of this Section could be modified to clarify this intent.

It is recommended that Section 30 Parking Requirements According to Land Use Type be amended to clarify that the parking areas for every building must be located on the same lot and within a zone that permits the use.

Section 42 Utility Scale Wind Turbines

While the municipality has the authority to regulate utility scale wind turbines, the CBRM is also obligated to inform the Department of National Defense when it is in receipt of an application for a utility scale wind turbine. To aid in this notification process a mailing address was included in Section 42, Part 2 of the LUB; however, there is a possibility that this address could change overtime. Therefore, it should be removed from the LUB.

It is recommended that the address for the Department of National Defense be removed from Section 42 Utility Scale Wind Turbines.

Part 3 Downtown Central Business District (CBD) Zone

The Downtown Central Business District (CBD) Zone permits a wide range of business uses with little or no development restrictions. In the CBD a building can occupy 100% of the lot area, which results in densely development downtowns; however, this can become problematic when the CBD zone abuts a residential zone. Because of this, a provision should be added to the CBD zone that requires a business to be screened from a property in an abutting residential zone.

It is recommended that screening provisions from an adjacent residential zone be added to the Downtown Central Business District (CBD) Zone.

Part 4 Downtown Sydney Waterfront (DWZ) ZONE

Restaurants serving alcohol beverages is listed as permitted use within the Part 4 Downtown Sydney Waterfront (DWZ) ZONE. The phrase 'serving alcohol beverages' should be removed because the serving of alcohol beverage is considered to be an accessory use to a restaurant and alcohol beverage service establishment is also listed as a permitted use within this zone.

It is recommended that restaurants serving alcohol beverages be replaced with restaurants in Section 1 of Part 4 Downtown Sydney Waterfront (DWZ) ZONE.

Part S Arterial Business Corridor (ABC) Zone

The ABC zones permits a range of manufacturing, recreational, residential, sales, service, and transportation uses. The ABC zone identifies that animal shelter and animal sitting establishment are only permitted in areas without municipal water and sewer. It is proposed that a definition of animal sitting establishment be added to the LUB which limits animal sitting to a period less than 24 hours. This definition is in contrast to an animal shelter which permits animals to be kept on site for a period longer than 24 hours. Due to the limited timeframe for an animal sitting establishment and the range of uses within the ACB zone, it would be appropriate for animal sitting establishments to be permitted throughout the ABC zone regardless of municipal servicing.

It is recommended that animal sitting establishment be considered a permitted uses in Part S Arterial Business Corridor (ABC) Zone.

Lot parcel development standards within the ABC zone requires a minimum public street frontage of 150ft. While this 150ft public street frontage is not intended to apply to a single unit dwelling or a two unit dwelling within the ABC zone, this intention is not clear; because of this Subsection 2 b. 1 should be amended.

It is recommended that Subsection 2 b.1 of the Arterial Business Corridor zone be amended to state that the minimum 150ft public street frontage does not apply to a single unit dwelling or a two unit dwelling.

Part 6 Boularderie Island Business Corridor (BBC) ZONE

Currently kennels, animal shelter, and animal sitting establishments are not permitted in areas serviced with both municipal water and sewer in the Boularderie Island Business Corridor (BBC) zone. However, there are no areas within the BBC zone that are serviced by both municipal water and sewer.

It is recommended that Part 6 Boularderie Island Business Corridor (BBC) ZONE be amended by deleting 'kennels are not permitted in areas serviced with both Municipal water and sewer' and 'animal shelters, and animal sitting establishments are not permitted in areas serviced with both Municipal water and sewer' from the list of permitted uses.

Part 18 Residential Urban C (RUC) Zone and Part 42 Rural CBRM (RCB-NM) Zone

Both the Residential Urban C (RUC) and the Rural CBRM (RCB-NM) Zones have special provisions for Grand Lake Road/Sydney Road. These provisions recognize existing businesses and properties along the 80km speed limit of Grand Lake Road and Sydney Road. The inclusion of these provisions takes direction from Policy S.b.3 of Part 2 of the Municipal Planning Strategy as well as Part 51 of the LUB. The special provisions for Grand Lake Road and Sydney Road state that no Development Permit shall be issued for a list of uses on lot parcels that are not identified in Part 51 of the LUB. One of those uses is private recreational; however, there is no definition for private recreational use. That being said, the LUB does define recreational business establishment.

It is recommended that private recreational be replaced by recreational business establishment in the Special Provision for Grand Lake Road/Sydney Road Sections of the Residential Urban C (RUC) and Rural CBRM (RCB-NM) Zones of the LUB

Part 18 Residential Urban C (RUC) Zone and Part 19 Residential Urban D (RUD) Zone

The MPS recognizes agricultural livestock operations as an inappropriate type of development in business development zones and higher density residential zones, that being said some of the urban residential zones contain large lot parcels in areas of low density. Because of this, Part 18 Residential Urban C and Part 19 Residential Urban D have provisions regulating agricultural uses. These provisions include setback requirements for new agricultural buildings; however it is not clear if this setback applies to all agricultural buildings or only those buildings housing livestock.

It is recommended that Subsection 4.c. of Part 18 Residential Urban C and Part 19 Residential Urban D be amended to identify a setback for new agricultural buildings used for the purposes of rearing and caring for animals.

Part 24 Apartment Building A (ABA), Part 25 Apartment Building (ABB) Zone, and Part 26 Apartment Building X (ABX) Zone

All of the Urban Residential Zones, with the exception of the Apartment Building A (ABA), Apartment Building B (ABB), and Apartment Building X (ABX) Zone, includes day cares as a permitted use.

It is recommended that day care be added to the list of permitted uses in the ABA, ABB, and ABX zones.

Part 29 Northside Business Park (NBP) Zone

Animal care is listed as a permitted use within the Northside Business Park (NBP) Zone, yet the LUB does not define animal care.

It is recommended that animal care be removed from the permitted uses in NBP zone and replaced with animal (domestic) care facilities.

Part 34 Regional Industrial Utility (IUR) Zone

Part 34 Regional Industrial Utility (IUR) Zone identifies coal retail distribution facilities as a sales use; however, coal retail distribution facilities is a transportation use.

It is recommended that coal retail distribution facilities be deleted from Section 1 of Part 34 Regional Industrial Utility (IUR) Zone.

Part 35 Lingan Corridor Comprehensive Development District (LCD) Zone

Part 35 Lingan Corridor Comprehensive Development District (LCD) Zone identifies amusement park as a service use; however, an amusement park is a recreational use.

It is recommended that amusement park be deleted from Section 2 of Part 35 Lingan Corridor Comprehensive Development District (LCD) Zone.

Part 41 Rural CBRM (RCB) Zone, Part 42 Rural CBRM-NM (RCB-NM) Zone, and Part 43 Rural Gavel Deposit (GDR) Zone

Part 41 Rural CBRM (RCB) Zone, Part 42 Rural CBRM-NM (RCB-NM) Zone, and Part 43 Rural Gavel Deposit (GRD) Zone identify fitness centres as a service use; however, fitness centres are a recreational use.

It is recommended that fitness centre be deleted from Section 1 of Part 41 Rural CBRM (RCB) Zone, Part 42 Rural CBRM-NM (RCB-NM) Zone, and Part 43 Rural Gavel Deposit (GDR) Zone.

Part 46 Louisbourg Highway Parkway 1 (LP1) Zone and Part 47 Louisbourg Highway Parkway 2 (LP2) Zone

Beginning in the very early 1960's, the largest historical reconstruction in Canada began at the site of former French fortress Town of Louisbourg. As part of this investment, the Federal Government partnered with the Province of Nova Scotia to reconstruct the Sydney-Louisbourg Highway into an efficient conveyor of vehicular traffic linking the Fortress directly with the primary regional transportation artery in Cape Breton County.

To ensure this investment in an efficient highway infrastructure would not be squandered by ribbon development, the Province of Nova Scotia proclaimed significant sectors of this Highway as a Parkway. The purpose was to severely limit development, especially business development. The objective was to ensure the efficient and safe movement of traffic to and from the Fortress of Louisbourg National Historic Park for the future. Regulations were put into effect establishing a corridor from the Highway's intersection with the Morrison Road several kilometers north of Albert Bridge all the way to the boundary of the former Town of Louisbourg. The Louisbourg Highway Parkway 1 (LP1) and Louisbourg Highway Parkway 2 (LP2) Zones are intended to mirror these Regulations.

It is recommended that provisions be added to both the Part 46 Louisbourg Highway Parkway 1 (LP1) Zone and Part 47 Louisbourg Highway Parkway 2 (LP2) Zone to reference the fact that there is nothing in the LUB that exempts an applicant from complying with the Provincial Parkway Development Standards Regulations under the *Public Highway Act*.

The minimum building setback from the Louisbourg Highway in the LP1 and LP2 do not match those found in the Parkway Regulation.

It is recommended that Section 2 of Part 46 Louisbourg Highway Parkway 1 (LP1) Zone and Part 47 Louisbourg Highway Parkway 2 (LP2) Zone be amended to match the minimum building setback from the Louisbourg Highway found in the Parkway Regulation.

Part 54 Existing Developments

The LUB acknowledges the legitimacy of a range of sale/service businesses that were in existence prior to its adoption. Part 54 Existing Developments states that any existing development is deemed to be permitted if that development:

- is not included in the Uses Permitted Section of the Zone within which it is located; or
- if it is permitted, only as an optional use;
- or any land use not permitted throughout all Zones as a General Provision (refer to the Sections of Part 2)

This proposed amendment is intended to clarify the second bullet listed above. The intention of this proposed amendment is to ensure that if a use is deemed to be existing as defined by the LUB and it is listed in a zone as an optional use (subject to specific standards), it is still considered to be permitted even if it does not meet those specific standards.

It is recommended that the second bullet of Part 54 Existing Development, Section 1 Land Uses Deemed Permitted be amended to read 'if it is permitted, only as an optional use, and it does not meet the specific conditions referenced in that Zone'.

Part 54 applies to existing buildings; however, the LUB defines existing as from the date of the adoption of the LUB. This definition becomes increasingly problematic as the time since the LUB was adopted continues to increase. Therefore, how existing is defined and applies in Section 1 of Part 54 should be amended. The timeframe to determine existing should be five years less a day for a development. Meaning that at the time an applicant submits a Development Permit Application the development would had to have been in operation within the past S years. When it comes to determining existing buildings a six month timeframe is appropriate. This would mean that if a building is demolished it would still be deemed to be existing if the demolition took place less than six months ago. It is the applicant's responsibility to provide evidence or documentation to substantiate the existence of the development or building based on the timeframe listed above. For further clarification the definition for existing in the LUB should be revised.

It is recommended that Part 54 Existing Development, Section 1 Land Uses Deemed Permitted be amended to update the use of the term existing.

Part 89 Definitions

For the purposes of clarification several definitions are proposed to be added or revised to the LUB. It is proposed that definitions for Animal (Domestic) Grooming, Animal Sitting Establishment, Business Vehicle, and Reconstruction be added to the LUB. It is proposed that the following definitions found in the LUB be revised:

Boutique	Existing	Self-storage facility
Boathouse	Derelict motor vehicle	Townhouse
Crop farming	Parking lot	
Entertainment service	Parking space	

To review the definitions in their entirety please see the LUB Amending By-law found in Attachment B.

LUB Zone Map

Arterial Business Corridor (ABC) Zone – Rose Street and Rose Court, Sydney River

Arterial Business Corridor (ABC) Zone north of the railway tracks running parallel to Kings Road, Sydney River, in the vicinity of Rose Street and Rose Court should be replaced with the Residential Urban C (RUC) Zone. The ABC zone permits a range of manufacturing, recreational, residential, sales, service and transportation uses. Manufacturing, recreational, sales, service and transportation uses should not be accessed via unlisted roads. Rose Street and Rose Court are unlisted roads.

It is recommended that the Arterial Business Corridor (ABC) Zone in effect for the area north of the railway track running parallel to Kings Road, Sydney River, in the vicinity of Rose Street and Rose Court should be removed and replaced with the adjacent Residential Urban C (RUC) Zone.

Rural Zones with Municipal Water and Sewer

Overtime, Municipal sewer mains have been extended in areas that have Rural zoning. Areas with Municipal sewer should not be located in a rural zone, but rather an urban residential zone.

It is recommended that area that are Zoned Rural CBRM (RCB), Rural CBRM-NM (RCB-NM), and Rural Gavel Deposit (GRD) that have Municipal sewer mains be replaced with the adjacent Urban Residential Zone.

It is recommended that the lot parcels fronting on Rendell Drive, Little Bras D'Or be rezoned from Rural Residential Subdivision (RR5) to Residential Urban C (RUC).

Phased Residential Subdivisions
As residential subdivisions expand overtime into rural areas the zoning is not always updated.

It is recommended that PIDs 15831688, 15831696, 15831712, and 15831720 found on Patnic Avenue, Mira Road be rezoned from Rural CBRM (RCB) to Residential Urban C (RUC).

It is recommended that PIDs 15867617, 15867625, 15867682, 15867674, 15867666, 15867633, 15867641, 15867658, 15867716, and 15867708 found on Hampton Drive and Hawthorne Court, Sydney River be rezoned from Rural CBRM (RCB) to Rural Residential Subdivision (RR5).

Green Link Trail System Recreation (GLT) Zone
The Green Link Trail was a signature project of the CBRM's Active Transportation Plan which was adopted by Council in 2008. The Green Link Trail System Recreation (GLT) Zone was established to recognize this project. There is a lot parcel east of the dammed part Wentworth Creek in Rotary Pak that should have been included in the GLT zone.

It is recommended that PID 15869308 be rezoned from Residential Urban C (RUC) to Green Link Trail System Recreation (GLT).

Boularderie Island Business Corridor (BBC) Zone
The Boularderie Island Business Corridor (BBC) Zone applies to TransCanada Highway on Boularderie Island from the bridge across the Little Bras D'Or Channel west to its easternmost intersection with Russell Drive. The boundary of the BBC zone has been amendment to comply with lot parcel development requirements.

Recommendation
I recommend Council to schedule a public participation program for the May meeting of the General Committee to consider the amendments to the Municipal Planning Strategy and Land Use By-law found in Attachments A and B.

Submitted by:

Originally Signed By

Karen Neville and Malcolm Gillis
Planning and Development Department

CBRM

A Community of Communities

TO: **CBRM Council**

FROM: **Malcolm Gillis**

SUBJECT: **NECESSARY MUNICIPAL PLANNING STRATEGY AMENDMENT NEW WATERFORD HOME HARDWARE TO FORMER FRANK ONGO SCHOOL –case 1026**

DATE: **April 25th, 2016**

St. Agnes elementary is one of the public schools the Cape Breton District School Board has decided to close at the end of this school year that will be the responsibility of the CBRM. The reason CBRM inherits these public school buildings is explained in Karen Neville's issue paper on public school closures. It is comprised of a complex of two buildings. One of them, the Frank Ongo building, is at 3657 Ellsworth Avenue in New Waterford.

Home Hardware operates the only remaining hardware store in New Waterford. It is located in an old building which is undersized to display and store their merchandise. It is located at 3610 Ellsworth Avenue (i.e. just down the Avenue from the school). The owners have had renovation and expansion plans for a couple of years. They even asked the CBRM to convey part of Colliery Lands Park to facilitate their expansion. Rather than continue on with their frustrated expansion plans they have now asked the CBRM if it would convey the Frank Ongo building and the property encompassing it to allow them to re-locate their business up the Street in a larger, newer building on a larger lot parcel.

CBRM has a specific policy regarding the conversion of public school buildings and buildings associated with religious institutions for two reasons. A great many of these buildings are closing being their original use is no longer feasible and they are generally located within urban residential neighbourhoods where the development options are very limited. These abandoned buildings can be converted into a wide range of optional uses that normally would not be permitted in the neighbourhoods they are located in. Because of this policy and the way it is implemented in the Land Use Bylaw, former schools, churches, church halls have been successfully converted into apartment buildings, inns and service business complex. However, this policy does not permit their conversion into retail stores.

If this proposal is to happen CBRM must change this above referenced land use policy. Staff believes the unique circumstances in New Waterford justify at least consideration of an amendment that would allow this to happen. We have the last hardware store in the community just down the Street from a closing school which wants to occupy the former school building (a much newer and larger building than the one they presently occupy).

Recommendation:

Staff recommends that Council give Planning Department staff and local Councillor Lowell Cormier permission to conduct a Public Participation Program to consist of a public meeting in the neighbourhood of New Waterford where the Home Hardware store and former school are located. The purpose of the Public Participation Program would be to put forth this development proposal to the neighbourhood and to explain how Planning Strategy policy and the Land Use Bylaw provisions could be revised to regulate it.

Submitted by:

ORIGINAL SIGNED BY

Malcolm Gillis
Planning and Development Department

PLANNING STRATEGY AND LAND USE BYLAW AMENDMENT 1026
James Street
FRANK ONGO SCHOOL
3657
Ellsworth Avenue
Curran Street
Convent Street
Ripley Street
3610
HOME HARDWARE
N
COLLIERY LANDS PARK
0 25 50 100 150
Feet

CBRM

A Community of Communities

TO: **CBRM General Committee of Council**

FROM: **Karen Neville**

SUBJECT: **ZONING AMENDMENT APPLICATION – 1025 Bruce Marsh 17 Point Aconi Road, Bras d'Or (PID 15299936)**

DATE: **April 27, 2016**

Introduction

The Planning and Development Department has received a zone amendment application from Bruce Marsh for 17 Point Aconi Road, Bras d'Or (PID 1S299936) [Attachment A]. Mr. Marsh operates Cape Breton Trailer Sales located at 1663 Highway 10S and he would like approval to store some of his recreational vehicle inventory associated with Cape Breton Trailer Sales on PID 1S299936. The proposed development would not require the construction of a building and no sales, repair, or servicing of the recreational vehicles will take place on the property. The proposed storage area would located be approximately 100ft southwest of the brook on the property and would run the width of the property (Attachment A).

Why a zoning amendment is necessary for this development?

The property is zoned Rural CBRM (RCB). The RCB does permit outdoor storage, but outdoor storage must be associated with a main use. In this case, the main use on the property is a single unit dwelling, and the outdoor storage of recreational vehicle would not be considered to accessory to a single unit dwelling; as a result, Mr. Marsh is requesting the zoning on the property be amended.

The Authority to consider this application

Part 2, Policy 17e. of the Municipal Planning Strategy (MPS) indicates Council may consider a zone amendment to permit business developments throughout rural CBRM. In this case, the property is located in a rural zone, and therefore the request is in keeping with the MPS.

What Council has to Consider

Part 2, Policy 17e. of the MPS states that a site specific/use specific zone should be created that ensures the site itself, the site plan, and management of the business development will mitigate any adverse effects on low density residential development in the vicinity. There are four criteria from the MPS that must be considered:

1. Visual Compatibility
   The property in question has a single unit dwelling, garage, and storage building and the rear portion of the property is hayed. The proposed storage area will be located in an open field be approximately 100ft southwest of the brook on the property and would run the width of the property (Attachment A).

   While there is a range of sales and service uses along Highway 105, the properties only Point Aconi Road are predominantly low density residential development. There are eight single unit dwellings in close proximity to the proposed storage area (Attachment A). Despite the fact the property does have a tree line along some of its boundaries, the proposed storage area will be visual from some of the neighbouring residential dwellings.

2. Dust or Fumes Emanating from the Site
   The driveway leading to the proposed storage area will be a combination of dirt and gravel. The proposed storage area will remain grass covered. Depending on how frequently the recreational vehicles are coming and going from the site dust could be an issue. If the driveway was surfaced with a hard surface, this problem would be eliminated, but that is an expensive capital investment. There is no reason to believe that fumes emanating from the site would be a problem.

3. Traffic attracted to, and leading from, the site
   The proposed storage area will not be accessed by customers, it is will only be used for the storage of recreational vehicles. Staff has contacted the Department of Infrastructure and Transportation inquiring whether or not they would have concerns with the existing access being used as a commercial access.

4. Noise emanating from the development
   The noise associated delivery and removal of recreational vehicles on the site is not believed to a problem.

A full and final report which includes the evaluation of this request will be presented at the May 17th meeting of Council.

Next Steps

If Council agrees to schedule a Public Hearing at their May 17th meeting, the earliest date of the Public Hearing would be Tuesday, June 17th. Upon a decision of Council to schedule a Public Hearing, along with the required notices to be published in the Cape Breton Post, notice of this zone amendment application will be mailed to assessed owners of property in the vicinity of PID 15299936 encouraging them to contact the Planning and Development Department if they have any questions and of their opportunity to attend the Public Hearing.

Recommendation

Given the content of Part 2, Policy 17e. of the MPS it is reasonable for Council to consider the request to permit the storage of recreational vehicles on PID 15299936. I recommend that General Committee request that Council schedule a Public Hearing to consider this amendment at the June Council Meeting.

Submitted by:

Originally Signed by

Karen Neville
Planning and Development Department

A
Proposed Location
Point Aconi Road
51
PID 15299936
Single Unit Dwelling
Highway 105

Cape Breton Regional Municipality

2nd Floor, Civic Centre
320 Esplanade
Sydney, Nova Scotia
B1P 7B9

Telephone/Voice Mail : 563-5093
Facsimile : 564-0481
E-mail klsmith@cbrm.ns.ca

Office of : Kenneth L. Smith M.C.I.P.
Planner

Property Management Services

MONTHLY REPORT

To: General Committee (Corporate Services)
From: Ken Smith
Date: May 2rd, 2016
Re: Completed CBRM Property Inventory

Information: At the February 2014 General Committee meeting of Council, I presented a power point presentation on the history and present status of the Property Management Services Division, established through the Property Management Policies adopted by Council on September 19th, 2000. The presentation also introduced the suggestion for staff to produce a complete property management inventory of all CBRM lands, buildings, infrastructure, and facilities. The ultimate goal of the inventory program was to separate all CBRM properties into two main classifications: Essential properties to be retained by the Municipality and Surplus properties which could be sold. The 'Property Management Inventory' is now completed. The following information is a general overview of the inventory document, with some statistical data generated from the information gathered.

Essential Properties

The first stage of the inventory project identified all CBRM properties which fell under the general heading of 'Essential'. In order to identify what CBRM properties become 'essential', staff first devised sixteen (16) separate subject categories. Each and every qualifying CBRM property, identified by its' (PID), is listed under one or more of the sixteen categories.

For example, CBRM Lot PID # 15489354 is listed under the category headings - Buildings & Facilities, Recreation, Lots Abutting Water, Sewer & Water, Street Parcel,

and Hazard Lands. This property happens to be the Collery Lands Park in New Waterford. It contains active recreational facilities, the Pubilc Works Dept. Warehouse, Irish Brook running through it, sewer and water lines crossing the lot, and a portion of the lot historically contained coal mine workings.

In addition to the Category Headings for each PID, there is also a separate column within the Inventory body which briefly describes what the lot contains or its intended purpose.

The second phase in the inventory program was to review those properties that didn't fall under any of the 16 categories. It was assumed that these remaining 1026 +/- properties would all come under the main 'surplus' classification. Unfortunately, as each uncategorized PID was reviewed we were picking up 'oddball' properties that would have been categorized as essential if we had known of their existence.

For example, when we ran a program query to list all fire stations under the category 'Buildings and Facilities', the Sydney Fire Station on the Esplanade, Sydney, came up and subsequently added to the list of essential properties. However, the parking lot in front of the fire station is in three separate parcels and does not form part of the main station property. This matter was only picked up through the unidentified parcel list.

Essentially the 'Unidentified Parcel List' served as a reexamination of CBRM properties, confirming that we captured all of the parcels that should be considered essential. An additional 38 parcels were brought over to the essential classification.

Surplus Properties

The remaining list of unidentified parcels are broken down into two (2) surplus categories – 'Surplus' and 'Conditional Surplus'.

Vacant lots that don't have any clear encroachments, i.e. sheds, pools, or portions of residential dwellings, are considered 'Surplus' properties. However, this is not to say these surplus parcels are without some sort of development constraints. Many of the surplus lands are landlocked, while others are contained within old undeveloped subdivisions that don't have required services like streets, or municipal sewer and water. Generally, as it exists today, the remaining marketable surplus properties for disposal tend to have a variety of less than ideal development potential because of site conditions like steep slopes, wet land, or within areas of low assessment values.

The 'Conditional Surplus' property category serves as an instructional tool for the sale of any particular surplus lot. The instruction (s) given in the comment section along-side the PID # are wide-ranging, but offer insights into a lot's condition. Conditional Surplus properties include everything from unresolved encroachment (s) from adjoining lot owners, to lots that can be sold if a particular situation is resolved. In the case of encroachments, more often than not, the comment would be to "first offer to owner at 123 Cecil Drive" for example. An example of an instructional condition could be to only sell a particular CBRM lot to an adjoining property owner in order for the individual to obtain legal road frontage.

OVERVIEW

The sixteen (16) Essential subject categories, including the total number of properties under each of those headings are as follows:

Category	Total Properties
Buildings and Facilities	202
Lots Abutting Water	544
Undeveloped Road Parcels	744
Owner Unknown	10
Properties of Interest	24
Future Economic Development	56
Former Landfills	39
Sewer & Water Lines	1182
Natural Resource Deposits	8
Buildings & Facilities (Insured)	132
Recreation Lands (Subdivision Requirement)	16
Recreation	406
CBRM Owned Street Parcels	540
Hazard Lands	45
Watersheds	181
Watershed & Infrastructure	19

In all but a few cases, every CBRM lot listed under one or more of the 16 categories is identified as Essential. Moreover, if there was a judgement call to be made as to whether or not a CBRM property was essential or surplus, we erred on the side of caution and identified the parcel as essential.

Total Properties Reviewed	3314
Total CBRM Properties (in Inventory)	3249
Total Essential Properties	2329
Total Surplus Properties	834
Total Conditional Surplus Properties	151 985

Large Land Owners

CORPNAME	Total Area	Total Hectares	Total Acres
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF NOVA SCOTIA	73,875.7356	73875.73564	182,550.637
HER MAJESTY THE QUEEN IN THE RIGHT OF CANADA	14,657.2641	14657.26411	36,218.8325
CAPE BRETON REGIONAL MUNICIPALITY	6,573.3482	6573.3482	16,243.0721
NOVA SCOTIA POWER INCORPORATED	1,434.33638	1434.33638	3,544.31691

Staff Input
Through a series of presentation meetings, staff from the three CBRM Public Works Divisions, Managers from the Engineering Department overseeing sewer, water, and utilities, and staff representation from the Planning and Recreation Department were provided with the full inventory material for their review. Besides paper copies, the information was also made available by way of a PDF file, and a color coded layer of the inventory also exists within the CBRM Parcel Finder program.

Future Programs
The Inventory is not something that is static in nature. Programs can be devised to free up additional lands by fine-tuning properties identified as essential. For example, all CBRM parcels that have sewer and/or water lines on them are now identified as essential. However, in many cases, the sewer and water line may occupy only a small portion of a much larger lot. Acquiring easements or subdividing the service out of a lot can allow for additional lands to be sold. Also, it is also anticipated that surplus lands will become available through the forthcoming Recreation Master Plan. Discarded schools are yet another source of surplus properties.

Finally, without a doubt, the Inventory document will become quickly outdated if not maintained on an ongoing basis.

Recommendation: I recommend that the General Committee of Council declares the **985** non-essential CBRM properties (attached); meaning those identified as Surplus and Conditional Surplus in the Inventory, subject to the conditions described in the Inventory for those Surplus and Conditional Surplus Properties, as **'Surplus'** to the needs of the Municipality.

Submitted By:

Originally Signed By

_____
Kenneth L. Smith M.C.I.P.
Planner
Property Management Services

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15039803	No	404.4	0.0	0.1	Sydney Mines			1
15176415	No	606.9	0.1	0.1	Sydney Mines			1
15177413	No	470.1	0.0	0.1	Sydney Mines			1
15177876	No	801.3	0.1	0.2	Sydney Mines			1
15179914	No	1,706.3	0.2	0.4	Sydney Mines			1
15180565	No	513.5	0.1	0.1	Sydney Mines			1
15187099	No	1,528.4	0.2	0.4	Sydney Mines			1
15187925	No	1,837.5	0.2	0.5	Sydney Mines			1
15188113	No	4,780.1	0.5	1.2	Sydney Mines			1
15249121	No	24,126.9	2.4	6.0	Alder Point			1
15253438	No	7,229.1	0.7	1.8	Florence			1
15253867	No	1,881.5	0.2	0.5	Florence			1
15275597	No	696.6	0.1	0.2	Sydney Mines			1
15504574	No	560.5	0.1	0.1	Sydney Mines			1
15504657	No	559.2	0.1	0.1	Sydney Mines			1
15504772	No	1,604.6	0.2	0.4	Sydney Mines			1
15505571	Yes	574.0	0.1	0.1	Sydney Mines			1
15505829	Yes	2,510.1	0.3	0.6	Sydney Mines			1
15507353	No	5,574.0	0.6	1.4	Sydney Mines			1
15507361	No	589.2	0.1	0.1	Sydney Mines			1
15507403	No	808.7	0.1	0.2	Sydney Mines			1
15508203	No	327.4	0.0	0.1	Sydney Mines			1
15536147	Yes	682.2	0.1	0.2	Sydney Mines			1
15537368	No	53,456.2	5.3	13.2	North Sydney			1
15538549	No	958.3	0.1	0.2	Sydney Mines			1
15561228	Yes	132.6	0.0	0.0	Sydney Mines			1
15577273	Yes	312.6	0.0	0.1	Sydney Mines			1
15580715	No	17,788.6	1.8	4.4	North Sydney			1
15580723	No	6,247.7	0.6	1.5	North Sydney			1
15589229	No	2,080.2	0.2	0.5	Alder Point			1
15617004	No	878.5	0.1	0.2	Sydney Mines			1
15617012	No	921.9	0.1	0.2	Sydney Mines			1

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15617046	No	945.8	0.1	0.2	Sydney Mines			1
15617053	No	804.0	0.1	0.2	Sydney Mines			1
15617061	No	813.2	0.1	0.2	Sydney Mines			1
15617087	No	852.5	0.1	0.2	Sydney Mines			1
15617095	No	921.0	0.1	0.2	Sydney Mines			1
15617103	No	847.8	0.1	0.2	Sydney Mines			1
15617616	No	1,236.9	0.1	0.3	Sydney Mines			1
15617632	No	726.0	0.1	0.2	Sydney Mines			1
15631831	No	416.0	0.0	0.1	Sydney Mines			1
15639388	No	2,485.4	0.2	0.6	North Sydney			1
15696685	No	948.7	0.1	0.2	Sydney Mines			1
15793631	Yes	812,123.5	81.2	200.7	Sydney Mines	North Sydney		1
15806037	No	327.9	0.0	0.1	Sydney Mines			1
15877632	No	388.9	0.0	0.1	Sydney Mines			1
15000045	No	42,316.9	4.2	10.5	North Sydney			2
15000052	No	296.5	0.0	0.1	North Sydney			2
15000284	No	431.1	0.0	0.1	North Sydney			2
15000813	No	1,090.2	0.1	0.3	North Sydney			2
15001118	No	293.8	0.0	0.1	North Sydney			2
15001126	No	140.2	0.0	0.0	North Sydney			2
15001159	No	198.6	0.0	0.0	North Sydney			2
15003304	No	400.9	0.0	0.1	North Sydney			2
15003379	No	408.6	0.0	0.1	North Sydney			2
15003387	No	400.6	0.0	0.1	North Sydney			2
15003395	No	319.0	0.0	0.1	North Sydney			2
15003403	No	495.3	0.0	0.1	North Sydney			2
15003858	No	733.3	0.1	0.2	North Sydney			2
15014459	Yes	98.3	0.0	0.0	North Sydney			2
15014798	No	336.1	0.0	0.1	North Sydney			2
15015886	No	1,304.2	0.1	0.3	North Sydney			2
15024946	No	785.1	0.1	0.2	North Sydney			2
15025679	Yes	377.5	0.0	0.1	North Sydney			2

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15025893	Yes	407.9	0.0	0.1	North 5ydney			2
15032188	No	318.4	0.0	0.1	North 5ydney			2
15032246	No	4,645.3	0.5	1.1	North 5ydney			2
15032311	Yes	255.0	0.0	0.1	North 5ydney			2
15032360	No	557.9	0.1	0.1	North 5ydney			2
15032410	Yes	470.7	0.0	0.1	North 5ydney			2
15032451	No	485.8	0.0	0.1	North 5ydney			2
15032469	No	522.1	0.1	0.1	North 5ydney			2
15033087	No	437.5	0.0	0.1	North 5ydney			2
15033814	No	100.6	0.0	0.0	North 5ydney			2
15034119	Yes	288.5	0.0	0.1	North 5ydney			2
15085749	Yes	38,000.9	3.8	9.4	Little Bras D'Or			2
15252943	Yes	1,421.9	0.1	0.4	Little Bras D'Or			2
15564818	No	328.5	0.0	0.1	North 5ydney			2
15580467	No	10,284.0	1.0	2.5	North 5ydney			2
15590888	No	62.2	0.0	0.0	Bras D'Or			2
15594575	No	5,424.1	0.5	1.3	North 5ydney			2
15597149	No	70.3	0.0	0.0	North 5ydney			2
15618101	No	147.7	0.0	0.0	North 5ydney			2
15630726	Yes	452.2	0.0	0.1	North 5ydney			2
15655111	Yes	1,146.7	0.1	0.3	North 5ydney			2
15658693	No	4,774.9	0.5	1.2	North 5ydney			2
15675424	No	2,069.4	0.2	0.5	North 5ydney			2
1S701063	No	28,239.2	2.8	7.0	North 5ydney			2
15839046	No	408.3	0.0	0.1	North 5ydney			2
15189566	No	163,354.6	16.3	40.4	Long Island	5cotch Lake		3
15215437	No	8,698.9	0.9	2.1	Coxheath			3
15313661	No	613,990.6	61.4	151.7	Upper Leitches Creek			3
15313877	No	1,906.4	0.2	0.5	Boisdale			3
15324320	No	3,936.1	0.4	1.0	Balls Creek			3
15691330	No	243,833.7	24.4	60.3	Upper Leitches Creek			3
15691850	No	272,173.9	27.2	67.3	Beechmont	Frenchvale		3

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15005903	No	302.9	0.0	0.1	Sydney River			4
15006331	No	101.4	0.0	0.0	Westmount			4
15202393	No	590.3	0.1	0.1	Westmount			4
15205396	No	509.5	0.1	0.1	Westmount			4
15208275	No	16,881.9	1.7	4.2	Westmount			4
15507601	No	498.3	0.0	0.1	Westmount			4
15558257	No	271.8	0.0	0.1	Westmount			4
15608805	No	596.1	0.1	0.1	Westmount			4
15614787	No	455.5	0.0	0.1	Westmount			4
15625528	No	555.6	0.1	0.1	Westmount			4
15795032	No	481.9	0.0	0.1	Westmount			4
15837982	Yes	9,156.3	0.9	2.3	Sydney River			4
15040470	No	1,113.8	0.1	0.3	Sydney			5
15057474	Yes	221.9	0.0	0.1	Sydney			5
15069875	No	356.1	0.0	0.1	Sydney			5
15076706	Yes	953.4	0.1	0.2	Sydney			5
15077092	No	339.5	0.0	0.1	Sydney			5
15077142	No	362.1	0.0	0.1	Sydney			5
15080104	Yes	752.4	0.1	0.2	Sydney			5
15080112	No	577.2	0.1	0.1	Sydney			5
15080120	No	379.2	0.0	0.1	Sydney			5
15080138	No	378.6	0.0	0.1	Sydney			5
15080146	No	382.7	0.0	0.1	Sydney			5
15080153	No	381.5	0.0	0.1	Sydney			5
15080161	No	379.3	0.0	0.1	Sydney			5
15080336	No	371.0	0.0	0.1	Sydney			5
15080435	Yes	376.6	0.0	0.1	Sydney			5
15083397	No	231.7	0.0	0.1	Sydney			5
15275084	Yes	1,163.6	0.1	0.3	Sydney			5
15627136	No	87.1	0.0	0.0	Sydney			5
15662018	Yes	190.3	0.0	0.0	Sydney			5
15781693	No	116.6	0.0	0.0	Sydney			5

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15093040	No	523.2	0.1	0.1	Sydney			6
15096894	No	317.2	0.0	0.1	Sydney			6
15100407	No	1,069.0	0.1	0.3	Sydney			6
15100415	No	299.8	0.0	0.1	Sydney			6
15122468	No	360.6	0.0	0.1	Sydney			6
15123086	No	372.6	0.0	0.1	Sydney			6
15494032	No	232.5	0.0	0.1	Sydney			6
15548092	No	765.0	0.1	0.2	Sydney			6
15626732	No	207.0	0.0	0.1	Sydney			6
15028525	No	875.2	0.1	0.2	Howie Center			7
15028715	Yes	1,381.3	0.1	0.3	Howie Center			7
15028731	Yes	1,394.9	0.1	0.3	Howie Center			7
15039860	No	11,444.7	1.1	2.8	Sydney Forks			7
15283559	Yes	93,907.5	9.4	23.2	Mira Road			7
15334279	No	1,348.6	0.1	0.3	East Bay			7
15349467	No	10,086.2	1.0	2.5	Gabarus			7
15374648	No	4,499.9	0.4	1.1	Mira Road			7
15512270	Yes	948.8	0.1	0.2	Mira Road			7
15865066	No	4,059.2	0.4	1.0	Prime Brook			7
15061963	No	266,389.1	26.6	65.8	Black Brook - CB	Broughton		8
15076771	No	2,041.7	0.2	0.5	Louisbourg			8
15250574	No	2,489.3	0.2	0.6	Port Morien			8
15277866	No	3,207.5	0.3	0.8	Donkin			8
15279409	Yes	386.7	0.0	0.1	Donkin			8
15279870	Yes	1,618.9	0.2	0.4	Donkin			8
15280084	No	6,004.6	0.6	1.5	Donkin			8
15280423	No	2,720.9	0.3	0.7	Donkin			8
15281843	No	2,656.1	0.3	0.7	Port Caledonia			8
15281983	No	461.0	0.0	0.1	Tower Road			8
15283096	No	22,510.2	2.3	5.6	Tower Road			8
15354053	No	270.0	0.0	0.1	Catalone			8
15354517	No	1,366.2	0.1	0.3	Catalone			8

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15355704	No	729.2	0.1	0.2	Little Lorraine			8
15355761	No	3,688.4	0.4	0.9	Little Lorraine			8
15355894	No	354.6	0.0	0.1	Little Lorraine			8
15357700	No	4,285.2	0.4	1.1	Main-a-Dieu			8
15360746	No	2,184.3	0.2	0.5	Catalone Gut			8
15364391	No	478.7	0.0	0.1	Albert Bridge			8
15369853	No	1,828.6	0.2	0.5	Port Morien			8
15372626	No	4,022.0	0.4	1.0	Port Morien			8
15373467	No	516.9	0.1	0.1	Birch Grove			8
15373905	No	984.2	0.1	0.2	Birch Grove			8
15375348	No	4,313.1	0.4	1.1	Broughton			8
15429525	No	396.6	0.0	0.1	Glace Bay			8
15429640	No	869.6	0.1	0.2	Glace Bay			8
15431059	No	272.2	0.0	0.1	Glace Bay			8
15431430	No	285.5	0.0	0.1	Glace Bay			8
15431455	No	285.2	0.0	0.1	Glace Bay			8
15457443	No	309.7	0.0	0.1	Louisbourg			8
15457625	Yes	2,065.7	0.2	0.5	Louisbourg			8
15458045	Yes	938.7	0.1	0.2	Louisbourg			8
15458060	No	2,110.8	0.2	0.5	Louisbourg			8
15458888	No	72.5	0.0	0.0	Louisbourg			8
15459035	Yes	632.3	0.1	0.2	Louisbourg			8
15460124	No	2,632.1	0.3	0.7	Louisbourg			8
15460215	Yes	333.6	0.0	0.1	Louisbourg			8
15460660	Yes	18,284.0	1.8	4.5	Louisbourg			8
15460702	No	8,820.3	0.9	2.2	Louisbourg			8
15460710	No	12,844.1	1.3	3.2	Louisbourg			8
15462153	Yes	584.5	0.1	0.1	Louisbourg			8
15462161	No	1,796.3	0.2	0.4	Louisbourg			8
15462278	No	16,636.9	1.7	4.1	Louisbourg			8
15462914	No	460.0	0.0	0.1	Louisbourg			8
15494545	Yes	10,105.1	1.0	2.5	Donkin			8

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15494594	No	12,309.3	1.2	3.0	Donkin			8
15498520	No	85,341.8	8.5	21.1	Port Caledonia			8
15499015	No	665,566.7	66.6	164.5	Port Caledonia			8
15500507	No	232,265.8	23.2	57.4	Port Morien			8
15502107	No	247,984.5	24.8	61.3	Port Morien			8
15502297	No	449,234.3	44.9	111.0	Port Morien			8
15502370	No	52,251.3	5.2	12.9	Donkin			8
15502388	No	71,759.8	7.2	17.7	Donkin			8
15506991	No	537.1	0.1	0.1	Louisbourg			8
15512775	No	488.3	0.0	0.1	Louisbourg			8
15513195	No	1,093.2	0.1	0.3	Louisbourg			8
15513229	No	2,824.9	0.3	0.7	Louisbourg			8
15550734	No	20,295.3	2.0	5.0	Main-a-Dieu			8
15570708	Yes	34,097.7	3.4	8.4	Birch Grove			8
15571128	No	3,095.5	0.3	0.8	Catalone			8
15601032	Yes	1,986.7	0.2	0.5	Port Morien			8
15611338	No	1,561.6	0.2	0.4	Louisbourg			8
15614894	Yes	2,110.6	0.2	0.5	Louisbourg			8
15619612	No	4,019.4	0.4	1.0	Catalone			8
15629694	No	7,726.2	0.8	1.9	Albert Bridge			8
15686710	No	51,385.0	5.1	12.7	Birch Grove			8
15686777	No	1,890.0	0.2	0.5	Birch Grove			8
15852379	No	1,080.8	0.1	0.3	Glace Bay			8
15852395	No	4,441.0	0.4	1.1	Glace Bay			8
15867088	No	193,737.6	19.4	47.9	Port Caledonia			8
15867898	No	865.4	0.1	0.2	Tower Road			8
15060775	No	7,115.1	0.7	1.8	Glace Bay			9
15232036	No	12,895.0	1.3	3.2	Reserve Mines			9
15241425	No	331.7	0.0	0.1	Reserve Mines			9
15288111	No	718.9	0.1	0.2	Glace Bay			9
15364177	No	5,515.3	0.6	1.4	Glace Bay			9
15397235	Yes	1,674.5	0.2	0.4	Glace Bay			9

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15397375	No	10,103.8	1.0	2.5	Glace Bay			9
15398613	No	1,107.8	0.1	0.3	Glace Bay			9
15398712	No	2,155.2	0.2	0.5	Glace Bay			9
15399116	No	393.0	0.0	0.1	Glace Bay			9
15399223	No	526.6	0.1	0.1	Glace Bay			9
15401268	No	397.9	0.0	0.1	Glace Bay			9
15403009	No	2,819.8	0.3	0.7	Glace Bay			9
15403835	Yes	1,020.9	0.1	0.3	Glace Bay			9
15404262	Yes	286.7	0.0	0.1	Glace Bay			9
15405764	Yes	771.2	0.1	0.2	Glace Bay			9
154057B0	Yes	349.3	0.0	0.1	Glace Bay			9
15405798	Yes	751.0	0.1	0.2	Glace Bay			9
15405996	Yes	1,345.6	0.1	0.3	Glace Bay			9
15406267	Yes	614.3	0.1	0.2	Glace Bay			9
15406762	Yes	7,254.4	0.7	1.8	Glace Bay			9
15409121	Yes	226.5	0.0	0.1	Glace Bay			9
15409147	Yes	389.7	0.0	0.1	Glace Bay			9
15409485	Yes	483.6	0.0	0.1	Glace Bay			9
15410400	Yes	660.5	0.1	0.2	Glace Bay			9
15410657	No	222.3	0.0	0.1	Glace Bay			9
15412B51	No	391.2	0.0	0.1	Glace Bay			9
15413099	No	336.3	0.0	0.1	Glace Bay			9
15414725	Yes	475.7	0.0	0.1	Glace Bay			9
15415136	No	436.3	0.0	0.1	Glace Bay			9
15415805	No	449.4	0.0	0.1	Glace Bay			9
15416209	No	160.6	0.0	0.0	Glace Bay			9
15416233	No	7,946.6	0.8	2.0	Glace Bay			9
15416282	No	199.4	0.0	0.0	Glace Bay			9
15416290	No	209.2	0.0	0.1	Glace Bay			9
15416308	No	202.1	0.0	0.0	Glace Bay			9
15416340	No	1,104.6	0.1	0.3	Glace Bay			9
15416498	No	345.7	0.0	0.1	Glace Bay			9

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15417181	No	459.1	0.0	0.1	Glace Bay			9
15419104	No	4,841.4	0.5	1.2	Glace Bay			9
15419179	No	456.8	0.0	0.1	Glace Bay			9
15423221	Yes	3,557.0	0.4	0.9	Glace Bay			9
15425358	Yes	12,994.8	1.3	3.2	Glace Bay			9
15432529	No	10,098.9	1.0	2.5	Glace Bay			9
15432636	No	2,539.7	0.3	0.6	Glace Bay			9
15433428	Yes	2,359.3	0.2	0.6	Glace Bay			9
15433436	No	95,634.7	9.6	23.6	Glace Bay			9
15454945	No	1,467.6	0.1	0.4	Glace Bay			9
15568009	Yes	257.5	0.0	0.1	Glace Bay			9
15568017	Yes	21.8	0.0	0.0	Glace Bay			9
15583115	No	1,434.3	0.1	0.4	Reserve Mines			9
15583149	No	439.4	0.0	0.1	Reserve Mines			9
15583156	No	834.6	0.1	0.2	Reserve Mines			9
15591837	No	240.4	0.0	0.1	Glace Bay			9
15598469	Yes	218.5	0.0	0.1	Glace Bay			9
15616097	Yes	201.7	0.0	0.0	Glace Bay			9
15616105	Yes	180.9	0.0	0.0	Glace Bay			9
15620347	Yes	22.1	0.0	0.0	Glace Bay			9
15640055	Yes	2,609.9	0.3	0.6	Reserve Mines			9
15654627	No	122.4	0.0	0.0	Glace Bay			9
15654635	No	109.5	0.0	0.0	Glace Bay			9
15697105	No	12,431.8	1.2	3.1	Glace Bay			9
15796287	Yes	85.6	0.0	0.0	Glace Bay			9
15850787	No	55.2	0.0	0.0	Glace Bay			9
15877483	No	3,229.2	0.3	0.8	Glace Bay			9
15108442	Yes	319.2	0.0	0.1	Glace Bay			10
15234347	No	334.8	0.0	0.1	Reserve Mines			10
15379837	No	759.4	0.1	0.2	Dominion			10
15380843	Yes	483.6	0.0	0.1	Dominion			10
15382435	Yes	178.5	0.0	0.0	Dominion			10

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15386378	No	335.1	0.0	0.1	Glace Bay			10
15436322	No	362.7	0.0	0.1	Glace Bay			10
15436397	No	374.3	0.0	0.1	Glace Bay			10
15436405	No	393.5	0.0	0.1	Glace Bay			10
15436454	No	380.9	0.0	0.1	Glace Bay			10
15436561	No	375.9	0.0	0.1	Glace Bay			10
15436595	No	364.8	0.0	0.1	Glace Bay			10
15436629	Yes	380.8	0.0	0.1	Glace Bay			10
15436744	No	427.3	0.0	0.1	Glace Bay			10
15436785	No	401.5	0.0	0.1	Glace Bay			10
15436835	No	394.0	0.0	0.1	Glace Bay			10
15436983	No	740.7	0.1	0.2	Glace Bay			10
15437007	No	380.8	0.0	0.1	Glace Bay			10
15437023	No	731.1	0.1	0.2	Glace Bay			10
15437536	Yes	445.1	0.0	0.1	Glace Bay			10
15437635	No	287.5	0.0	0.1	Glace Bay			10
15437890	No	386.1	0.0	0.1	Glace Bay			10
15437924	No	377.5	0.0	0.1	Glace Bay			10
15437957	No	374.1	0.0	0.1	Glace Bay			10
15438179	Yes	385.2	0.0	0.1	Glace Bay			10
15438351	Yes	393.9	0.0	0.1	Glace Bay			10
15438427	Yes	373.1	0.0	0.1	Glace Bay			10
15438591	Yes	357.1	0.0	0.1	Glace Bay			10
15438864	Yes	383.8	0.0	0.1	Glace Bay			10
15438906	Yes	368.0	0.0	0.1	Glace Bay			10
15439128	Yes	384.9	0.0	0.1	Glace Bay			10
15439177	Yes	354.9	0.0	0.1	Glace Bay			10
15439375	Yes	384.0	0.0	0.1	Glace Bay			10
15439748	Yes	374.4	0.0	0.1	Glace Bay			10
15439763	Yes	375.6	0.0	0.1	Glace Bay			10
15440001	Yes	374.3	0.0	0.1	Glace Bay			10
15440159	Yes	360.9	0.0	0.1	Glace Bay			10

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15440431	Yes	382.3	0.0	0.1	Glace Bay			10
15440480	Yes	702.2	0.1	0.2	Glace Bay			10
15440514	Yes	378.0	0.0	0.1	Glace Bay			10
15440639	Yes	368.0	0.0	0.1	Glace Bay			10
15440696	Yes	363.8	0.0	0.1	Glace Bay			10
15440993	No	914.2	0.1	0.2	Glace Bay			10
15441868	No	370.1	0.0	0.1	Glace Bay			10
15441892	No	857.0	0.1	0.2	Glace Bay			10
15442213	No	954.8	0.1	0.2	Glace Bay			10
15442361	No	586.9	0.1	0.1	Glace Bay			10
15443849	No	759.3	0.1	0.2	Glace Bay			10
15443930	Yes	612.4	0.1	0.2	Glace Bay			10
15443989	No	1,933.3	0.2	0.5	Glace Bay			10
15447444	No	396.7	0.0	0.1	Glace Bay			10
15447527	No	411.2	0.0	0.1	Glace Bay			10
15447634	No	1,100.8	0.1	0.3	Glace Bay			10
15447766	Yes	198.1	0.0	0.0	Glace Bay			10
15448129	No	467.5	0.0	0.1	Glace Bay			10
15449135	Yes	391.3	0.0	0.1	Glace Bay			10
15449952	No	5,464.6	0.5	1.4	Glace Bay			10
15450463	No	828.8	0.1	0.2	Glace Bay			10
15451057	No	3,487.1	0.3	0.9	Glace Bay			10
15451156	No	3,838.9	0.4	0.9	Glace Bay			10
15451636	Yes	13,589.5	1.4	3.4	Glace Bay			10
15456825	No	1,628.8	0.2	0.4	Glace Bay			10
15493877	No	2,293.0	0.2	0.6	Dominion			10
15499221	No	750.6	0.1	0.2	Dominion			10
15501885	No	782.8	0.1	0.2	Dominion			10
15501950	No	1,517.3	0.2	0.4	Dominion			10
15524317	No	973.7	0.1	0.2	Reserve Mines			10
15562820	No	717.8	0.1	0.2	Dominion			10
15564222	No	296.4	0.0	0.1	Glace Bay			10

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15573819	No	470.5	0.0	0.1	Glace Bay			10
15575194	No	783.1	0.1	0.2	Reserve Mines			10
15575202	No	407.7	0.0	0.1	Reserve Mines			10
15583057	No	116.4	0.0	0.0	Reserve Mines			10
15583065	No	152.0	0.0	0.0	Reserve Mines			10
15583073	No	287.2	0.0	0.1	Reserve Mines			10
15633514	Yes	553.0	0.1	0.1	Reserve Mines			10
15640774	No	136.9	0.0	0.0	Glace Bay			10
15640782	No	138.7	0.0	0.0	Glace Bay			10
15644727	Yes	208.4	0.0	0.1	Glace Bay			10
15658255	No	153.8	0.0	0.0	Dominion			10
15854466	No	366.5	0.0	0.1	Dominion			10
15006992	No	9,089.9	0.9	2.2	New Waterford			11
15007057	Yes	988.3	0.1	0.2	New Waterford			11
15007248	No	141.4	0.0	0.0	New Waterford			11
15007750	No	386.7	0.0	0.1	Scotchtown			11
15265366	No	4,015.7	0.4	1.0	New Victoria			11
15265648	No	92.7	0.0	0.0	New Victoria			11
15267347	No	2,975.3	0.3	0.7	New Waterford			11
15272305	No	899.0	0.1	0.2	Scotchtown			11
15273543	No	467.9	0.0	0.1	Scotchtown			11
15290786	No	562.8	0.1	0.1	New Waterford			11
15319254	Yes	1,165.7	0.1	0.3	New Waterford			11
15464274	No	637.7	0.1	0.2	New Waterford			11
15469448	No	881.6	0.1	0.2	New Waterford			11
15469695	No	457.2	0.0	0.1	New Waterford			11
15470321	No	181.8	0.0	0.0	New Waterford			11
15470479	No	819.4	0.1	0.2	New Waterford			11
15470586	No	3,668.1	0.4	0.9	New Waterford			11
15470966	No	762.8	0.1	0.2	New Waterford			11
15470990	No	450.3	0.0	0.1	New Waterford			11
15471022	No	702.6	0.1	0.2	New Waterford			11

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15471139	No	2,011.2	0.2	0.5	New Waterford			11
15472707	No	586.2	0.1	0.1	New Waterford			11
15478274	Yes	401.7	0.0	0.1	New Waterford			11
15478720	Yes	609.3	0.1	0.2	New Waterford			11
15479181	No	689.8	0.1	0.2	New Waterford			11
15482110	No	278.4	0.0	0.1	New Waterford			11
15482151	No	528.8	0.1	0.1	New Waterford			11
15482516	No	505.4	0.1	0.1	New Waterford			11
15482532	No	380.4	0.0	0.1	New Waterford			11
15484389	No	379.9	0.0	0.1	New Waterford			11
15484728	No	250.7	0.0	0.1	New Waterford			11
15485535	No	219.4	0.0	0.1	New Waterford			11
15487309	No	552.7	0.1	0.1	New Waterford			11
15488778	No	349.1	0.0	0.1	New Waterford			11
15488901	Yes	451.8	0.0	0.1	New Waterford			11
15489248	No	403.8	0.0	0.1	New Waterford			11
15489867	No	284.7	0.0	0.1	New Waterford			11
15490543	No	485.4	0.0	0.1	New Waterford			11
15491434	No	6,095.7	0.6	1.5	New Waterford			11
15492259	Yes	265.6	0.0	0.1	New Waterford			11
15496029	No	472.4	0.0	0.1	5cotchtown			11
15501315	No	47,789.6	4.8	11.8	River Ryan			11
15513476	No	4,234.7	0.4	1.0	New Victoria			11
15513567	No	14,029.4	1.4	3.5	New Victoria			11
15513633	No	1,758.9	0.2	0.4	New Victoria			11
15518665	No	401.0	0.0	0.1	New Victoria			11
15518673	No	916.1	0.1	0.2	New Victoria			11
15518681	No	900.6	0.1	0.2	New Victoria			11
15518699	No	913.0	0.1	0.2	New Victoria			11
15518707	No	917.0	0.1	0.2	New Victoria			11
15518715	No	920.8	0.1	0.2	New Victoria			11
15518780	No	17,908.9	1.8	4.4	New Victoria			11

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15518830	No	2,119.7	0.2	0.5	New Victoria			11
15519168	No	440.9	0.0	0.1	New Victoria			11
15519192	No	6,262.6	0.6	1.5	New Victoria			11
15519523	No	7,899.2	0.8	2.0	New Victoria			11
15519648	No	17,252.4	1.7	4.3	New Victoria			11
15519655	No	17,176.3	1.7	4.2	New Victoria			11
15519663	No	7,880.5	0.8	1.9	New Victoria			11
15519671	No	16,639.5	1.7	4.1	New Victoria			11
15569858	No	86.9	0.0	0.0	5cotchtown			11
15574676	No	207.3	0.0	0.1	New Waterford			11
15614514	No	664.2	0.1	0.2	New Waterford			11
15629736	No	8.6	0.0	0.0	New Waterford			11
15696438	Yes	181.6	0.0	0.0	New Waterford			11
15696883	No	535.6	0.1	0.1	New Waterford			11
15696909	No	481.5	0.0	0.1	New Waterford			11
15697774	No	5,102.5	0.5	1.3	New Victoria			11
15752033	Yes	781.9	0.1	0.2	New Waterford			11
15776131	Yes	443.1	0.0	0.1	New Waterford			11
15835044	No	458.1	0.0	0.1	New Waterford			11
15864150	No	1,458.8	0.1	0.4	New Waterford			11
15865116	No	10.7	0.0	0.0	5cotchtown			11
15874670	No	113.3	0.0	0.0	5cotchtown			11
15009434	No	1,104.5	0.1	0.3	5ydney			12
15055619	No	431.1	0.0	0.1	5ydney			12
15124597	No	3,052.8	0.3	0.8	5ydney			12
15125149	Yes	371.7	0.0	0.1	5ydney			12
15125594	No	353.5	0.0	0.1	5ydney			12
15125602	No	365.4	0.0	0.1	5ydney			12
15126014	No	391.6	0.0	0.1	5ydney			12
15126071	No	510.9	0.1	0.1	5ydney			12
15126089	No	690.5	0.1	0.2	5ydney			12
15129844	No	333.9	0.0	0.1	5ydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15129869	Yes	244.4	0.0	0.1	Sydney			12
15129935	No	228.9	0.0	0.1	Sydney			12
15130081	Yes	96.5	0.0	0.0	Sydney			12
15130115	Yes	243.0	0.0	0.1	Sydney			12
15130131	Yes	186.6	0.0	0.0	Sydney			12
15130149	Yes	412.8	0.0	0.1	Sydney			12
15130156	Yes	416.9	0.0	0.1	Sydney			12
15130164	Yes	412.3	0.0	0.1	Sydney			12
15130172	Yes	229.0	0.0	0.1	Sydney			12
15130180	Yes	154.9	0.0	0.0	Sydney			12
15130198	Yes	165.6	0.0	0.0	Sydney			12
15130214	Yes	407.7	0.0	0.1	Sydney			12
15130362	Yes	242.1	0.0	0.1	Sydney			12
15130370	Yes	261.2	0.0	0.1	Sydney			12
15130388	Yes	442.0	0.0	0.1	Sydney			12
15130396	Yes	203.5	0.0	0.1	Sydney			12
15130404	Yes	365.0	0.0	0.1	Sydney			12
15130560	No	210.8	0.0	0.1	Sydney			12
15130941	No	276.4	0.0	0.1	Sydney			12
15131030	No	370.1	0.0	0.1	Sydney			12
15131055	No	372.4	0.0	0.1	Sydney			12
15131162	No	202.2	0.0	0.0	Sydney			12
15131675	No	843.0	0.1	0.2	Sydney			12
15132822	No	317.4	0.0	0.1	Sydney			12
15133689	Yes	380.1	0.0	0.1	Sydney			12
15134547	No	121.2	0.0	0.0	Sydney			12
15134935	No	380.6	0.0	0.1	Sydney			12
15135528	No	353.7	0.0	0.1	Sydney			12
15135569	No	359.8	0.0	0.1	Sydney			12
15135692	No	386.1	0.0	0.1	Sydney			12
15135718	No	376.4	0.0	0.1	Sydney			12
15135726	No	364.0	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15135809	No	336.8	0.0	0.1	Sydney			12
15135817	No	361.5	0.0	0.1	Sydney			12
15135825	No	364.7	0.0	0.1	Sydney			12
15135833	No	386.0	0.0	0.1	Sydney			12
15135882	No	393.3	0.0	0.1	Sydney			12
15135890	No	355.6	0.0	0.1	Sydney			12
15135908	No	366.5	0.0	0.1	Sydney			12
15135916	No	342.5	0.0	0.1	Sydney			12
15135940	No	386.6	0.0	0.1	Sydney			12
15135957	No	383.6	0.0	0.1	Sydney			12
15135965	No	379.4	0.0	0.1	Sydney			12
15135973	No	371.8	0.0	0.1	Sydney			12
15135981	No	376.7	0.0	0.1	Sydney			12
15135999	No	366.6	0.0	0.1	Sydney			12
15136005	No	379.9	0.0	0.1	Sydney			12
15136195	No	377.9	0.0	0.1	Sydney			12
15136351	No	403.4	0.0	0.1	Sydney			12
15136369	No	389.3	0.0	0.1	Sydney			12
15136385	No	380.9	0.0	0.1	Sydney			12
15136393	No	384.4	0.0	0.1	Sydney			12
15136401	No	388.3	0.0	0.1	Sydney			12
15136542	No	538.8	0.1	0.1	Sydney			12
15136559	No	365.6	0.0	0.1	Sydney			12
15136575	No	360.1	0.0	0.1	Sydney			12
15136583	No	352.3	0.0	0.1	Sydney			12
15136591	No	354.7	0.0	0.1	Sydney			12
15136609	No	354.4	0.0	0.1	Sydney			12
15136617	No	360.4	0.0	0.1	Sydney			12
15136625	No	354.7	0.0	0.1	Sydney			12
15136807	Yes	359.9	0.0	0.1	Sydney			12
15136864	No	375.6	0.0	0.1	Sydney			12
15136872	No	366.6	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15136880	No	362.7	0.0	0.1	Sydney			12
15136898	No	385.7	0.0	0.1	Sydney			12
15136906	No	390.8	0.0	0.1	Sydney			12
15136914	No	367.1	0.0	0.1	Sydney			12
15136922	No	370.4	0.0	0.1	Sydney			12
15136930	No	379.1	0.0	0.1	Sydney			12
15136955	No	348.8	0.0	0.1	Sydney			12
15136963	No	379.7	0.0	0.1	Sydney			12
15136971	No	344.7	0.0	0.1	Sydney			12
15136989	No	381.9	0.0	0.1	Sydney			12
15137011	No	411.7	0.0	0.1	Sydney			12
15137029	No	366.4	0.0	0.1	Sydney			12
15137235	No	449.6	0.0	0.1	Sydney			12
15137318	Yes	230.2	0.0	0.1	Sydney			12
15137466	No	275.7	0.0	0.1	Sydney			12
15137474	No	195.2	0.0	0.0	Sydney			12
15137953	No	804.8	0.1	0.2	Sydney			12
15137987	No	799.6	0.1	0.2	Sydney			12
15138464	No	410.8	0.0	0.1	Sydney			12
15138472	No	349.0	0.0	0.1	Sydney			12
15138480	No	341.6	0.0	0.1	Sydney			12
15138589	No	360.2	0.0	0.1	Sydney			12
15138605	No	363.3	0.0	0.1	Sydney			12
15138613	No	392.6	0.0	0.1	Sydney			12
15138787	Yes	276.7	0.0	0.1	Sydney			12
15139025	No	512.0	0.1	0.1	Sydney			12
15139041	No	531.1	0.1	0.1	Sydney			12
15139975	Yes	111,376.8	11.1	27.5	Sydney			12
15140296	Yes	135.3	0.0	0.0	Sydney			12
15140312	Yes	363.5	0.0	0.1	Sydney			12
15140379	Yes	998.6	0.1	0.2	Sydney			12
15140536	No	301.4	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15140726	No	841.7	0.1	0.2	Sydney			12
15140825	No	483.9	0.0	0.1	Sydney			12
15141450	No	337.3	0.0	0.1	Sydney			12
15141781	No	581.8	0.1	0.1	Sydney			12
15141799	No	594.5	0.1	0.1	Sydney			12
15141807	No	589.1	0.1	0.1	Sydney			12
15141815	No	619.6	0.1	0.2	Sydney			12
15141823	No	569.0	0.1	0.1	Sydney			12
15141831	No	613.4	0.1	0.2	Sydney			12
15142086	Yes	384.8	0.0	0.1	Sydney			12
15144017	No	385.6	0.0	0.1	Sydney			12
15144520	No	10,413.0	1.0	2.6	Sydney			12
15144538	No	2,983.7	0.3	0.7	Sydney			12
15144546	No	1,465.0	0.1	0.4	Sydney			12
15144553	No	4,059.4	0.4	1.0	Sydney			12
15144561	No	1,355.3	0.1	0.3	Sydney			12
15144595	No	390.3	0.0	0.1	Sydney			12
15144702	No	583.3	0.1	0.1	Sydney			12
15144710	No	378.2	0.0	0.1	Sydney			12
15144728	No	376.3	0.0	0.1	Sydney			12
15144868	No	3,143.1	0.3	0.8	Sydney			12
15144876	No	4,727.6	0.5	1.2	Sydney			12
15144884	No	4,346.7	0.4	1.1	Sydney			12
15144892	No	6,108.7	0.6	1.5	Sydney			12
15145386	No	4,980.5	0.5	1.2	Sydney			12
15145394	No	2,440.0	0.2	0.6	Sydney			12
15145733	No	704.7	0.1	0.2	Sydney			12
15146053	No	839.3	0.1	0.2	Sydney			12
15146103	No	663.5	0.1	0.2	Sydney			12
15146145	No	2,400.1	0.2	0.6	Sydney			12
15146731	No	362.2	0.0	0.1	Sydney			12
15146749	No	356.5	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15146756	No	359.4	0.0	0.1	Sydney			12
15146764	No	569.4	0.1	0.1	Sydney			12
15146772	No	657.6	0.1	0.2	Sydney			12
15146780	No	667.5	0.1	0.2	Sydney			12
15146798	No	401.3	0.0	0.1	Sydney			12
15146871	No	314.4	0.0	0.1	Sydney			12
15146889	No	316.0	0.0	0.1	Sydney			12
15146897	No	302.7	0.0	0.1	Sydney			12
15146905	No	354.5	0.0	0.1	Sydney			12
15146913	No	317.7	0.0	0.1	Sydney			12
15146921	No	321.6	0.0	0.1	Sydney			12
15146970	No	339.9	0.0	0.1	Sydney			12
15146988	No	336.1	0.0	0.1	Sydney			12
15146996	No	307.3	0.0	0.1	Sydney			12
15147002	No	343.5	0.0	0.1	Sydney			12
15147010	No	331.1	0.0	0.1	Sydney			12
15147051	No	376.9	0.0	0.1	Sydney			12
15147069	No	362.4	0.0	0.1	Sydney			12
15147077	No	384.7	0.0	0.1	Sydney			12
15147085	No	387.9	0.0	0.1	Sydney			12
15147093	No	380.5	0.0	0.1	Sydney			12
15147150	No	384.4	0.0	0.1	Sydney			12
15147168	No	381.8	0.0	0.1	Sydney			12
15147176	No	351.4	0.0	0.1	Sydney			12
15147184	No	378.6	0.0	0.1	Sydney			12
15147218	No	330.3	0.0	0.1	Sydney			12
15147226	No	336.2	0.0	0.1	Sydney			12
15147234	No	336.2	0.0	0.1	Sydney			12
15147259	No	296.4	0.0	0.1	Sydney			12
15147291	No	338.0	0.0	0.1	Sydney			12
15147309	No	338.4	0.0	0.1	Sydney			12
15147317	No	326.2	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15147341	No	387.5	0.0	0.1	Sydney			12
15147358	No	351.4	0.0	0.1	Sydney			12
15147366	No	388.7	0.0	0.1	Sydney			12
15147374	No	380.5	0.0	0.1	Sydney			12
15147382	No	398.1	0.0	0.1	Sydney			12
15147390	No	392.9	0.0	0.1	Sydney			12
15147432	No	360.7	0.0	0.1	Sydney			12
15147440	No	330.2	0.0	0.1	Sydney			12
15147457	No	344.6	0.0	0.1	Sydney			12
15147465	No	335.0	0.0	0.1	Sydney			12
15147473	No	332.6	0.0	0.1	Sydney			12
15147481	No	351.6	0.0	0.1	Sydney			12
15147499	No	332.5	0.0	0.1	Sydney			12
15147507	No	347.1	0.0	0.1	Sydney			12
15147861	No	438.8	0.0	0.1	Sydney			12
15147879	No	497.6	0.0	0.1	Sydney			12
15147887	No	480.3	0.0	0.1	Sydney			12
15147903	No	401.1	0.0	0.1	Sydney			12
15147911	No	417.0	0.0	0.1	Sydney			12
15147929	No	428.6	0.0	0.1	Sydney			12
15147952	No	448.4	0.0	0.1	Sydney			12
15147960	No	437.9	0.0	0.1	Sydney			12
15147978	No	444.2	0.0	0.1	Sydney			12
15147986	No	451.5	0.0	0.1	Sydney			12
15147994	No	390.9	0.0	0.1	Sydney			12
15148000	No	417.8	0.0	0.1	Sydney			12
15148018	No	397.6	0.0	0.1	Sydney			12
15148026	No	390.7	0.0	0.1	Sydney			12
15148083	No	441.4	0.0	0.1	Sydney			12
15148091	No	360.5	0.0	0.1	Sydney			12
15148109	No	367.3	0.0	0.1	Sydney			12
15148117	No	366.0	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15148125	No	359.6	0.0	0.1	Sydney			12
15148133	No	360.9	0.0	0.1	Sydney			12
15148141	No	365.6	0.0	0.1	Sydney			12
15148182	No	346.5	0.0	0.1	Sydney			12
15148190	No	425.8	0.0	0.1	Sydney			12
15148208	No	410.5	0.0	0.1	Sydney			12
15148216	No	416.4	0.0	0.1	Sydney			12
15148224	No	420.5	0.0	0.1	Sydney			12
15148232	No	404.6	0.0	0.1	Sydney			12
15148240	No	406.6	0.0	0.1	Sydney			12
15148257	No	403.5	0.0	0.1	Sydney			12
15148265	No	404.6	0.0	0.1	Sydney			12
15148273	No	405.1	0.0	0.1	Sydney			12
15148281	No	408.4	0.0	0.1	Sydney			12
15148299	No	418.8	0.0	0.1	Sydney			12
15148315	No	486.8	0.0	0.1	Sydney			12
15148323	No	412.9	0.0	0.1	Sydney			12
15148331	No	417.3	0.0	0.1	Sydney			12
15148349	No	432.4	0.0	0.1	Sydney			12
15148356	No	409.8	0.0	0.1	Sydney			12
15148364	No	426.5	0.0	0.1	Sydney			12
15148372	No	427.9	0.0	0.1	Sydney			12
15148380	No	426.2	0.0	0.1	Sydney			12
15148398	No	415.6	0.0	0.1	Sydney			12
15148406	No	430.6	0.0	0.1	Sydney			12
15148414	No	428.8	0.0	0.1	Sydney			12
15148455	No	426.1	0.0	0.1	Sydney			12
15148463	No	422.6	0.0	0.1	Sydney			12
15148612	No	458.6	0.0	0.1	Sydney			12
15148620	No	455.5	0.0	0.1	Sydney			12
15148687	No	451.6	0.0	0.1	Sydney			12
15148695	No	437.0	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15148703	No	459.5	0.0	0.1	Sydney			12
15148711	No	419.0	0.0	0.1	Sydney			12
15148752	No	426.3	0.0	0.1	Sydney			12
15148844	No	421.0	0.0	0.1	Sydney			12
15148851	No	411.7	0.0	0.1	Sydney			12
15148869	No	446.3	0.0	0.1	Sydney			12
15148877	No	431.9	0.0	0.1	Sydney			12
15148885	No	427.6	0.0	0.1	Sydney			12
15148893	No	350.1	0.0	0.1	Sydney			12
15148901	No	360.4	0.0	0.1	Sydney			12
15148919	No	355.2	0.0	0.1	Sydney			12
15148927	No	352.0	0.0	0.1	Sydney			12
15148935	No	353.4	0.0	0.1	Sydney			12
15148943	No	359.1	0.0	0.1	Sydney			12
15148950	No	434.5	0.0	0.1	Sydney			12
15148968	No	419.0	0.0	0.1	Sydney			12
15148976	No	442.0	0.0	0.1	Sydney			12
15148984	No	423.7	0.0	0.1	Sydney			12
15148992	No	423.7	0.0	0.1	Sydney			12
15149008	No	436.4	0.0	0.1	Sydney			12
15149016	No	414.6	0.0	0.1	Sydney			12
15149024	No	439.5	0.0	0.1	Sydney			12
15149032	No	363.7	0.0	0.1	Sydney			12
15149040	No	348.1	0.0	0.1	Sydney			12
15149057	No	356.9	0.0	0.1	Sydney			12
15149099	No	416.7	0.0	0.1	Sydney			12
15149107	No	390.7	0.0	0.1	Sydney			12
15149115	No	398.0	0.0	0.1	Sydney			12
15149123	No	410.1	0.0	0.1	Sydney			12
15149131	No	418.4	0.0	0.1	Sydney			12
15149149	No	410.9	0.0	0.1	Sydney			12
15149156	No	410.6	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15149164	No	392.2	0.0	0.1	Sydney			12
15149172	No	392.3	0.0	0.1	Sydney			12
15149180	No	397.5	0.0	0.1	Sydney			12
15149222	No	331.5	0.0	0.1	Sydney			12
15149230	No	356.2	0.0	0.1	Sydney			12
15149248	No	351.5	0.0	0.1	Sydney			12
15149255	No	427.6	0.0	0.1	Sydney			12
15149263	No	417.4	0.0	0.1	Sydney			12
15149271	No	421.7	0.0	0.1	Sydney			12
15149289	No	407.0	0.0	0.1	Sydney			12
15149339	No	434.9	0.0	0.1	Sydney			12
15149347	No	435.0	0.0	0.1	Sydney			12
15149354	No	352.5	0.0	0.1	Sydney			12
15149362	No	365.4	0.0	0.1	Sydney			12
15149370	No	431.6	0.0	0.1	Sydney			12
15149388	No	432.3	0.0	0.1	Sydney			12
15149396	No	456.2	0.0	0.1	Sydney			12
15149404	No	426.1	0.0	0.1	Sydney			12
15149412	No	854.4	0.1	0.2	Sydney			12
15149420	No	443.2	0.0	0.1	Sydney			12
15149438	No	431.5	0.0	0.1	Sydney			12
15149446	No	355.7	0.0	0.1	Sydney			12
15149453	No	356.1	0.0	0.1	Sydney			12
15149461	No	425.3	0.0	0.1	Sydney			12
15149479	No	440.9	0.0	0.1	Sydney			12
15149487	No	443.9	0.0	0.1	Sydney			12
15149495	No	418.1	0.0	0.1	Sydney			12
15149503	No	435.9	0.0	0.1	Sydney			12
15149560	No	421.6	0.0	0.1	Sydney			12
15149578	No	429.4	0.0	0.1	Sydney			12
15149610	No	436.4	0.0	0.1	Sydney			12
15149628	No	421.8	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15149636	No	438.2	0.0	0.1	Sydney			12
15149651	Yes	364.1	0.0	0.1	Sydney			12
15149719	No	474.0	0.0	0.1	Sydney			12
15149743	No	425.7	0.0	0.1	Sydney			12
15149792	No	360.2	0.0	0.1	Sydney			12
15149859	No	454.8	0.0	0.1	Sydney			12
15149875	No	440.0	0.0	0.1	Sydney			12
15149883	No	452.4	0.0	0.1	Sydney			12
15149891	No	449.9	0.0	0.1	Sydney			12
15149909	No	449.5	0.0	0.1	Sydney			12
15149917	No	418.1	0.0	0.1	Sydney			12
15149925	No	407.7	0.0	0.1	Sydney			12
15149933	No	363.0	0.0	0.1	Sydney			12
15149941	No	375.9	0.0	0.1	Sydney			12
15149958	No	385.9	0.0	0.1	Sydney			12
15149966	No	353.1	0.0	0.1	Sydney			12
15149974	No	547.5	0.1	0.1	Sydney			12
15149982	No	463.7	0.0	0.1	Sydney			12
15149990	No	451.6	0.0	0.1	Sydney			12
15150006	No	447.1	0.0	0.1	Sydney			12
15150014	No	477.0	0.0	0.1	Sydney			12
15150022	No	455.2	0.0	0.1	Sydney			12
15150030	No	447.5	0.0	0.1	Sydney			12
15150048	No	444.3	0.0	0.1	Sydney			12
15150055	No	449.1	0.0	0.1	Sydney			12
15150063	No	440.3	0.0	0.1	Sydney			12
15150071	No	441.8	0.0	0.1	Sydney			12
15150089	No	438.5	0.0	0.1	Sydney			12
15150105	No	356.1	0.0	0.1	Sydney			12
15150113	No	360.9	0.0	0.1	Sydney			12
15150121	No	367.2	0.0	0.1	Sydney			12
15150139	No	368.2	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15150147	No	510.8	0.1	0.1	Sydney			12
15150154	No	426.7	0.0	0.1	Sydney			12
15150162	No	411.5	0.0	0.1	Sydney			12
15150170	No	419.1	0.0	0.1	Sydney			12
15150188	No	419.3	0.0	0.1	Sydney			12
15150196	No	409.3	0.0	0.1	Sydney			12
15150204	No	430.3	0.0	0.1	Sydney			12
15150212	No	414.9	0.0	0.1	Sydney			12
15150220	No	430.0	0.0	0.1	Sydney			12
15150238	No	421.3	0.0	0.1	Sydney			12
15150246	No	426.9	0.0	0.1	Sydney			12
15150253	No	424.6	0.0	0.1	Sydney			12
15150261	No	439.4	0.0	0.1	Sydney			12
15150279	No	403.6	0.0	0.1	Sydney			12
15150287	No	440.7	0.0	0.1	Sydney			12
15150295	No	437.7	0.0	0.1	Sydney			12
15150303	No	438.1	0.0	0.1	Sydney			12
15150311	No	448.1	0.0	0.1	Sydney			12
15150329	No	425.0	0.0	0.1	Sydney			12
15150337	No	440.1	0.0	0.1	Sydney			12
15150345	No	441.1	0.0	0.1	Sydney			12
15150352	No	441.2	0.0	0.1	Sydney			12
15150360	No	438.4	0.0	0.1	Sydney			12
15150378	No	452.1	0.0	0.1	Sydney			12
15150386	No	434.7	0.0	0.1	Sydney			12
15150394	No	449.3	0.0	0.1	Sydney			12
15150402	No	432.7	0.0	0.1	Sydney			12
15150410	No	446.5	0.0	0.1	Sydney			12
15150428	No	443.9	0.0	0.1	Sydney			12
15150444	No	512.8	0.1	0.1	Sydney			12
15150451	No	450.7	0.0	0.1	Sydney			12
15150469	No	416.1	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15150477	No	461.7	0.0	0.1	5ydney			12
15150485	No	430.8	0.0	0.1	5ydney			12
15150493	No	449.9	0.0	0.1	5ydney			12
15150501	No	418.5	0.0	0.1	5ydney			12
15150519	No	453.4	0.0	0.1	5ydney			12
15150527	No	443.5	0.0	0.1	Sydney			12
15150535	No	438.9	0.0	0.1	5ydney			12
15150543	No	429.4	0.0	0.1	5ydney			12
15150550	No	456.7	0.0	0.1	5ydney			12
15150568	No	358.1	0.0	0.1	5ydney			12
15150576	No	298.4	0.0	0.1	5ydney			12
15150600	No	1,389.8	0.1	0.3	5ydney			12
15150618	No	449.3	0.0	0.1	Sydney			12
15150626	No	421.2	0.0	0.1	5ydney			12
15150816	Yes	4,445.2	0.4	1.1	5ydney			12
15151376	No	367.0	0.0	0.1	5ydney			12
15151384	No	378.5	0.0	0.1	5ydney			12
15151392	No	352.9	0.0	0.1	5ydney			12
15151400	No	412.6	0.0	0.1	5ydney			12
15151418	No	407.8	0.0	0.1	5ydney			12
15151426	No	404.9	0.0	0.1	5ydney			12
15151434	No	398.5	0.0	0.1	5ydney			12
15151442	No	417.8	0.0	0.1	5ydney			12
15151459	No	614.9	0.1	0.2	5ydney			12
15151467	No	598.7	0.1	0.1	5ydney			12
15151475	No	401.9	0.0	0.1	5ydney			12
15151483	No	387.7	0.0	0.1	5ydney			12
15151491	No	391.6	0.0	0.1	5ydney			12
15151509	No	388.6	0.0	0.1	5ydney			12
15151517	No	385.5	0.0	0.1	Sydney			12
15151533	No	470.1	0.0	0.1	5ydney			12
15151541	No	478.8	0.0	0.1	5ydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	5quare Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15151558	No	633.7	0.1	0.2	Sydney			12
15151566	No	360.4	0.0	0.1	Sydney			12
15151574	No	361.6	0.0	0.1	Sydney			12
15151582	No	372.4	0.0	0.1	Sydney			12
15151590	No	364.7	0.0	0.1	Sydney			12
15151632	No	455.6	0.0	0.1	Sydney			12
15151939	No	363.7	0.0	0.1	Sydney			12
15151947	No	379.6	0.0	0.1	Sydney			12
15151954	No	358.8	0.0	0.1	Sydney			12
15152630	No	266.9	0.0	0.1	Sydney			12
15152770	Yes	292.9	0.0	0.1	Sydney			12
15152895	Yes	200.4	0.0	0.0	Sydney			12
15153042	No	368.3	0.0	0.1	Sydney			12
15153760	No	432.1	0.0	0.1	Sydney			12
15153778	No	389.6	0.0	0.1	Sydney			12
15153786	No	386.7	0.0	0.1	Sydney			12
15153794	No	427.2	0.0	0.1	Sydney			12
15153802	No	418.3	0.0	0.1	Sydney			12
15153810	No	384.3	0.0	0.1	Sydney			12
15153828	No	380.8	0.0	0.1	Sydney			12
15153836	No	461.6	0.0	0.1	Sydney			12
15153844	No	457.3	0.0	0.1	Sydney			12
15153851	No	366.9	0.0	0.1	Sydney			12
15153869	No	376.0	0.0	0.1	Sydney			12
15153877	No	414.2	0.0	0.1	Sydney			12
15153885	No	414.2	0.0	0.1	Sydney			12
15153893	No	367.0	0.0	0.1	Sydney			12
15153901	No	361.6	0.0	0.1	Sydney			12
15153919	No	475.6	0.0	0.1	Sydney			12
15153927	No	475.4	0.0	0.1	Sydney			12
15153935	No	370.0	0.0	0.1	Sydney			12
15153943	No	364.0	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15153950	No	411.5	0.0	0.1	Sydney			12
15153968	No	406.3	0.0	0.1	Sydney			12
15153976	No	368.2	0.0	0.1	Sydney			12
15153984	No	365.7	0.0	0.1	Sydney			12
15153992	No	464.2	0.0	0.1	Sydney			12
15154206	No	385.9	0.0	0.1	Sydney			12
15154222	No	401.5	0.0	0.1	Sydney			12
15154230	No	390.6	0.0	0.1	Sydney			12
15154297	Yes	437.9	0.0	0.1	Sydney			12
15154347	No	389.3	0.0	0.1	Sydney			12
15154354	No	385.8	0.0	0.1	Sydney			12
15154404	No	482.3	0.0	0.1	Sydney			12
15154420	No	2,027.3	0.2	0.5	Sydney			12
15154438	No	1,104.4	0.1	0.3	Sydney			12
15154610	No	514.7	0.1	0.1	Sydney			12
15154628	No	485.1	0.0	0.1	Sydney			12
15154719	Yes	50,350.7	5.0	12.4	Sydney			12
15154727	Yes	5,022.8	0.5	1.2	Sydney			12
15154859	No	796.7	0.1	0.2	Sydney			12
15154958	Yes	9,647.4	1.0	2.4	Sydney			12
15154974	No	2,195.7	0.2	0.5	Sydney			12
15154982	No	6,369.7	0.6	1.6	Sydney			12
15154990	No	453.3	0.0	0.1	Sydney			12
15155005	No	444.1	0.0	0.1	Sydney			12
15155013	No	426.9	0.0	0.1	Sydney			12
15155021	No	397.3	0.0	0.1	Sydney			12
15155039	No	395.8	0.0	0.1	Sydney			12
15155047	No	395.9	0.0	0.1	Sydney			12
15155054	No	749.0	0.1	0.2	Sydney			12
15155062	No	738.9	0.1	0.2	Sydney			12
15155112	No	440.9	0.0	0.1	Sydney			12
15155120	No	453.6	0.0	0.1	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15155138	No	2,467.4	0.2	0.6	Sydney			12
15155146	No	363.0	0.0	0.1	Sydney			12
15155153	No	400.9	0.0	0.1	Sydney			12
15155161	No	388.0	0.0	0.1	Sydney			12
15155179	No	400.9	0.0	0.1	Sydney			12
15155187	No	413.9	0.0	0.1	Sydney			12
15155195	No	421.2	0.0	0.1	Sydney			12
15155203	No	418.6	0.0	0.1	Sydney			12
15155211	No	420.7	0.0	0.1	Sydney			12
15155229	No	419.2	0.0	0.1	Sydney			12
15155237	No	411.0	0.0	0.1	Sydney			12
15155245	No	405.9	0.0	0.1	Sydney			12
15155252	No	381.5	0.0	0.1	Sydney			12
15155260	No	400.6	0.0	0.1	Sydney			12
15155278	No	366.0	0.0	0.1	Sydney			12
15155419	No	1,862.5	0.2	0.5	Sydney			12
15155427	No	1,820.1	0.2	0.4	Sydney			12
15155492	No	380.9	0.0	0.1	Sydney			12
15155575	No	6,684.4	0.7	1.7	Sydney			12
15155583	No	426.8	0.0	0.1	Sydney			12
15155591	No	418.0	0.0	0.1	Sydney			12
15155609	No	422.4	0.0	0.1	Sydney			12
15155617	No	382.4	0.0	0.1	Sydney			12
15155625	No	383.0	0.0	0.1	Sydney			12
15155633	No	360.2	0.0	0.1	Sydney			12
15155757	No	376.1	0.0	0.1	Sydney			12
15155807	No	874.0	0.1	0.2	Sydney			12
15155831	No	418.9	0.0	0.1	Sydney			12
15155963	No	813.7	0.1	0.2	Sydney			12
15155989	No	856.6	0.1	0.2	Sydney			12
15156086	No	418.2	0.0	0.1	Sydney			12
15156565	Yes	3,588.6	0.4	0.9	Sydney			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15156631	Yes	5,254.1	0.5	1.3	Sydney			12
15156987	No	381.7	0.0	0.1	Sydney			12
15157316	No	795.6	0.1	0.2	Sydney			12
15157480	Yes	2,359.3	0.2	0.6	Sydney			12
15157498	Yes	2,070.9	0.2	0.5	Sydney			12
15158256	Yes	613.0	0.1	0.2	Sydney			12
15158413	Yes	138.0	0.0	0.0	Sydney			12
15158918	No	375.2	0.0	0.1	Sydney			12
15158926	No	352.8	0.0	0.1	Sydney			12
15158959	No	2,890.1	0.3	0.7	Sydney			12
15158975	Yes	4,800.1	0.5	1.2	Sydney			12
15159353	No	464.1	0.0	0.1	Sydney			12
15159593	Yes	1,401.3	0.1	0.3	Sydney			12
15159601	No	375.2	0.0	0.1	Sydney			12
15159619	No	464.2	0.0	0.1	Sydney			12
15159676	No	441.0	0.0	0.1	Sydney			12
15159825	No	553.9	0.1	0.1	Sydney			12
15160120	No	633.6	0.1	0.2	Sydney			12
15160385	No	764.6	0.1	0.2	Sydney			12
15160419	No	234.5	0.0	0.1	Sydney			12
15160971	No	391.7	0.0	0.1	Sydney			12
15161011	No	401.4	0.0	0.1	Sydney			12
15161029	No	390.0	0.0	0.1	Sydney			12
15161375	No	476.4	0.0	0.1	Sydney			12
15161979	Yes	376.3	0.0	0.1	Sydney			12
15162167	No	331.1	0.0	0.1	Sydney			12
15162175	No	557.0	0.1	0.1	Sydney			12
15162183	No	567.3	0.1	0.1	Sydney			12
15166366	Yes	677.1	0.1	0.2	Sydney			12
15179443	No	326.8	0.0	0.1	Sydney			12
15228547	No	230.6	0.0	0.1	Grand Lake Road			12
15229560	No	1,725.5	0.2	0.4	Grand Lake Road			12

Non-Essential CBRM Properties
Recommended to be Declared Surplus

PID	Conditional	Square Meters	Hectares	Acres	Community	Community2	Community3	Electoral District
15259047	No	148.7	0.0	0.0	South Bar			12
15260763	No	7,894.1	0.8	2.0	South Bar			12
15506967	No	416.4	0.0	0.1	Sydney			12
15507049	No	1,776.8	0.2	0.4	Sydney			12
15507056	No	370.8	0.0	0.1	Sydney			12
15515893	No	1,900.4	0.2	0.5	Grand Lake Road			12
15519291	Yes	1,410.5	0.1	0.3	Sydney			12
15528326	No	12,958.2	1.3	3.2	Sydney			12
15547201	Yes	1,109.6	0.1	0.3	Sydney			12
15547268	No	336.9	0.0	0.1	Sydney			12
15547417	No	882.4	0.1	0.2	Sydney			12
15547425	No	686.8	0.1	0.2	Sydney			12
15548183	No	437.0	0.0	0.1	Sydney			12
15553027	No	97.3	0.0	0.0	Sydney			12
15553365	No	137.6	0.0	0.0	Sydney			12
15571672	Yes	357.8	0.0	0.1	Sydney			12
15598337	No	8,112.8	0.8	2.0	South Bar			12
15614068	No	4,378.4	0.4	1.1	Grand Lake Road			12
15618960	No	873.8	0.1	0.2	South Bar			12
15624844	No	704.3	0.1	0.2	Sydney			12
15624885	Yes	494.3	0.0	0.1	Sydney			12
15626492	No	481.4	0.0	0.1	Sydney			12
15626518	No	465.5	0.0	0.1	Sydney			12
15653231	No	317.2	0.0	0.1	Sydney			12
15831993	Yes	34.4	0.0	0.0	Sydney			12

TO: CBRM General Committee of Council

FROM: Karen Neville

SUBJECT: School Closures

DATE: April 22nd, 2016

Introduction

In 1982 the Municipality of the County of Cape Breton, City of Sydney, Town of Glace Bay, Town of New Waterford, Town of Dominion, Town of Louisbourg and the Minister of Education for the Province of Nova Scotia entered into an Interim District School Agreement. As a result of this Agreement, the Cape Breton Regional Municipality (CBRM) retains those schools closed by Cape Breton-Victoria Regional School Board (the Board) in the former City of Sydney, Town of Glace Bay, Town of New Waterford, Town of Dominion, and Town of Louisbourg.

On April 12, 2016, the Board announced their decisions regarding which schools will permanently close as per the School Review process in accordance with the *Education Act*. There is still a great deal of work that needs to be done in regards to evaluating the properties in question, but given the Council Meetings available between now and the October election along with the anticipation of possible sale of properties prior to the winter, CBRM staff is requesting that the following schools be declared as surplus:

Name	PID	Land Area in Square Metres (Square Feet)*	Assessment Value**
Bridgeport School, Glace Bay	15450349	9442.46055 (101637.8)	$1,692,200.00
	15450356	2239.5752 (24106.6)	$2,200.00
	15064900	44135.0733 (475066)	$ 13,500.00
Gowrie Memorial School, Port Morien	15372089	15653.28705 (168490.6)	$382,700.00
MacLennan Middle School, Westmount	15204944	16447.13205 (177035.5)	$2,973,000.00
	15205305	1011.9274 (10892.3)	$ 25,100.00
	15507601	498.29105 (5363.7)	$25,000.00
	15625502	549.84465 (5918.5)	$25,000.00
	15006331	101.3671 (1091.1)	$200.00
Mira Road School, Mira Road	15287337	11622.45735 (125103.1)	$1,280,500.00
Frank Ongo School, New Waterford	15491434	6095.7367 (65613.9)	$597,900.00

*Land Areas based on GIS Data

** Assessment Value from Property Valuation Services

Recommendation

Staff recommends that the General Committee of Council recommend that Council declare Bridgeport School, Glace Bay (Attachment A), Gowrie Memorial School, Port Morien (Attachment B), MacLennan Middle School, Westmount (Attachment C), Mira Road School, Mira Road (Attachment D), and Frank Ongo School, New Waterford (Attachment E) as surplus to the needs of the Municipality if the following conditions can be met:

- CBRM has clear marketable title to the properties
- No Department of the CBRM has a vested interest (e.g. infrastructure) regarding any of these properties
- The sale of property does not contravene CBRM policy
- A report on the building infrastructure is received from the Cape Breton Victoria Regional School Board.

Submitted by:

Originally Signed By

Karen Neville
Planning and Development Department

Bridgeport School, Glace Bay
A
Station Street
Main Street
Alexis Lane
Walsh Lane
Tanya Drive
School Property
Sewer Main
Water Main

B
Gowrie Memorial School, Port Morien
Birch Grove Road
Gowrie Street
School Property
Sewer Main
Water Main

MacLennan Middle School, Westmount
Fulton Avenue
Gordon Street
Sunnydale Drive
Applecross Drive
School Property
Sewer Main
Water Main

Mira Road School, Mira Road
Mullers Lane
Gerards Lane
George Street
Martha Boulevard
92
School Property
Sewer Main
Water Main

Frank Ongo School, New Waterford
James Street
Convent Street
Ellsworth Avenue
School Property
Sewer Main
Water Main

A Community of Communities

ISSUE PAPER

FROM: **Malcolm Gillis**

SUBJECT: **LAND USE BYLAW AND MUNICIPAL PLANNING STRATEGY AMENDMENT FEES**

DATE: **April 26th, 2016**

Introduction

A Planning Strategy is a land use policy document of a Municipality and the policy directives of the Planning Strategy are implemented in its Land Use Bylaw to be administered by a Development Officer. The Municipal Government Act sets out the legal procedure a Municipality must follow when considering amending either of these documents. A Land Use Bylaw amendment requires three public notices in a newspaper circulated in the Municipality:

- the first two give notice of the scheduled Council Public Hearing; and
- a 3rd gives notice of Council's decision if the Bylaw is amended.

Those same legal commitments are required for an amendment to a Municipality's Planning Strategy PLUS the Municipality must conduct a Public Participation Program prior to the Public Hearing which has its own associated costs.

Section 220 (4) (l) of the Municipal Government Act gives municipalities the authority to adopt a Policy charging a fee for processing amendments to planning documents. The current fee schedule charged to applicants requesting amendments to these planning documents is inadequate to compensate the Regional Municipality for the costs it incurs. The fee for a Land Use Bylaw amendment is $600 and no fee is charged for a Municipal Planning Strategy amendment.

The average cost to comply with the above referenced legal requirements for a Land Use Bylaw amendment is approximately $1,000 to $1,100 and the cost to process a Municipal Planning Strategy amendment in compliance with the Municipal Government Act is approximately $1,500. Usually the only beneficiary of a Land Use Bylaw amendment is the applicant. Because a Planning Strategy is a policy document, an amendment to it usually has ramifications greater than the aspirations of the proponent. Consequently there is a justifiable argument the

proponent shouldn't necessarily be expected to pay for the entire cost of an amendment to a Municipal Planning Strategy.

Recommendation:
For the reasons explained in this report, I recommend that Council revise the Municipal Planning Strategy/Land Use Bylaw amendment, and Development Agreement fee Policy to attempt to recoup approximately the total cost of a Land Use Bylaw amendment and a substantial part of the cost of a Planning Strategy amendment. I am therefore asking that Council impose a fee of $1,000 to process an application to amend a Land Use Bylaw and/or a Planning Strategy. Rather than attempt to recoup the cost of advertising from the applicant after the bills are received, the recommended revised policy requires that these fees be paid when the application to amend is submitted. If the application is withdrawn before the fee funds are spent the applicant will be reimbursed the fee. The draft revised Policy is included with this issue paper.

Submitted by:

ORIGINAL SIGNED BY

Malcolm Gillis
Planning and Development Department

CURRENT POLICY

CBRM Planning Fees (Zoning Amendment/Development Agreement/Municipal Planning Strategy) and Planning Advertisements

FEES

Municipal Planning Strategy Amendments

No fee

Land Use Bylaw Amendments/Development Agreements

No set fee is imposed. The applicant is responsible for:

- all costs of the public notification of the Council Public Hearing; and
- public notice of Council's decision to adopt the amendment or approve the Development Agreement.

NOTE: The Planning Advisory Committee, at its discretion, may waive any or all fees in the following cases:

(1) when the request is made by registered non profit organization and where the amendment will benefit the community in general rather than a specific property

(2) when the amendment being requested is necessary to correct an inconsistency between a land use bylaw and the applicable Municipal Planning Strategy

ADVERTISING

In addition to MGA requirements, PAC will require that the following steps be taken to ensure information on proposed planning amendments is properly distributed:

- In the case of Municipal Planning Strategy amendments affecting a specific property, flyers will be distributed to homes in affected areas to advertise public participation program meetings (affected area to be identified by staff in consultation with local Councillor)

- Maps will be included in all newspaper ads related to rezonings, development agreements and Municipal Planning Strategy amendments except in cases where the affected property can be identified by a civic number, in which case a map will not be required. All maps will be a *minimum* of 3" by 3" in size.

- Where the affected property is located more than a 20km. driving distance from the Civic Centre, a copy of the map showing the affected property will be displayed in a CBRM citizen service centre, community centre or convenience store which is in the vicinity of the affected property, and the location of the map will be identified in the newspaper ad.

Approved by Regional Council on March 20, 2001

AMENDED by Regional Council: April 20, 2010

Policy with Proposed Amendments

CBRM Fees to process Land Use Bylaw amendments, Development Agreements, and Municipal Planning Strategy amendments

FEES

Municipal Planning Strategy Amendments

$1,000 when the application is submitted. The purpose of this fee is to provide a monetary contribution to the cost of conducting the amendment process e.g. Public Participation Program and Public Hearing notice fees, and the final notice fees pursuant to the Municipal Government Act. Therefore the applicant shall be reimbursed if the application is withdrawn before these costs are incurred or if the total public notification cost is less than the fee.

Land Use Bylaw Amendments/Development Agreements

$1,000 when the application is submitted. The purpose of this fee is to pay for the cost of the Public Hearing notices and notice of Council's decision pursuant to the Municipal Government Act. Therefore the applicant shall be reimbursed if the application is withdrawn before these costs are incurred or if the total public notification cost is less than the fee.

NOTE: The pertinent committee of Council, at its discretion, may waive any or all fees in the following cases:

a. when the request is made by registered non profit organization and where the amendment will benefit the community in general rather than a specific property;
b. when the amendment being requested is necessary to correct an inconsistency between a land use bylaw and the applicable Municipal Planning Strategy.

Originally adopted by Regional Council on March 20, 2001, with amendments on April 20, 2010.

Amended by Regional Council: _____ *2016*

CBRM A Community of Communities

Issue Paper

DATE: April 25, 2016

TO: Mayor & Council

FROM: Bill Murphy, Director Parks, Recreation, Buildings & Facilities

Background

The Port Morien Development Association has a permission agreement for use of the Property PID # 15646300 as a fishermen's memorial for the fishing village. As part of its development plans the Association has designed and is working with funding partners to further expand the area and provide stair access to a popular beach area, just below the memorial park.

To confirm funding, the letter of permission for use has to be extended until an agreement is reached between PWGSC and the municipality on former ECBC lands to be conveyed to CBRM for public purposes. This would be one of those properties. The original letter of permission was provided by ECBC. Until a transfer agreement is reached with the municipality Public Works Government Srvices Canada (PWGSC) requires the attached be signed by the Mayor and Clerk to give authorization for the permission extension. This will allow the organziation to continue with their plans.

Recommendation

A motion of council is required to authorize the Mayor and Clerk to sign a license and indemnification agreement for Property PID #15646300 as required until the transfer of former ECBC properties.

ORIGINAL SIGNED BY

Bill Murphy, Director
Parks, Recreation, Buildings & Facilities
attachments

Schedule A

SCHEDULE

PID 15646300
PLAN S-5936
PUBLIC WORKS AND
GOVENRMENT SERVICES CANADA

All that certain lot, piece or parcel of land situate, lying and being on Highway #255, Port Morien, County of Cape Breton, Province of Nova Scotia and being shown on a plan of survey titled "Plan of Survey Showing Lands of Her Majesty the Queen in Right of Canada (Public Works and Government Services Canada)", Public Works and Government Services Canada Plan # S-5936, dated February 2, 2016, as signed by David T. Attwood, NSLS., (hereinafter referred to as the "plan") and being more particularly bounded and described as follows:

Beginning: at a placed survey marker at the intersection of the eastern boundary of Highway #255 with the northern boundary of lands deeded to Kathy MacDonald (see document #107626310), as shown on said plan;

Thence: on an azimuth of 7 degrees 08 minutes 07 seconds along the said eastern boundary of Highway #255 for a distance of 77.126 metres to a point of curvature;

Thence: in a northeasterly direction, along a southeastern boundary of said Highway #255 and following the arc of a curve to the right, having a radius of 351.090 metres, for an arc distance of 145.942 metres to a placed survey marker at the intersection with the southwestern boundary of lands of Her Majesty the Queen in Right of Canada (Public Works and Government Services Canada), said survey marker being on an azimuth of 19 degrees 02 minutes 39 seconds and a distance of 144.894 metres from last mentioned point, said survey marker also being on an azimuth of 49 degrees 49 minutes 52 seconds and a distance of 53.046 metres from Nova Scotia Co-ordinate Monument #1858.

Thence: on an azimuth of 136 degrees 37 minutes 46 seconds along the said southwestern boundary of lands of Her Majesty the Queen in Right of Canada (Public Works and Government Services Canada) for a distance of 20.000 metres to a placed survey marker situated at the intersection of the Ordinary High Water Mark (1898) of Morien Bay and also the northwestern boundary of water lot grant #8017 to the New York and Cape Breton Coal Company (see grant book B, at page 170);

Thence: in a southerly direction along the said Ordinary High Water Mark (1898) of Morien Bay for a distance of 117 metres, more or less, to an unmonumented point situated at the intersection of the Ordinary High Water Mark (2016) of Morien Bay, said unmonumented point being on a azimuth of 194 degrees 00 minutes 34 seconds and a distance of 116.266 metres from last said survey marker;

Thence: continuing in a southerly direction along the said Ordinary High Water Mark (2016) of Morien Bay, for a distance of 96 metres, more or less, to a point situated at the intersection with the aforesaid northern boundary of lands deeded to Kathy MacDonald;

SCHEDULE

PID 15646300
PLAN S-5936
PUBLIC WORKS AND
GOVENRMENT SERVICES CANADA

Thence: on an azimuth of 277 degrees 08 minutes 08 seconds along the said northern boundary of lands deeded to Kathy MacDonald for a distance of 9.5 metres, more or less, to a placed survey marker, said survey marker being on an azimuth of 191 degrees 47 minutes 54 seconds and a distance of 91.052 metres from the aforesaid unmonumented point situated at the intersection of the Ordinary High Water Mark (1898) with the Ordinary High Water Mark (2016) of Morien Bay, as shown on the above mentioned plan;

Thence: continuing on an azimuth of 277 degrees 08 minutes 08 seconds along the said northern boundary of lands deeded to Kathy MacDonald for a distance of 24.016 metres, to **the point of beginning.**

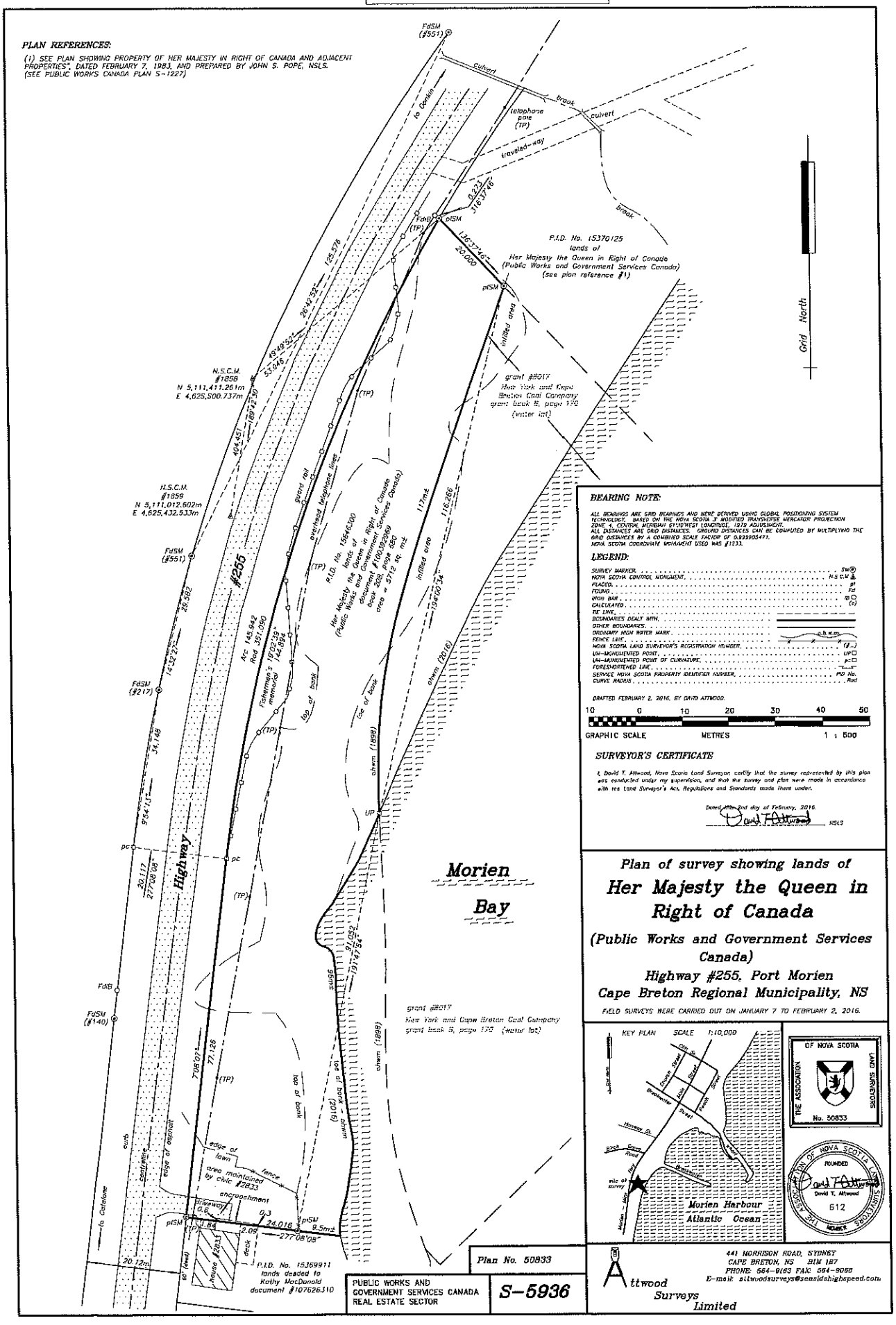
The above described parcel, containing an area of 5712 square metres, more or less, by calculation.

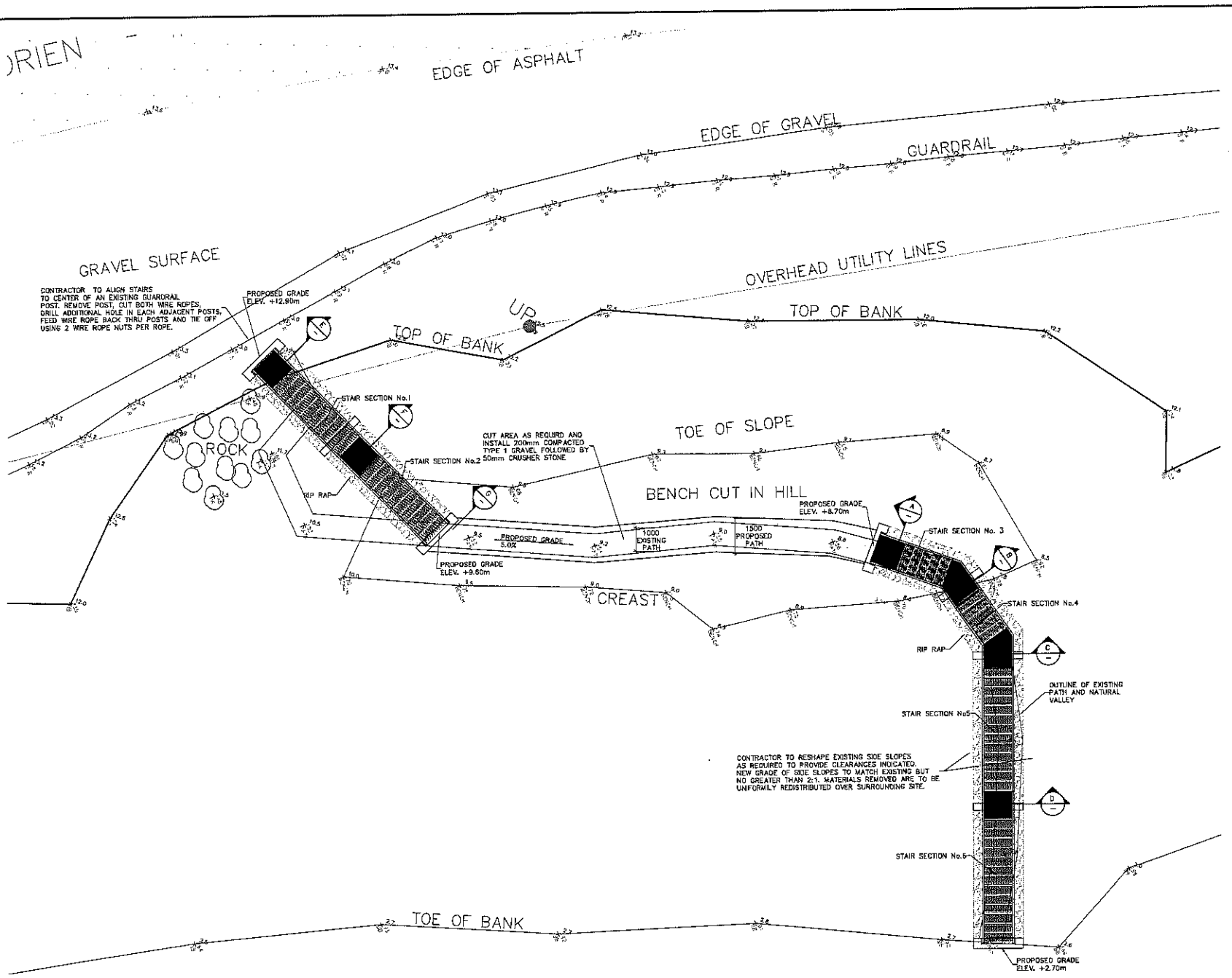
The above described parcel, intended to be lands of Her Majesty the Queen in Right of Canada (Public Works and Government Services Canada)", as recorded in document #100392969 and more particularly described in book 208, at page 680.

All azimuths herein described are grid azimuths and referenced to the Nova Scotia 3°modified transverse mercator projection, zone 4, central meridian 61°30' west longitude, of the 1979 adjustment.

PREPARED BY: NM
CHECKED BY: GM & MS
DATE: March 3/16
LEGAL LAND SURVEYS

Schedule B


PLAN REFERENCES:
(1) SEE PLAN SHOWING PROPERTY OF HER MAJESTY IN RIGHT OF CANADA AND ADJACENT PROPERTIES", DATED FEBRUARY 7, 1983, AND PREPARED BY JOHN S. POPE, NSLS. (SEE PUBLIC WORKS CANADA PLAN S-1227)
P.I.D. No. 15370125
lands of
Her Majesty the Queen in Right of Canada
(Public Works and Government Services Canada)
(see plan reference #1)
Grid North
BEARING NOTE:
ALL BEARINGS ARE GRID BEARINGS AND WERE DERIVED USING GLOBAL POSITIONING SYSTEM TECHNOLOGY, BASED ON THE NOVA SCOTIA 3° MODIFIED TRANSVERSE MERCATOR PROJECTION ZONE 4, CENTRAL MERIDIAN 61°10'WEST LONGITUDE, 1979 ADJUSTMENT.
ALL DISTANCES ARE GRID DISTANCES. GROUND DISTANCES CAN BE COMPUTED BY MULTIPLYING THE GRID DISTANCES BY A COMBINED SCALE FACTOR OF 0.999995473.
NOVA SCOTIA COORDINATE MONUMENT USED WAS #1333.
LEGEND:
SURVEY MARKER
NOVA SCOTIA CONTROL MONUMENT
PLACED
FOUND
HUB BAR
CALCULATED
TIE LINE
BOUNDARIES DEALT WITH
OTHER BOUNDARIES
ORDINARY HIGH WATER MARK
FENCE LINE
NOVA SCOTIA LAND SURVEYOR'S REGISTRATION NUMBER
UN-MONUMENTED POINT
UN-MONUMENTED POINT OF CURVATURE
FORESHORTENED LINE
SERVICE NOVA SCOTIA PROPERTY IDENTIFIER NUMBER
CURVE RADIUS
DRAFTED FEBRUARY 2, 2016, BY DAVID ATTWOOD.
GRAPHIC SCALE
METRES
1 : 500
SURVEYOR'S CERTIFICATE
I, David T. Attwood, Nova Scotia Land Surveyor, certify that the survey represented by this plan was conducted under my supervision, and that the survey and plan were made in accordance with the Land Surveyor's Act, Regulations and Standards made there under.
Dated this 2nd day of February, 2016.
NSLS
Plan of survey showing lands of
Her Majesty the Queen in Right of Canada
(Public Works and Government Services Canada)
Highway #255, Port Morien
Cape Breton Regional Municipality, NS
FIELD SURVEYS WERE CARRIED OUT ON JANUARY 7 TO FEBRUARY 2, 2016.
KEY PLAN
SCALE 1:10,000
Morien Harbour
Atlantic Ocean
THE ASSOCIATION OF NOVA SCOTIA LAND SURVEYORS
No. 50833
FOUNDED
David T. Attwood
612
Plan No. 50833
PUBLIC WORKS AND GOVERNMENT SERVICES CANADA
REAL ESTATE SECTOR
S-5936
Attwood Surveys Limited
441 MORRISON ROAD, SYDNEY
CAPE BRETON, NS B1M 1B7
PHONE: 564-9183 FAX: 564-9088
E-mail: attwoodsurveys@seaside.highspeed.com



NOTES:

No.	Description	Date	By
A	ISSUED FOR QUOTATION	MAR. 2015	JBK

Revision or Issue

PORT MORIEN DEVELOPMENT SOCIETY

BEACH ACCESS STAIRS

STRUCTURAL

GENERAL ARRANGEMENT

J.B. KENNEDY CONSULTING ENGINEER

Scale 1:75

Date	Drawn
FEB 2015	JBK
Designed / Checked	Approved
JBK / JBK	JBK
Cli/Loan No	Revision
NA	0

Drawing No **S2**

Schedule C

103

THIS LICENCE AND INDEMNIFICATION AGREEMENT

is made as of the _____ day of April 2016.

BETWEEN:

HER MAJESTY THE QUEEN IN RIGHT OF CANADA., as represented by the Minister of Public Works Government Services Canada

(the "**Licensor**")

OF THE FIRST PART

- and -

CAPE BRETON REGIONAL MUNICIPALITY, a body corporate and politic in and for Cape Breton County, in and for the Province of Nova Scotia,

(the "**Company**")

OF THE SECOND PART

WHEREAS the Licensor is the apparent owner of certain land located at Port Morien, in the Province of Nova Scotia, bearing PIDs 15646300 more particularly described in Schedule "A" and shown in Schedule "B", both of which are attached hereto (the "**Licensor's Property**"); and

WHEREAS the Company is a local government body that is desirous of facilitating the use of the Licensor's Property for a public purpose; and

WHEREAS the Licensor has agreed to grant to the Company a limited temporary and non-exclusive license to enter and occupy the Licensor's Property for the desired

purpose of construction, installation and use of a public stairway, walkway and related infrastructure for the benefit of the general public as shown on sketch attached hereto as Schedule "C"; and

WHEREAS the Company is desirous of purchasing the Licensor's Property and the Licensor is desirous of selling the Licensor's Property, the Company and Licensor have agreed to a licensing arrangement until such time as the Licensor's Property is formally declared surplus and listed for sale; and

WHEREAS the Company shall enter into an Agreement of Purchase and Sale with the Licensor wherein the Company shall purchase the Licensor's Property in accordance with the terms and conditions set out therein;

THEREFORE in consideration of the respective covenants and agreements herein and the sum of One Dollar ($1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows:

ARTICLE 1
INTERPRETATION

1.1 **Definitions.** In this Agreement:

"Business Day" means any day except a Saturday, Sunday, or holiday observed by chartered banks in Sydney, Nova Scotia, Canada.

"Claims" means any and all claims or actions, threatened or filed by any third party and, whether groundless, false, fraudulent or otherwise, and the resulting losses, damages, expenses, legal fees and disbursements and court costs, whether incurred by settlement or otherwise, and whether such claims or actions are threatened or filed prior to or after the termination of this Agreement.

"Environmental Damages" means any and all loss, injury, death, damage or other event of any kind whatsoever, and howsoever or whenever occurring, to or in relation to the environment (including by not limited to any loss or damage to real or personal property) in respect of which any liability or obligation has accrued or may in future accrue to Licensor, her successors and heirs, to incur any remediation, reclamation, clean-up or other expenses, or to compensate any Person or the estate of any individual, whether by reason of any equitable, common law, statutory or civil liability or obligation or remedy available, whether applicable by reason of the ownership of the Licensor's Property or responsibility for any operations conducted on or in respect thereof at any time in the past, present or future, and whether or not resulting from negligence, nuisance or otherwise, which loss, injury or damages shall include but not be limited to all damages, awards, expenses and

costs (including legal costs on a solicitor and client basis) incurred in any way relating to such matters.

"**Environmental Insurance**" has the meaning ascribed thereto in Section 5.1(b).

"**Environmental Law**" means any law, by-law, order, ordinance, ruling, regulation, certificate, approval, consent or directive of any applicable federal, provincial or municipal government, governmental department, agency or regulatory authority or any court of competent jurisdiction:

(a) relating to pollution or the protection of human health or the environment (including workplace health and safety);

(b) dealing with filings, registrations, emissions, discharges, spills, releases or threatened releases of Hazardous Substances or materials containing Hazardous Substances; and/or

(c) regulating the import, storage, distribution, labelling, sale, use, handling, transport or disposal of a Hazardous Substance.

"**General Liability Insurance**" has the meaning ascribed thereto in Section 5.1(a).

"**Government Authority**" means any federal, provincial, regional, municipal or local government or any department, agency, board, tribunal, court or other authority thereof, and includes any individual or other Person having, or purporting to have, the right to exercise executive, legislative, judicial, regulatory or administrative functions.

"**Hazardous Substance**" means any substance capable of posing a risk or damage to health, safety, property or the environment including, without limitation, any contaminant, pollutant, dangerous or potentially dangerous substance, noxious substance, toxic substance, hazardous waste, flammable or explosive material, radioactive material, urea formaldehyde foam insulation, asbestos, polychlorinated biphenyls, polychlorinated biphenyl waste, polychlorinated biphenyl related waste, gasoline, fuel oil, heating oil and other petroleum substances and any other substance or material now or hereafter declared, defined or deemed to be regulated or controlled under any Environmental Law.

"**Indemnified Persons**" has the meaning ascribed thereto in Section 4.1.

"**License**" has the meaning ascribed thereto in Section 2.1.

"**Notices**" has the meaning ascribed thereto in Section 6.1.

"**Licensor's Property**" has the meaning ascribed thereto in the recitals.

"**Party**" or "**Parties**" means any Person and its successors, heirs and permitted assigns who is a party to and is bound by this Agreement.

"**Person**" means an individual, firm, body corporate, partnership, trust, union, pension fund, government, government department or agency or other legal entity, as the case may be.

"**Required Insurance**" has the meaning ascribed thereto in Section 5.1.

"**Term**" means the period commencing on the date of this Agreement and ending on the date specified in section 2.2.

"**Work**" means any work or activity of any nature or kind whatsoever including, without limitation to the generality of the foregoing, and whether permitted by the License or not, any construction, demolition, excavation, blasting, shoring, underground work, underpinning, pile driving, caisson work or other work or activities on, in, under or around the Licensor's Property at any time undertaken or conducted by the Company or any of its contractors or subcontractors or any of their respective employees.

1.2 Additional Interpretation Rules. Unless a contrary intention appears in context, or express provisions of this Agreement provide otherwise:

(a) the inclusion of headings and a table of contents herein are for convenience of reference only and are not to be considered or taken into account in construing the provisions of this Agreement, or to in any way qualify, modify or explain the effect of any such provisions;

(b) references to an Article, Section, or Schedule are references to an Article, Section, or Schedule, as the case may be, of this Agreement;

(c) references herein to an enactment, statute or similar legislative instrument shall include all amendments thereto and replacements therefore in whole or in part, and all regulations or other subordinate legislation issued, prescribed or otherwise in effect pursuant thereto, from time to time, whether or not so stated herein;

(d) words importing the singular shall include the plural and vice versa, and words importing a particular gender shall include all genders;

(e) capitalized words and phrases used herein which are derivatives of words or phrases otherwise defined herein shall have a corresponding meaning;

(f) the rule of contractual interpretation known as "co*ntra proferentum*" shall not apply in the interpretation or construction of this Agreement, and in this regard, it shall be irrelevant who drafted or authored this Agreement or any portion hereof; and

(g) words such as "hereof", "herein" or "hereunder" shall mean of, in or under this Agreement and not the specific section in which the reference occurs, unless expressly otherwise noted.

ARTICLE 2
ACCESS TO LICENSOR PROPERTY

2.1 License. The Licensor hereby grants to the Company a license to enter and use (the "**License**"), in common with the Licensor and other Persons authorized by Licensor, during the Term, the Licensor's Property for the limited purpose of construction, installation and use of stairs, walkway and related infrastructure for the benefit of the general public, specifically:

(i) the temporary right to use the Licensor's Property for the limited purposes construction and installation of stairs, walkway and related infrastructure. The right noted above includes construction, clearing, leveling, but does not include the right to park or store vehicles or equipment on the Licensor's Property.

The Company shall undertake work and activities permitted by the License only during the Term of the License.

2.2 Term of License. The License shall commence on April_____, 2016.

The License shall expire and come to end on: November _____, 2016

unless the Term of the License is extended in writing by Licensor in its sole discretion.

Prior to the expiry of the Term of the License, if an Agreement of Purchase and Sale has not been completed by the Company and the Licensor, the Company shall repair and restore the Licensor's Property to its original condition and repair and remediate any damage to the Licensor's Property and any damage to any adjacent property caused by the Company or its contractors or subcontractors or any of their employees. To this end, the Licensor and the Company acknowledge and agree that they will conduct both pre-License and post-

License inspections of the Licensor's Property at dates and times arranged mutually by the parties.

2.3 No Interest in Land. The License does not, and is not intended to, grant to the Company an interest in land or property and accordingly the License is not, and is not to be construed as, a lease or easement or grant of right-of-way over land or property. In particular, but not so as to restrict the generality of the foregoing, the Company acknowledges and agrees that, subject to the rights given to the Company by the License, Licensor retains and may exercise at all times during the Term all its rights of ownership, possession and occupation in relation to the Licensor's Property which it had immediately prior to the execution of this Agreement by the parties.

2.4 Prohibition Assignment of License. The benefit of the License is personal to the Company, and accordingly is not capable of being and shall not be assigned or sub-licensed, and may only be exercised by the Company.

2.5 Prohibited Activities. The License does not permit the Company, or anyone on behalf of the Company to undertake or perform any construction, demolition, excavation, blasting, shoring, mining, underground work, underpinning, pile driving or caisson work or to place, install or construct any pipes, equipment, footings, foundations or other structures on, in or under the Licensor's Property, except as specifically set out herein.

2.6 Nuisances. In conducting any activity on the Licensor's Property, the Company, its contractors and subcontractors shall not cause any nuisance, excessive noise, or other disturbance to Licensor or any owners or occupants of adjacent properties.

2.7 Liens. The Company shall not permit any builders lien, construction lien, mechanics lien or other lien or encumbrance to be claimed or registered against the Licensor's Property or any portion thereof in connection with any Work or any activity conducted pursuant to the License. If any such lien or encumbrance is claimed or registered against the Licensor Property, or any portion thereof, the Company shall promptly cause the same to be discharged and released.

2.8 Safety. In connection with any activity on the Licensor's Property, the Company shall comply with and observe and shall cause its employees, contractors, subcontractors and their employees to comply with and observe all federal, provincial and municipal safety statutes, rules, regulations, codes, ordinances and standards and any and all site specific safety rules or plans.

2.9 Additional Covenants. The Company agrees:

(a) not to construct any buildings or other structures, or install or permanently place any goods, machinery or equipment, on the Licensor's Property except as may be necessary for the exercise of the rights given in Section 2.1 hereof;

(b) not to bring temporarily any goods, machinery or equipment onto the Licensor's Property without the consent of Licensor, except as may be necessary for the exercise of the rights given in Section 2.1 hereof;

(c) to keep the Licensor's Property clean and tidy and clear of waste caused by or during the exercise of rights under the License and not deposit or leave waste materials thereon;

(d) not to do any act, matter or thing which would or might constitute a breach of any statutory requirement affecting the Licensor's Property;

(e) to observe such other reasonable rules, regulations or guidelines as Licensor may make from time to time governing the use of property, occupational health and safety or environmental matters provided that the Company has been notified by Licensor of such rules, regulations or guidelines;

(f) not to impede in any way Licensor in the exercise of Licensor's rights of possession and control of the Licensor's Property including , without limitation, flooding and flowage rights.

(g) the Company has confirmed and advised that the Certificate of Insurance as attached hereto as Schedule is true and valid and will cover the Work contemplated by this License.

(h) that the Company has been advised that the Licensor's land may be subject to subsidence due to the previous mining of coal and shall not and will not at any time bring action or assert any claim or demand whatsoever against the Licensor or its predecessors or successors in title for or in respect of any damage relating to subsidence.

ARTICLE 3
ENVIRONMENTAL MATTERS

3.1 Compliance with Environmental Laws. The Company agrees that it shall, at its sole cost and expense, observe and comply with, and cause its employees,

contractors and subcontractors to observe and comply with all Environmental Laws in connection with any Work or other activity conducted in, on or around the Licensor's Property. Without limiting the generality of the foregoing, the Company covenants and agrees that:

(a) the Company shall not cause or permit any Hazardous Substance to be brought into, stored, kept or used in or about the Licensor's Property or any part thereof;

(b) the Company shall not permit any emissions, discharges or releases of Hazardous Substances or materials containing Hazardous Substances onto or from the Licensor's Property;

(c) the Company shall cause each and every Hazardous Substance that is emitted, released or discharged on, into or from the Licensor's Property as a result of any Work or other activity of the Company, its contractors or subcontractors or their respective employees to be removed from the Licensor's Property and other properties and all damage caused thereby to be remediated in compliance with all Environmental Laws pertaining thereto.

3.2 Compliance with Environmental Standards. In addition to the environmental standards required by the foregoing provisions of this Article 3 to be met by the Company, the Company agrees that it will comply with any additional environmental requirements that Licensor may be required to meet and any further standards that may be introduced during the Term of the License to which Licensor is required, or to which in Licensor's opinion it would be in its interest, to adhere.

3.3 Prohibitions on Use of Premises. No activity will be undertaken or allowed on the Licensor's Property by the Company or any of its contractors or subcontractors or their respective employees which may cause or increase the likelihood of the escape, seepage, leakage, spillage, release or discharge of any Hazardous Substance on, from or under the Licensor's Property. The Company shall not use or permit to be used all or any part of the Licensor's Property for the sale, storage, manufacture, disposal, treatment, generation, use, transport, refinement, processing, production, remediation, or release into the environment of, or any other dealing with, any Hazardous Substance. In no event shall the Company dispose of, handle, treat, or release a Hazardous Substance in a manner that, in whole or in part, causes the Licensor's Property or any adjacent property to become a contaminated site under Environmental Laws.

3.4 Ownership of Contaminants. Notwithstanding any rule of law to the contrary, any Hazardous Substance brought onto, used at, or released from the Licensor's Property by the Company or any person for whom it is in law responsible shall be and

remain the sole and exclusive property of the Company and shall not become the property of Licensor, notwithstanding the expiry or earlier termination of the License.

3.5 Discovery of Contaminants. The Company shall notify Licensor immediately and in reasonable detail upon discovery of any Hazardous Substance, or receipt of any claim, notice or communication relating to any Hazardous Substance affecting the Licensor's Property or if the Company becomes aware of any violation or potential violation by the Company of any environmental orders or any warranty, covenant or representation in this Article and shall describe therein the action which the Company intends to take with respect to such matters. Forthwith upon receipt, the Company shall send copies to Licensor of all orders, approvals or licenses affecting the Licensor's Property and all correspondence with authorities having jurisdiction or any other person with respect to any Hazardous Substance or Environmental Laws relating to the Licensor's Property including without limitation results of any environmental tests and reports in the Company's possession.

3.6 Remediation. If any Government Authority shall require the clean-up of any Hazardous Substance released, emitted or discharged onto or from the Licensor's Property, or any part thereof, or into the environment by reason of anything done by the Company, its contractors, subcontractors or employees or anyone permitted on the Licensor's Property by the Company, or as a result of the Work or activities undertaken on the Licensor's Property by the Company, its contractors, subcontractors or employees, the Company shall, at its own expense: (a) prepare all necessary studies, plans and proposals required as a result thereof; (b) obtain all necessary approvals of such authorities required to complete the remediation to the standards required by all Environmental Laws together with any other work required; (c) provide all bonds and other security required by such authorities; and (d) carry out and complete the remediation to the standards required by all Environmental Laws together with any other work required. The Company shall also provide Licensor with copies of the plans and proposals and keep Licensor advised from time to time as to the status of its remediation and other work. For greater certainty, the foregoing obligations of the Company shall include, without limitation, the treatment of water (including surface and groundwater) and the remediation by removal of any soils containing Hazardous Substance at levels exceeding the standards set as acceptable at the time of remediation by the applicable Government Authority. Any soil so removed shall be promptly replaced by soil free of Hazardous Substance in concentrations above the standards prescribed in the preceding sentence. The Company shall provide to Licensor full information with respect to any remedial work performed pursuant to this clause and shall comply with the Licensor's reasonable requirements with respect to such work. The Company agrees that if Licensor reasonably determines that Licensor, its property, its reputation, or the Licensor's Property is placed in any jeopardy by the requirement for any such remedial work, Licensor may, but shall be under no obligation to, undertake itself such work or any part thereof at the cost of the Company.

3.7 Rectification of Breach. In the event that Licensor determines that the Company is in breach of its obligations under this Agreement, Licensor may, without limiting any other rights or remedies, provide the Company with notice in writing of the breach, and the Company shall commence promptly to rectify such breach at the Company's sole cost and expense, and shall complete such rectification as soon as reasonably possible. In the event that the Company does not commence promptly to rectify such breach, Licensor may, at its option and in its sole discretion, and without further notice to the Company, terminate the License and any other right or license of the Company, or its contractors or subcontractors to enter onto the Licensor Property or any part thereof and in addition or alternatively Licensor may rectify such breach at the cost of the Company, and the Company shall forthwith, on demand, reimburse Licensor for the cost of rectification.

3.8 Environmental Assessments and Reports. The Company shall, at its own cost, at Licensor's reasonable request from time to time, obtain from an independent environmental consultant approved by Licensor an environmental site assessment of the Licensor's Property or an environmental audit of the operations at the Licensor's Property with regard to any Work or any activity conducted on the Licensor's Property pursuant to the License. The Company shall promptly provide to Licensor a copy of any environmental site assessment, audit, or report relating to the Licensor's Property conducted by or for the Company at any time before, during, or after the Term (or any renewal or extension thereof). The Company shall, at the Licensor's request from time to time, provide Licensor with a certificate of a senior officer of the Company certifying that the Company is in compliance with all Environmental Laws and that no adverse environmental occurrences have taken place at the Licensor's Property, other than as disclosed in writing to Licensor.

3.9 Confidentiality of Environmental Assessments and Reports. The Company shall maintain all environmental site assessments, audits, and reports relating to the Licensor's Property in strict confidence and shall not disclose their terms or existence to any third party (including without limitation any governmental authority) except as required by law, or to the Company's professional advisors and lenders on a need-to-know basis, or with the prior written consent of Licensor, which consent may be unreasonably withheld.

3.10 Maintaining Environmental Records. The Company shall maintain all environmental and operating documents and records, including permits, licenses, orders, approvals, certificates, authorizations, registrations, and other such records relating to any work on the Licensor's Property, which may be reviewed by the Licensor at any time during the Term on 24 hours' prior written notice, except in the case of an emergency, when no prior notice shall be required. Licensor shall have the ongoing right during normal business hours to enter any office or other premises of the Company so that it may review the environmental books and records of the Company. Licensor shall also have the right to carry out such environmental tests, checks and reviews as considered necessary, in its sole discretion, from time to time, including a comprehensive environmental audit. If any

review or audit reveals a failure by the Company to comply with the terms and conditions of this Agreement, then the cost of such review and the cost of performing any environmental audit will be paid by the Company and if such costs are paid by Licensor, the Company shall reimburse Licensor promptly after demand.

3.11 No Representations or Warranties by Licensor. The Company acknowledges that Licensor has made no representations or warranties with respect to the environmental condition of the Licensor's Property and agrees that Licensor is granting the License in respect of the Licensor's Property on an "as is, where is" basis with respect to the environmental condition, soil stability, and subsurface contents thereof. The Company specifically acknowledges that the Licensor's Property may be subject to subsidence as a result of former mining activities in the area.

3.12 Survival of Obligations. The obligations of the Company under this Article (including without limitation, its obligation to remove and remediate Hazardous Substances), shall survive the expiry or earlier termination of the License or this Agreement.

ARTICLE 4
INDEMNIFICATION

4.1 Indemnity by Company. The Company agrees to be liable for and to indemnify and save harmless Licensor her officers, agents, servants, and employees (collectively the "**Indemnified Persons**") from and against any and all liabilities, damages, interest, penalties, fines, monetary sanctions, losses, costs and expenses whatsoever (including, without limitation, all Environmental Damages and all Claims in respect thereof, reasonable costs of professional advisors, consultants and experts in respect of any investigation, and all costs of remediation and other clean-up costs and expenses) arising in any manner whatsoever out of:

(a) any Work or activity in, on, under or around the Licensor's Property by the Company or its contractors or subcontractors or their respective employees;

(b) any breach by the Company of any provisions of this Agreement;

(c) any noncompliance by the Company, its contractors, subcontractors or employees, with any Environmental Laws;

(d) any release, discharge or emission of any Hazardous Substance onto or from the Licensor's Property as a result of any Work or other activity done, conducted or performed by the Company, or its contractors, subcontractors or their respective employees; and

(e) any illness, injury or death of persons, or any loss or damage to property, caused or resulting from any of the foregoing.

Without limitation to the generality of the foregoing, the Company agrees:

(i) to be liable for any damage, loss or destruction of any real or personal property of Licensor caused by any Work or other activity conducted on, in, under or around the Licensor's Property by the Company or any of its contractors, subcontractors or employees and regardless of whether any of them shall be negligent or not; and

(ii) to indemnify and save harmless the Indemnified Persons from and against any and all actions, causes of action, suits, claims, demands, costs, losses and expenses resulting from any claim, loss, expense, injury, death or damage respecting any Person or property which may be brought against or incurred or suffered by an Indemnified Person or which any Indemnified Person may sustain, pay or incur by reason of, or which may be attributable to or arise out of, any act or omission of the Company or any contractors or subcontractors in conducting, or in any way connected to or arising out of or related to, any Work or other activity conducted, performed or done on, in or under the Licensor's Property, whether contractual or tortious, breach of contract, negligence of any degree, concurrent liability in contract or tort, statutory, strict or absolute liability or otherwise.

4.2 Survival of Indemnity. The obligations of the Company under this Article shall survive the expiry or earlier termination of the License or this Agreement.

ARTICLE 5
INSURANCE REQUIREMENTS

5.1 Required Insurance. The Company or if the Company's personnel will not be present on Licensor's Property, the Company's contractor whose personnel will be present on Licensor's Property, shall obtain and maintain throughout the Term of the License (or for such longer period as may be stipulated below) and pay for the insurance coverages listed below (the "**Required Insurance**"):

(a) **General Liability Insurance:** Commercial general liability insurance ("**General Liability Insurance**") with limits of not less than five million dollars ($5,000,000.00) inclusive per occurrence for bodily injury, death and damage

to property including loss of use thereof providing for coverage in respect of anything done during the period such insurance is required to be maintained under this Agreement whether or not the claim in respect thereof is made during such period including a rider for sudden and accidental pollution.

5.2 General Requirements.

(a) The Required Insurance may be met through any combination of primary insurance and excess insurance, so long as the total amounts carried combine to meet the minimum amounts required hereunder. Certificates of proof of insurance of the Required Insurance shall be submitted to Licensor on or prior to the commencement of the Work. Approval by Licensor of any certificate of insurance submitted by the Company, or by the Company on behalf of a contractor or subcontractor, shall in no way relieve the Company of its obligations to provide and to cause its contractors and subcontractors to provide the Required Insurance, nor shall it imply that the policies are in accordance with the terms of this Agreement.

5.3 Non-Recourse Provision. The Required Insurance policies shall provide that the insurers shall have no recourse against Licensor thereunder for payment of any premium assessment and shall each contain a severability of interest provision and a cross liability clause.

5.4 Contractors and Subcontractors. The Company shall be responsible for ensuring that all contractors and subcontractors of the Company secure and maintain all insurance coverages (including, without limitation, workers' compensation insurance) required by law or this Agreement and as may reasonably be required or prudent in connection with the performance of any Work on Licensor's Property.

5.5 Specific Provisions for Commercial General Liability Insurance. The General Liability Insurance required under paragraph (a) of Section 5.1 shall be on the IBC standard commercial general liability insurance (CGL) form or the equivalent thereof and shall cover bodily injury, death and damage to property (Broad Form) including loss of use thereof and including, but not limited to, coverage for:

(i) premises and operations liability;

(ii) owner's and contractor's contingent liability with respect to the operation of persons, firms and corporations having a contract for the execution of a part or parts of any Work;

(iii) products and completed operations liability;

(iv) blanket contractual liability and specific contractual liability covering this Agreement and any amendments hereto;

(v) cross liability;

(vi) contingent employer's liability;

(vii) personal injury liability;

(viii) non-owned automobile liability.

5.6 Workers' Compensation Coverage. The Company shall throughout the Term of the License pay all premiums and assessments for Workers' Compensation insurance as required by law with respect to all employees of the Company engaged in any Work on the Licensor's Property and shall require its contractors and subcontractors to pay such premiums and assessments with respect to employees of the contractors and subcontractors.

ARTICLE 6
MISCELLANEOUS

6.1 Notices. All notices, invoices, payments, statements and communications made pursuant to this Agreement ("**Notices**") shall be in writing and delivered to the parties at the following addresses:

To the LICENSOR:

Attention: Tracey Campbell, 70 Crescent Street, Sydney, NS 902-564-7275
Fax: 902-564-3825

To the COMPANY:

Attention: *****
Fax:

A party may change its address for receipt of Notices by giving Notice to that effect to the other parties. All Notices may be sent by facsimile or mutually acceptable electronic means, a national recognized overnight courier service, first class mail, certified mail return

receipt requested, or hand delivered. Notice shall be given when received on a Business Day by the addressee. In the absence of proof of the actual receipt date, the following presumptions will apply. Notices sent by facsimile shall be deemed to have been received upon the sending Party's receipt of its facsimile machine's confirmation of successful transmission. If the day on which such facsimile is received is not a Business Day or is after five p.m. (at the receiving Party's place of business) on a Business Day, then such facsimile shall be deemed to have been received on the next Business Day after it was sent or such earlier time as is confirmed by the receiving Party. First class mail is deemed delivered three (3) days after mailing.

6.2 Assignment. The Company shall not assign this Agreement and any attempt to do so shall be void. This Agreement shall enure to the benefit of and be binding on the successors and permitted assigns of each of the parties. Licensor shall be permitted, without any requirement to obtain the consent of the Company, to assign, in whole or in part, the benefit of this Agreement to any Indemnified Person or any purchaser or transferee of the Licensor's Property.

6.3 Entire Agreement. This Agreement, including its schedules (if any), contains the entire agreement between the Parties relating to the subject matter hereof. This Agreement supersedes all proposals, oral or written, all previous negotiations and all other communications between the Parties with respect to the subject matter. There are no warranties, agreements or representations, either written or oral, relating to the subject matter of this Agreement other than as expressly stated in this Agreement.

6.4 Agreement Prepared Through Joint Effort. This Agreement shall be considered for all purposes as prepared through the joint efforts of the Parties and shall not be construed against any particular Party as a result of its involvement in the preparation, negotiation, drafting or execution hereof.

6.5 No Amendment Except in Writing. No amendment or variation of the provisions of this Agreement shall be effective or binding upon the Parties unless it is set forth in writing and is duly executed by each of the Parties by their respective proper officers or authorized representatives.

6.6 Validity of Provisions. In the event any one or more of the provisions contained in this Agreement shall for any reason be held to be invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect any other provisions of this Agreement and this Agreement shall be construed as if such invalid, illegal or unenforceable provision had never been contained herein and this Agreement shall be enforceable to the fullest extent permitted by law.

6.7 Waiver. No consent or waiver, express or implied, by a Party of any breach or default by any other Party in the performance by such other Party of its obligations

hereunder shall be deemed or construed to be a consent or waiver of any other breach or default hereunder. Failure on the part of a Party to complain of any act, or failure to act, on the part of any other Party or to declare any other Party in default, irrespective of how long such failure continues, shall not constitute a waiver by such Party of its rights hereunder.

6.8 Governing Law. This Agreement and the rights and duties of the parties hereunder shall be governed by and construed, enforced and performed in accordance with the laws of the Province of Nova Scotia (other than any conflicts of law principles that would require the laws of another jurisdiction to be applied) and the laws of Canada applicable in Nova Scotia.

6.9 Attornment. Each of the Parties irrevocably and unconditionally attorns and submits to and accepts the exclusive jurisdiction of the courts of Nova Scotia with respect to any matter or thing arising out of or pertaining to this Agreement.

6.10 No Partnership. Nothing contained in this Agreement shall be deemed or construed as creating the relationship of principal and agent , nor of partnership nor of joint venture between the Company and Licensor, it being understood and agreed that no provision contained in this Agreement nor any acts of the Company and Licensor, or either of them, shall be deemed to create any relationship between the Company and Licensor, other than the relationship of licensor and licensee.

6.11 Term of Agreement. The obligations of the Company under this Agreement shall be for the on-going benefit of Licensor and shall not terminate in any manner or by any means whatsoever except by and with the written acknowledgement of Licensor that the representations, warranties, covenants and agreements on the part of the Company herein are terminated and discharged.

DATED at _____, _____, as of the date first above written.

	)	**HER MAJESTY THE QUEEN IN RIGHT OF CANADA** as represented by the Minister of Public Works Government Services Canada
_____	)	Per: _____
Witness	)	
	)	**CAPE BRETON REGIONAL MUNICIPALITY**
_____	)	Per: _____
Witness	)	
	)	Per: _____

Paul Burt,
Manager Building, Planning & Licensing Laws

CBRM *A Community of Communities*

Cape Breton Regional Municipality

320 Esplanade, Room 103
Sydney, NS B1P 7B9
Phone: 902-563-5175
Fax: 902-563-0833
Email: pdburt@cbrm.ns.ca

Memo

TO: General Committee

FROM: Paul Burt, Manager Building, Planning & Licensing Laws

DATE: April 27, 2016

RE: Statistical Complaint Reports-Dangerous and Unsightly Properties

Attached is the monthly report which outlines all the complaint files opened since the last report that was presented at the April 5th, 2016 meeting.

Respectfully Submitted,

Original Signed By

Paul Burt,
Manager Building, Planning & Licensing Laws

Protective Services

Aprii 27, 2016

Dangerous & Unsightly Premises

Report to Council

Apr 01, 2016 - Apr 27, 2016

Cape Breton Regional Municipality

Inspection & By-law Division

FILE #	Date Received	PID	District	Property Address	Inspector	Complaint Category	Status
9279	Apr 01, 2016	15575632	4	7 Fairhaven Drive, Westmount, B1R1N4	Richard Wadden	Unsightly Premises	New
9280	Apr 02, 2016	15056385	5	88 Desbarres Street, Sydney, B1P7C4	Richard Wadden	Structure Fire	Active
9281	Apr 04, 2016	15139280	12	102 Henry Street, Sydney, B1N2H3	Richard Wadden	Unsightly Premises	Active
9282	Apr 05, 2016	15275225	11	1238 May Street, Scotchtown, B1H1E6	Richard Wadden	Unsightly Premises	New
9283	Apr 06, 2016	15239783	9	9 Glenesk Trailer Park Road, Reserve Mines, B1E1B7	Richard Wadden	Unsightly Premises	Active
9284	Apr 06, 2016	15181282	1	31 Guy Street, Sydney Mines, B1V2N5	Richard Wadden	Unsightly Premises	Active
9285	Apr 06, 2016	15181381	1	11 Guy Street, Sydney Mines, B1V2N5	Richard Wadden	Unsightly Premises	Active
9286	Apr 06, 2016	15181399	1	9 Guy Street, Sydney Mines, B1V2N5	Richard Wadden	Unsightly Premises	Active
9287	Apr 06, 2016	15254006	2	403 Villa Drive, Little Bras D'Or, B1Y2Z2	Richard Wadden	Unsightly Premises	Active
9288	Apr 07, 2016	15467517	11	573 St Joseph Street, New Waterford, B1H4G3	Richard Wadden	Unsightly Premises	New
9289	Apr 07, 2016	15383888	10	235 Kings Road, Dominion, B1G1J3	Richard Wadden	Structure Fire	Active
9290	Apr 07, 2016	15107220	6	2 Chappells Court, Sydney, B1P1W3	Richard Wadden	Unsightly Premises	New
9291	Apr 07, 2016	15107238	6	4 Chappells Court, Sydney, B1P1W3	Richard Wadden	Unsightly Premises	New
9292	Apr 07, 2016	15107287	6	5 Chappells Court, Sydney, B1P1W2	Richard Wadden	Unsightly Premises	New

9293	Apr 07, 2016	15107253	6	3 Chappells Court, Sydney, B1P1W2	Richard Wadden	Unsightly Premises	New
9294	Apr 07, 2016	15107246	6	6 Chappells Court, Sydney, B1P1W3	Richard Wadden	Unsightly Premises	New
9295	Apr 07, 2016	15062979	5	333 Charlotte Street, Sydney, B1P1E1	Richard Wadden	Unsightly Premises	New
9296	Apr 08, 2016	15383870	10	237 Kings Road, Dominion, B1G1J3	Richard Wadden	Unsightly Premises	New
9297	Apr 11, 2016	1506330B	S	390 Charlotte Street, Sydney, B1P1E2	Richard Wadden	Minimum Standards	New
9298	Apr 12, 2016	15116767	6	64 Ranna Drive, Sydney, B1P3Y7	Richard Wadden	Unsightly Premises	Closed
9299	Apr 12, 2016	15044407	7	11B Second Street, Howie Center, B1L1C9	Richard Wadden	Unsightly Premises	New
9301	Apr 13, 2016	15273600	11	755 May Street, Scotchtown, B1H1C8	Richard Wadden	Unsightly Premises	Active
9302	Apr 14, 2016	15027444	2	10 Cuthbertson Street, North Sydney	Richard Wadden	Unsightly Premises	New
9303	Apr 14, 2016	15010440	2	24 Vale Street, North Sydney, B2A1G9	Duncan MacQueen	No Building Permit	New
9304	Apr 14, 2016	15577539	1	1000 Shore Road, Sydney Mines, B1V1B6	Richard Wadden	Unsightly Premises	Active
9305	Apr 14, 2016	1554B357	10	3 Elm Street Extension, Dominion, B1G1X4	Richard Wadden	Unsightly Premises	New
9306	Apr 15, 2016	15021934	2	12 Johnston Street, North Sydney, B2A1Z9	Richard Wadden	Unsightly Premises	New
9307	Apr 15, 2016	15031636	2	388 Purves Street, North Sydney, B2A1C6	Richard Wadden	Minimum Standards	New
9308	Apr 16, 2016	15472798	11	3454 Baker Avenue, New Waterford, B1H1X7	Richard Wadden	Structure Fire	Closed
9309	Apr 18, 2016	1S172661	1	11 Brighton Avenue, Sydney Mines, B1V2Y1	Richard Wadden	Structure Fire	Active

9310	Apr 18, 2016	15325277	7	152 Lakeshore Drive, Irish Cove - CB, B1J2C1	Richard Wadden	Unsightly Premises	Active
9311	Apr 18, 2016	15146368	12	59 Railroad Street, Sydney, B1N2B3	Richard Wadden	Unsightly Premises	Active
9312	Apr 18, 2016	15183585	1	86 Ocean Street, Sydney Mines, B1V1X9	Richard Wadden	Unsightly Premises	Active
9313	Apr 18, 2016	15680903	11	758 Dominion Street, New Waterford, B1H3A2	Richard Wadden	Structure Fire	New
9314	Apr 19, 2016	15388903	10	17 Hillside Avenue, Glace Bay, B1A4B4	Richard Wadden	Unsightly Premises	New
9315	Apr 19, 2016	15159254	12	73 MacLeod Street, Sydney, B1N1B4	Richard Wadden	Unsightly Premises	New
9316	Apr 19, 2016	15408867	10	502 Main Street, Glace Bay, B1A4X4	Richard Wadden	Unsightly Premises	New
9317	Apr 19, 2016	15161441	12	70 James Street, Sydney, B1N2S1	Richard Wadden	Unsightly Premises	Closed
9318	Apr 20, 2016	15098536	6	46 Spring Street, Sydney, B1P3P2	Richard Wadden	Unsightly Premises	New
9319	Apr 04, 2016	15685050	5	55 Reservoir Road, Mira Road, B1P3H6	Richard Wadden		New
9320	Apr 21, 2016	15262397	11	3544 New Waterford Highway, New Victoria, B1H5B5	Richard Wadden	Unsightly Premises	New
9321	Apr 21, 2016	15181019	1		Richard Wadden	Unsightly Premises	New
9322	Apr 21, 2016	15276215	11	5384 Union Highway, River Ryan, B1H1B2	Richard Wadden	Unsightly Premises	New
9323	Apr 22, 2016	15184336	1	469 Atlantic Street, Sydney Mines, B1V1X2	Duncan MacQueen	No Building Permit	Closed
9325	Apr 25, 2016	15485600	11	641 Mahon Street, New Waterford, B1H3K2	Richard Wadden	Unsightly Premises	Active
9326	Apr 25, 2016	15688534	12	99 Victoria Road, Sydney, B1P2V5	Richard Wadden	Unsightly Premises	Active

9327	Apr 26, 2016	15440902	10	28 Eleventh Street, Glace Bay, B1A4M1	Richard Wadden	Unsightly Premises	New
9328	Apr 26, 2016	15492119	11	285 Curran Street, New Waterford, B1H2Z9	Richard Wadden	Unsightly Premises	New
9329	Apr 26, 2016	15404197	9	13 Newton Street, Glace Bay, B1A3G4	Richard Wadden	Unsightly Premises	New
9330	Apr 26, 2016	15162175	12		Richard Wadden	Unsightly Premises	New
9331	Apr 26, 2016	15162183	12		Richard Wadden	Unsightly Premises	New
9332	Apr 26, 2016	15162167	12		Richard Wadden	Unsightly Premises	New
9333	Apr 27, 2016	15825623	12		Richard Wadden	Unsightly Premises	Active
9334	Apr 27, 2016	15181084	1	59 Guy Street, Sydney Mines, B1V2N8	Richard Wadden	Unsightly Premises	New
9335	Apr 27, 2016	15205560	4	46 Fulton Avenue, Westmount, B1R1J7	Richard Wadden	Unsightly Premises	New

Revenue	Year To Date Assigned	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
Total Taxes	$ 102,929,778	$ 101,883,955	$ 1,045,823	$ 101,883,955	$ (1,045,823)
Total Federal Government	2,630,683	2,536,056	94,627	2,536,056	(94,627)
Total Federal Government Agencies	1,177,513	1,177,510	3	1,177,510	(3)
Total Provincial Government	1,836,002	1,324,898	511,104	1,324,898	(511,104)
Total Provincial Government Agencies	2,700,248	2,928,070	(227,822)	2,928,070	227,822
Total Services to Other Local Government	429,780	429,779	1	429,779	(1)
Total Transit	590,385	630,000	(39,615)	630,000	39,615
Total Environmental Development Services	277,972	260,168	17,804	260,168	(17,804)
Total Licenses & Permits	148,643	179,000	(30,357)	179,000	30,357
Total Fines & Fees	558,209	553,353	4,856	553,353	(4,856)
Total Rentals	618,625	550,000	68,625	550,000	(68,625)
Total Concessions & Franchises	402,192	366,517	35,675	366,517	(35,675)
Total Return on Investments/Interest on Taxes	1,583,185	1,250,500	332,685	1,250,500	(332,685)
Total Finance Revenue	28,575	30,500	(1,925)	30,500	1,925
Total Solid Waste Revenue	2,304,576	2,267,000	37,576	2,267,000	(37,576)
Total Recreation & Cultural Service Programs	1,809,036	1,789,105	19,931	1,789,105	(19,931)
Total Water Utility Charges	4,951,510	4,951,510	(0)	4,951,510	0
Total Unconditional Transfers	15,873,402	15,921,458	(48,056)	15,921,458	48,056
Total Conditional Transfers	3,722,016	4,178,021	(456,005)	4,178,021	456,005
Total Revenue to date	144,572,328	$ 143,207,400	$ 1,364,929	$ 143,207,400	$ (1,364,928)

Expenditures	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
Legislative	$ 1,390,970	$ 1,415,714	$ 24,744	$ 1,415,714	$ 24,744
Administration	938,826	995,609	56,783	995,609	56,783
Finance	2,582,332	2,739,607	157,275	2,739,607	157,275
Legal	535,711	565,444	29,733	565,444	29,733
Human Resources	1,591,289	1,600,549	9,260	1,600,549	9,260
Technology & Communications	1,093,572	1,153,099	59,527	1,153,099	59,527
Municipal Clerk	433,960	480,466	46,506	480,466	46,506
Fiscal Services	35,023,320	34,772,031	138,803	34,772,031	138,803
Occupational Health & Safety	203,228	215,532	12,304	215,532	12,304
Facilities: Centre 200 & Arenas	3,594,144	3,127,621	(466,024)	3,127,621	(466,524)
Police Services	25,143,796	25,110,074	(33,722)	25,110,074	(33,722)
Fire Services (Incl EMO)	16,978,444	16,550,728	(427,716)	16,550,728	(427,716)
Engineering & Public Works	49,031,051	48,849,744	(181,306)	48,849,744	(181,306)
Planning	2,617,946	2,650,361	32,415	2,650,361	32,415
Recreation	2,842,217	2,980,821	138,604	2,980,821	138,604
Total Expended to date	$ 144,000,805	$ 143,207,400	$ (402,814)	$ 143,207,400	$ (403,314)

Surplus/ Deficit to date $ 571,523

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Reviewed

Legislative	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 893,127	$ 876,474	$ (16,653)	$ 876,474	$ (16,653)
6010 BENEFITS	103,386	128,640	25,254	128,640	25,254
6030 TRAVEL/CONFERENCES	208,816	209,000	184	209,000	184
6040 PROF MEM/DUES & FEES	54,588	55,325	737	55,325	737
6050 OFFICE SUPPLIES	17,409	20,000	2,591	20,000	2,591
6060 OFFICE EQUIPMENT	9,852	6,550	(3,302)	6,550	(3,302)
6080 ADVERTISING	13,577	14,500	923	14,500	923
6100 COURIER	694	625	(69)	625	(69)
6110 TELEPHONE/FAX	45,041	51,900	6,859	51,900	6,859
6120 PUBL./SUBSCRIPTIONS	2,945	4,700	1,755	4,700	1,755
6130 COMPUTER HARDWARE	2,618	3,000	382	3,000	382
6150 MEETING EXPENSES	17,186	23,000	5,814	23,000	5,814
6170 PROMOTION	21,732	22,000	268	22,000	268
6180 COST RECOVERY	-	-	-	-	-
8010 OPERATIONAL MAT/SUPP	-	-	-	-	-
8100 PROFESSIONAL SERVICES	-	-	-	-	-
Total expended to date	**$ 1,390,970**	**$ 1,415,714**	**$ 24,744**	**$ 1,415,714**	**$ 24,744**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Administration	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 278,637	$ 330,082	$ 51,445	$ 330,082	$ 51,445
6010 BENEFITS	42,950	56,087	13,137	56,087	13,137
6020 TRAINING/EDUCATION	2,756	1,500	(1,256)	1,500	(1,256)
6030 TRAVEL/CONFERENCES	26,597	20,500	(6,097)	20,500	(6,097)
6040 PROF MEM/DUES & FEES	667	945	278	945	278
6050 OFFICE SUPPLIES	1,194	2,405	1,211	2,405	1,211
6060 OFFICE FURNITURE	-	-	-	-	-
6100 COURIER	38	300	262	300	262
6110 TELEPHONE/FAX	1,928	2,950	1,022	2,950	1,022
6120 PUBL./SUBSCRIPTIONS	508	-	(508)	-	(508)
6130 COMPUTER HARDWARE	-	1,920	1,920	1,920	1,920
6150 MEETING EXPENSES	2,199	1,920	(279)	1,920	(279)
6170 PROMOTION	22,071	20,000	(2,071)	20,000	(2,071)
8010 OPERATIONAL MAT/SUPP	-	-	-	-	-
8100 PROFESSIONAL SERVICES	141,904	126,624	(15,280)	126,624	(15,280)
8150 GRANTS/SUBS TO ORG	417,376	430,376	13,000	430,376	13,000
Total expended to date	**$ 938,826**	**$ 995,609**	**$ 56,783**	**$ 995,609**	**$ 56,783**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Finance	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 1,795,501	$ 1,839,038	$ 43,537	$ 1,839,038	$ 43,537
6010 BENEFITS	348,919	361,059	12,140	361,059	12,140
6020 TRAINING/EDUCATION	10,255	24,630	14,375	24,630	14,375
6030 TRAVEL/CONFERENCES	19,947	24,000	4,053	24,000	4,053
6040 PROF MEM/DUES & FEES	4,888	5,330	442	5,330	442
6050 OFFICE SUPPLIES	10,124	18,500	8,376	18,500	8,376
6060 OFFICE EQUIPMENT	3,375	14,500	11,125	14,500	11,125
6080 ADVERTISING	38,730	42,000	3,270	42,000	3,270
6090 POSTAGE	158,897	157,300	(1,597)	157,300	(1,597)
6100 COURIER	21,125	22,700	1,575	22,700	1,575
6110 TELEPHONE/FAX	16,881	19,800	2,919	19,800	2,919
6130 COMPUTER HARDWARE	10,415	19,800	9,385	19,800	9,385
6140 COMPUTER SOFTWARE	47,140	57,000	9,860	57,000	9,860
6160 LIABILITY INSURANCE	272,115	299,600	27,485	299,600	27,485
6180 COST RECOVERY	(319,798)	(347,150)	(27,352)	(347,150)	(27,352)
8010 OPERATIONAL MAT/SUPP	4,025	7,000	2,975	7,000	2,975
8100 PROFESSIONAL SERVICE	45,182	55,000	9,818	55,000	9,818
8110 CONTRACTS/AGREEMENTS	54,754	63,800	9,046	63,800	9,046
8120 LEASES	11,732	15,700	3,968	15,700	3,968
8180 TAX EXEPT/WRITE OFF	28,125	40,000	11,875	40,000	11,875
Total expended to date	**$ 2,582,332**	**$ 2,739,607**	**$ 157,275**	**$ 2,739,607**	**$ 157,275**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Legal	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 291,268	$ 293,150	$ 1,882	$ 293,150	$ 1,882
6010 BENEFITS	52,970	59,394	6,424	59,394	6,424
6020 TRAINING/EDUCATION	626	6,500	5,874	6,500	5,874
6030 TRAVEL/CONFERENCES	8,669	8,500	(169)	8,500	(169)
6040 PROF MEM/DUES & FEES	7,059	6,200	(859)	6,200	(859)
6050 OFFICE SUPPLIES	2,228	3,500	1,272	3,500	1,272
6060 OFFICE EQUIPMENT	3,689	4,200	511	4,200	511
6070 PHOTOCOPIER LEASE	3,377	2,500	(877)	2,500	(877)
6080 ADVERTISING	862	1,000	138	1,000	138
6100 COURIER	341	1,000	659	1,000	659
6110 TELEPHONE/FAX	5,344	5,000	(344)	5,000	(344)
6120 PUBL./STATUTES	8,485	14,000	5,515	14,000	5,515
6130 COMPUTER HARDWARE	492	3,000	2,508	3,000	2,508
6140 COMPUTER SOFTWARE	-	2,500	2,500	2,500	2,500
6150 MEETING EXPENSE	124	500	376	500	376
6180 COST RECOVERY	-	-	-	-	-
8100 PROFESSIONAL SERVICE	150,176	154,500	4,324	154,500	4,324
Total expended to date	**$ 535,711**	**$ 565,444**	**$ 29,733**	**$ 565,444**	**$ 29,733**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Human Resources	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 568,664	$ 558,570	$ (10,094)	$ 558,570	$ (10,094)
6010 BENEFITS	740,290	733,399	(6,891)	733,399	(6,891)
6020 TRAINING/EDUCATION	3,537	6,000	2,463	6,000	2,463
6030 TRAVEL/CONFERENCES	11,534	16,250	4,716	16,250	4,716
6040 PROF MEM/DUES & FEES	1,484	1,730	246	1,730	246
6050 OFFICE SUPPLIES	11,771	15,700	3,929	15,700	3,929
6060 OFFICE EQUIPMENT	-	2,500	2,500	2,500	2,500
6080 ADVERTISING	4,127	5,000	873	5,000	873
6110 TELEPHONE/FAX	8,280	10,000	1,720	10,000	1,720
6120 PUBL./SUBSCRIPTIONS	982	2,400	1,418	2,400	1,418
6130 COMPUTER HARDWARE	4,714	4,000	(714)	4,000	(714)
6150 MEETING EXPENSE	188	2,000	1,812	2,000	1,812
8010 OPERATIONAL MAT/SUPP	-	-	-	-	-
8100 PROFESSIONAL SERVICE	228,489	230,500	2,011	230,500	2,011
8110 CONTRACTS/AGREEMENTS	7,231	12,500	5,269	12,500	5,269
Total expended to date	**$ 1,591,289**	**$ 1,600,549**	**$ 9,260**	**$ 1,600,549**	**$ 9,260**

ORIGINAL SIGNED BY
Departmental

ORIGINAL SIGNED BY
Finance

Technology/ Communications | **Unaudited Statement of Expenditures** | **March 31, 2016**

Technology/Communications	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 395,775	$ 399,824	$ 4,049	$ 399,824	$ 4,049
6010 BENEFITS	82,467	79,975	(2,492)	79,975	(2,492)
6020 TRAINING/EDUCATION	2,479	18,000	15,521	18,000	15,521
6030 TRAVEL/CONFERENCES	14,202	20,000	5,798	20,000	5,798
6040 PROF MEM/DUES & FEES	940	1,000	60	1,000	60
6050 OFFICE SUPPLIES	3,133	3,000	(133)	3,000	(133)
6060 OFFICE EQUIPMENT	2,648	3,000	352	3,000	352
6080 ADVERTISING	-	500	500	500	500
6100 COURIER	137	300	163	300	163
6110 TELEPHONE/FAX	61,554	75,000	13,446	75,000	13,446
6120 PUBL./SUBSCRIPTIONS	-	1,000	1,000	1,000	1,000
6130 COMPUTER HARDWARE	123,222	130,000	6,778	130,000	6,778
6140 COMPUTER SOFTWARE	190,000	190,000	(0)	190,000	(0)
6150 MEETING EXPENSE	91	500	409	500	409
8110 CONTRACTS/AGREEMENTS	42,000	42,000	-	42,000	-
8120 LEASES SAP	88,200	95,000	6,800	95,000	6,800
8130 LICENSES/PERMITS	86,724	94,000	7,276	94,000	7,276
Total expended to date	**$ 1,093,572**	**$ 1,153,099**	**$ 59,527**	**$ 1,153,099**	**$ 59,527**

ORIGINAL SIGNED BY

Departmental

Finance

	Municipal Clerk	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000	WAGES/SALARIES	$ 242,447	$ 255,252	$ 12,805	$ 255,252	$ 12,805
6010	BENEFITS	51,756	54,464	2,708	54,464	2,708
6020	TRAINING/EDUCATION	2,341	5,500	3,159	5,500	3,159
6030	TRAVEL/CONFERENCES	4,092	6,500	2,408	6,500	2,408
6040	PROF MEM/DUES & FEES	917	700	(217)	700	(217)
6050	OFFICE SUPPLIES	2,062	10,000	7,938	10,000	7,938
6060	OFFICE EQUIPMENT	5,543	14,750	9,207	14,750	9,207
6070	PHOTOCOPY SUPPLIES	15,291	18,000	2,709	18,000	2,709
6080	ADVERTISING	-	1,000	1,000	1,000	1,000
6100	COURIER	23	1,000	977	1,000	977
6110	TELEPHONE/FAX	3,355	4,500	1,145	4,500	1,145
6120	PUBL./SUBSCRIPTIONS	1,582	1,800	218	1,800	218
6140	COMPUTER SOFTWARE	4,549	7,000	2,451	7,000	2,451
8110	CONTRACTS/AGREEMENTS	100,000	100,000	-	100,000	-
Total expended to date		**$ 433,960**	**$ 480,466**	**$ 46,506**	**$ 480,466**	**$ 46,506**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Fiscal Services	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
9010 INT SHRT TERM BORROW	$ 260,932	$ 375,000	114,068	$ 375,000	$ 114,068
9020 INT ON DEBT	2,386,672	2,386,672	(0)	2,386,672	(0)
9051 PRINC ON DEBT	13,626,208	13,626,208	-	13,626,208	-
9090 BANK CHARGES	37,289	86,000	48,711	86,000	48,711
9200 ALLOWANCE FOR UNCOL. TAXES	390,091				
9420 APPROP TO CAPITAL FUND	37,500	-	(37,500)	-	(37,500)
9430 APPROP TO B.I.D.C.	91,164	90,105	(1,059)	90,105	(1,059)
9600 PROV. CORRECTIONS	1,093,968	1,108,871	14,903	1,108,871	14,903
9610 CB REG. HOUSING	2,041,173	2,064,588	23,415	2,064,588	23,415
9620 REGIONAL LIBRARY	659,902	670,000	10,098	670,000	10,098
9630 CB/VIC. SCHOOL BOARD	13,033,828	13,000,000	(33,828)	13,000,000	(33,828)
9640 PROPERTY ASSESSMENT	1,364,592	1,364,587	(5)	1,364,587	(5)
Total expended to date	**$ 35,023,320**	**$ 34,772,031**	**$ 138,803**	**$ 34,772,031**	**$ 138,803**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Occupational Health / Safety **Unaudited Statement of Expenditures** **March 31, 2016**

Occupational Health & Safety	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 145,865	$ 146,575	$ 710	$ 146,575	$ 710
6010 BENEFITS	28,704	29,697	993	29,697	993
6020 TRAINING/EDUCATION	5,377	5,850	473	5,850	473
6030 TRAVEL/CONFERENCES	5,969	11,000	5,031	11,000	5,031
6040 PROF MEM/DUES & FEES	645	535	(110)	535	(110)
6050 OFFICE SUPPLIES	1,595	3,000	1,405	3,000	1,405
6060 OFFICE EQUIPMENT	-	-	-	-	-
6110 TELEPHONE/FAX	3,901	3,375	(526)	3,375	(526)
6120 PUBL/SUBSCRIPTIONS	1,050	2,000	950	2,000	950
6130 COMPUTER HARDWARE	210	2,000	1,790	2,000	1,790
6140 COMPUTER SOFTWARE	-	500	500	500	500
6150 MEETING EXPENSES	2,347	2,500	153	2,500	153
8010 OPERATIONAL MAT/SUPP	251	-	(251)	-	(251)
8100 PROFESSIONAL SERVICE	2,393	5,500	3,107	5,500	3,107
8120 LEASES	4,923	3,000	(1,923)	3,000	(1,923)
Total expanded to date	**$ 203,228**	**$ 215,532**	**$ 12,304**	**$ 215,532**	**$ 12,304**

ORIGINAL SIGNED BY
Departmental

ORIGINAL SIGNED BY
Finance

Facilities (C200, County / Centennial Arenas) **Unaudited Statement of Expenditures** **March 31, 2016**

		Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000	WAGES/SALARIES	$ 1,447,735	$ 1,303,400	$ (144,335)	$ 1,303,400	$ (144,335)
6010	BENEFITS	252,746	243,370	(9,376)	243,370	(9,376)
6020	TRAINING	1,908	2,500	592	2,500	592
6030	TRAVEL/CONFERENCES	10,296	6,000	(4,296)	6,000	(4,296)
6040	PROF MEM/DUES & FEES	715	500	(215)	500	(215)
6050	OFFICE SUPPLIES	3,534	5,500	1,966	5,500	1,966
6060	OFFICE EQUIPMENT	2,983	2,500	(483)	2,500	(483)
6080	ADVERTISING	8,122	10,000	1,878	10,000	1,878
6100	COURIER	308	1,500	1,192	1,500	1,192
6110	TELEPHONE/FAX	20,599	30,000	9,401	30,000	9,401
6130	COMPUTER HARDWARE	3,448	2,000	(1,448)	2,000	(1,448)
6140	COMPUTER SOFTWARE	2,229	5,000	2,771	5,000	2,771
6160	LIABILITY INSURANCE	15,888	28,000	12,112	28,000	12,112
7000	HEAT	23,749	45,000	21,251	45,000	21,251
7010	ELECTRICAL	553,192	420,000	(133,192)	420,000	(133,192)
7020	WATER	47,569	42,500	(5,069)	42,500	(5,069)
7030	BLDG/FACILITY MAINT	63,279	135,000	71,721	135,000	71,721
7040	BLDG/FACILITY REPAIR	77,090	85,000	7,910	85,000	7,910
7050	BLDG/FACILITY INS	21,588	19,300	(2,288)	19,300	(2,288)
7060	BLDG/FACILITY RENOV	3,947	15,000	11,053	15,000	11,053
7080	PLANT MAINTENANCE	30,240	31,000	760	31,000	760
7110	SECURITY	83,765	65,000	(18,765)	65,000	(18,765)
7500	VEH/EQUIP MAINT	-	1,000	1,000	1,000	1,000
7510	VEH/EQUIP REPAIRS	19,116	12,500	(6,616)	12,500	(6,616)
7520	VEH/EQUIP INSURANCE	2,472	3,550	1,078	3,550	1,078
7540	VEH/EQUIP RENTAL	6,426	2,500	(3,926)	2,500	(3,926)
8000	OPERATIONAL EQUIPMENT	2,663	5,000	2,337	5,000	2,337
8010	OPERATIONAL MAT/SUPP	99,323	115,000	15,677	115,000	15,677
8050	COST OF SALES	678,682	416,500	(262,182)	416,500	(262,182)
8090	UNIFORMS/CLOTHING	13,142	11,500	(1,642)	11,500	(1,642)
8100	PROFESSIONAL SERVICE	51,324	20,000	(31,324)	20,000	(31,324)
8110	CONTRACTS/AGREEMENTS	45,332	42,000	(3,332)	42,000	(3,332)
8130	LICENSES/PERMITS	732	500	(232)	500	(232)
Total expended to date		**$ 3,594,144**	**$ 3,128,120**	**$ (466,024)**	**$ 3,128,120**	**$ (466,024)**

ORIGINAL SIGNED BY

Departmental

Finance

Facilities (C200, County / Centennial Arenas) | **Unaudited Statement of Revenue** | **March 31, 2016**

	Year to date Assigned	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
GL 5001 Ice Rentals	$ 571,362	$ 600,000	$ (28,638)	$ 600,000	$ 28,638
GL 5002 Public Skating	16,889	18,500	(1,611)	18,500	1,611
GL 5003 High School Hockey	5,852	32,000	(26,148)	32,000	26,148
GL 5004 Arena Rental	12,107	29,000	(16,893)	29,000	16,893
GL 5005 Gym Rental	15,304	18,000	(2,696)	18,000	2,696
GL 5006 Canteen Sales	379,415	333,500	45,915	333,500	(45,915)
GL 5009 Major Events	122,681	100,000	22,681	100,000	(22,681)
GL 5010 Other Revenue	479,694	350,000	129,694	350,000	(129,694)
GL 5033 Program Equipment	21,962	28,500	(6,538)	28,500	6,538
GL 5034 Facility Rentals	129,471	125,000	4,471	125,000	(4,471)
Total Revenue To Date	**$ 1,754,738**	**$ 1,634,500**	**$ 120,238**	**$ 1,634,500**	**$ (120,238)**

ORIGINAL SIGNED BY

Departmental

Finance

Police Services	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
GL 6000, 6010 , & 6011 WAGES & BENEFITS NET OF COST RECOVERY	$ 21,547,607	$ 21,216,115	$ (331,492)	$ 21,216,115	$ (331,492)
6020 TRAINING/EDUCATION	137,470	145,927	8,458	145,927	8,458
6030 TRAVEL/CONFERENCES	88,847	105,000	16,153	105,000	16,153
6040 PROF MEM/DUES & FEES	4,562	5,000	438	5,000	438
6050 OFFICE SUPPLIES	59,736	53,000	(6,736)	53,000	(6,736)
6060 OFFICE EQUIPMENT	51,270	50,000	(1,270)	50,000	(1,270)
6070 PHOTOCOPY SUPPLIES	15,019	18,000	2,981	18,000	2,981
6080 ADVERTISING	5,220	5,000	(220)	5,000	(220)
6090 POSTAGE / COURIER	522	7,000	6,478	7,000	6,478
6100 COURIER	5,468	-	(5,468)	-	(5,468)
6110 TELEPHONE/FAX	359,637	330,400	(29,237)	330,400	(29,237)
6120 PUBL./SUBSCRIPTIONS	4,505	6,000	1,495	6,000	1,495
6130 COMPUTER HARDWARE	85,568	226,838	141,270	226,838	141,270
6140 COMPUTER SOFTWARE	147,175	115,000	(32,175)	115,000	(32,175)
6150 MEETING EXPENSES	16,525	17,000	475	17,000	475
6160 LIABILITY INSURANCE	3,600	4,000	400	4,000	400
6170 PROMOTION	10,577	11,000	423	11,000	423
6180 OTHER COST RECOVERY - MEMBERTOU	-	-	-	-	-
7000 HEAT	52,449	50,000	(2,449)	50,000	(2,449)
7010 ELECTRICAL	109,085	99,650	(9,435)	99,650	(9,435)
7020 WATER	8,171	8,000	(171)	8,000	(171)
7030 BLDG/FACILITY MAINT	90,269	71,000	(19,269)	71,000	(19,269)
7040 BLDG/FACILITY REPAIR	10,399	49,000	38,601	49,000	38,601
7050 BLDG/FACILITY INS.	13,104	12,500	(604)	12,500	(604)
7060 BLDG/FACILITY RENOV	50,070	20,000	(30,070)	20,000	(30,070)
7070 BLDG/FACILITY RENTAL	94,097	68,000	(26,097)	68,000	(26,097)
7110 SECURITY	5,064	3,700	(1,364)	3,700	(1,364)
7500 VEH/EQUIP MAINT/GAS/DIESEL	356,028	500,000	143,972	500,000	143,972
7510 VEH/EQUIP REPAIRS	330,141	287,717	(42,424)	287,717	(42,424)
7520 VEH/EQUIP INSURANCE	51,540	55,000	3,460	55,000	3,460
7530 VEH/EQUIP REPLACEMENT	581,632	620,000	38,368	620,000	38,368
7540 VEH/EQUIP RENTAL	1,069	9,000	7,931	9,000	7,931
7550 VEH/EQUIP TOWING	1,173	5,000	3,827	5,000	3,827
7560 VEH/EQUIP GEN SUPPLY	592	10,000	9,408	10,000	9,408
8000 OPERATIONAL EQUIP	113,547	193,784	80,237	193,784	80,237
8010 OPERATIONAL MAT/SUPP	159,606	181,373	21,767	181,373	21,767
8020 MAINTENANCE EQUIP	6,049	3,570	(2,479)	3,570	(2,479)
8030 MAINTENANCE MAT/SUPP	16,940	19,000	2,060	19,000	2,060
8040 COMM EQUIPMENT LINES	35,399	10,000	(25,399)	10,000	(25,399)
8090 UNIFORMS/CLOTHING	147,581	242,500	94,919	242,500	94,919
8100 PROFESSIONAL SERVICE	163,154	95,000	(68,154)	95,000	(68,154)
8110 CONTRACTS/AGREEMENTS	52,633	21,000	(31,633)	21,000	(31,633)
8120 LEASES	-	-	-	-	-
8125 MAJOR INVESTIGATIONS	74,278	100,000	25,722	100,000	25,722
8130 LICENSES/PERMITS	24,944	10,000	(14,944)	10,000	(14,944)
8150 GRANTS/SUBS TO ORG	51,476	50,000	(1,476)	50,000	(1,476)
Total Expended to date	**$ 25,143,796**	**$ 25,110,074**	**$ (33,722)**	**$ 25,110,074**	**$ (33,722)**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Police Services Revenue	Year to date Assigned	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
4751 RECORDS INQUIRIES	$ 23,917	$ 25,000	$ (1,083)	$ 25,000	$ 1,083
5151 FINES	354,710	390,000	(35,290)	390,000	35,290
Total Revenue to date	**$ 378,627**	**$ 415,000**	$ (36,373)	$ 415,000	**$ 36,373**

ORIGINAL SIGNED BY
Departmental

ORIGINAL SIGNED BY
Finance

Fire Services Including EMO	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 5,625,703	$ 5,141,640	$ (484,062)	$ 5,141,640	$ (484,062)
6010 BENEFITS	973,894	965,665	(8,229)	965,665	(8,229)
6011 MISC. BENEFITS	115,280	33,098	(82,182)	33,098	(82,182)
6020 TRAINING/EDUCATION	133,064	148,270	15,206	148,270	15,206
6030 TRAVEL/CONFERENCES	42,911	51,100	8,189	51,100	8,189
6040 PROF MEM/DUES & FEES	9,974	11,734	1,760	11,734	1,760
6050 OFFICE SUPPLIES	11,698	12,100	402	12,100	402
6060 OFFICE EQUIPMENT	3,480	6,450	2,970	6,450	2,970
6070 PHOTOCOPY SUPPLIES	-	500	500	500	500
6080 ADVERTISING	4,439	5,350	911	5,350	911
6100 COURIER	469	450	(19)	450	(19)
6110 TELEPHONE/FAX	46,276	51,784	5,508	51,784	5,508
6120 PUBL./SUBSCRIPTIONS	1,929	2,700	771	2,700	771
6130 COMPUTER HARDWARE	9,565	14,007	4,442	14,007	4,442
6140 COMPUTER SOFTWARE	1,712	12,006	10,294	12,006	10,294
6150 MEETING EXPENSES	3,420	4,404	984	4,404	984
6160 LIABILITY INSURANCE	-	-	-	-	-
6170 PROMOTION	25,902	38,000	12,098	38,000	12,098
6180 COST RECOVERY	-	-	-	-	-
7000 HEAT	70,125	115,711	45,586	115,711	45,586
7010 ELECTRICAL	62,613	68,100	5,487	68,100	5,487
7020 WATER	22,334	27,108	4,774	27,108	4,774
7030 BLDG/FACILITY MAINT	57,792	58,000	208	58,000	208
7040 BLDG/FACILITY REPAIR	37,463	21,400	(16,063)	21,400	(16,063)
7050 BLDG/FACILITY INS	9,084	8,216	(868)	8,216	(868)
7060 BLDG/FACILITY RENOV	-	-	-	-	-
7070 BLDG/FACILITY RENTALS	-	-	-	-	-
7080 PLANT MAINTENANCE	-	400	400	400	400
7500 VEH/EQUIP MAINT.	91,470	89,824	(1,646)	89,824	(1,646)
7505 GASOLINE/DIESEL	65,242	91,507	26,265	91,507	26,265
7510 VEH/EQUIP REPAIRS	18,695	19,000	305	19,000	305
7520 VEH/EQUIP INSURANCE	67,081	64,036	(3,045)	64,036	(3,045)
7530 VEH/EQUIP REPLACEMENT	98,089	70,000	(28,089)	70,000	(28,089)
7540 VEH/EQUP RENTAL	320	204	(116)	204	(116)
7550 VEH/EQUIP TOWING	-	2,000	2,000	2,000	2,000
7560 VEH/EQUIP GEN SUPPLY	2,739	16,000	13,261	16,000	13,261
8000 OPERATIONAL EQUIP	368,059	336,000	(32,059)	336,000	(32,059)
8010 OPERATIONAL MAT/SUPP	54,197	45,870	(8,327)	45,870	(8,327)
8020 MAINTENANCE EQUIP	34,143	52,600	18,457	52,600	18,457
8040 COMM EQUIPMENT LINES	36,386	39,200	2,814	39,200	2,814
8090 UNIFORMS/CLOTHING	52,077	77,452	25,375	77,452	25,375
8100 PROFESSIONAL SERVICE	81,140	2,000	(79,140)	2,000	(79,140)
8110 CONTRACTS/AGREEMENTS	41,768	35,782	(5,986)	35,782	(5,986)
8120 LEASES	94,177	98,922	4,745	98,922	4,745
8130 LICENSES/PERMITS	17,750	5,187	(12,563)	5,187	(12,563)
8135 REGULATORY FEES	-	-	-	-	-
8150 GRANTS/SUBS TO ORG	1,620,228	1,741,193	120,965	1,741,193	120,965
8195 WATER SUPPLY & HYDR	6,965,758	6,965,758	0	6,965,758	0
Total expended to date	**$ 16,978,444**	**$ 16,550,728**	**$ (427,716)**	**$ 16,550,728**	**$ (427,716)**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Fire Services **Unaudited Statement of Revenue** **March 31, 2016**

Fire Services Revenue	Year to date Assigned	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
4776 PROT. SERV. MEMBERTOU	429,779	429,779	-	429,779	-
Total Revenue to date	**$ 429,779**	**$ 429,779**	**$ -**	**$ 429,779**	**$ -**

ORIGINAL SIGNED BY
Departmental

ORIGINAL SIGNED BY
Finance

Engineering and Public Works Actuals to March 31, 2015 - Actuals April 26th

	Actual & Committed Y-T-D March 31, 2016	Budget Y-T-D March 31, 2016	Variance Y-T-D March 31, 2016	Total Annual Budget	Annual Budget Remaining	% of Annual Budget
REVENUE						
TRANSIT	$ 579,385.21	$ 630,000.00	$ (50,614.79)	$ 630,000.00	$ (50,614.79)	91.97%
SOLIDWASTE TIP FEES	$ 2,018,402.88	$ 1,900,000.00	$ 118,402.88	$ 1,900,000.00	$ 118,402.88	106.23%
SOLIDWASTE COST RECOVERIES	$ 286,172.72	$ 367,000.00	$ (80,827.28)	$ 367,000.00	$ (80,827.28)	77.98%
SEWER PERMIT FEES	$ 105,298.26	$ 143,000.00	$ (37,701.74)	$ 143,000.00	$ (37,701.74)	73.64%
BUILDINGS	$ 618,625.06	$ 550,000.00	$ 68,625.06	$ 550,000.00	$ 68,625.06	112.48%
MISCELLANEOUS REVENUE	$ -	$ -	$ -	$ -	$ -	0.00%
WATER UTILITY ADMIN FEE	$ 4,951,510.00	$ 4,951,510.00	$ -	$ 4,951,510.00	$ -	100.00%
TOTAL PW REVENUES	$ 8,559,394.13	$ 8,541,510.00	$ 17,884.13	$ 8,541,510.00	$ 17,884.13	100.21%
EXPENDITURES						
ADMINISTRATION	$ 5,840,720.71	$ 6,135,856.72	$ 295,136.01	$ 6,135,856.72	$ 295,136.01	95.19%
ENGINEERING	$ 732,778.73	$ 697,833.78	$ (34,944.95)	$ 697,833.78	$ (34,944.95)	105.01%
CENTRAL DIVISION	$ 6,597,091.87	$ 6,311,531.17	$ (285,560.70)	$ 6,311,531.17	$ (285,560.70)	104.52%
EAST DIVISION	$ 6,006,265.10	$ 5,701,095.20	$ (305,169.90)	$ 5,701,095.20	$ (305,169.90)	105.35%
NORTH DIVISION	$ 2,906,732.03	$ 2,967,782.90	$ 61,050.87	$ 2,967,782.90	$ 61,050.87	97.94%
SOLID WASTE	$ 11,925,767.15	$ 11,426,284.72	$ (499,482.43)	$ 11,426,284.72	$ (499,482.43)	104.37%
MECHANICAL FLEET	$ 3,649,668.02	$ 4,236,266.12	$ 586,598.10	$ 4,236,266.12	$ 586,598.10	86.15%
TRANSIT	$ 3,032,854.82	$ 3,227,780.14	$ 194,925.32	$ 3,227,780.14	$ 194,925.32	93.96%
PARKS & GROUNDS	$ 2,564,925.06	$ 2,391,897.46	$ (173,027.60)	$ 2,391,897.46	$ (173,027.60)	107.23%
BUILDINGS	$ 2,911,194.01	$ 3,239,634.64	$ 328,440.63	$ 3,239,634.64	$ 328,440.63	89.86%
QUALITY CONTROL	$ 2,760,052.61	$ 2,436,831.53	$ (323,221.08)	$ 2,436,831.53	$ (323,221.08)	113.26%
LIBRARIES	$ 103,000.35	$ 76,950.00	$ (26,050.35)	$ 76,950.00	$ (26,050.35)	133.85%
TOTAL PW EXPENDITURES	$ 49,031,050.46	$ 48,849,744.38	$ (181,306.08)	$ 48,849,744.38	$ (181,306.08)	100.37%

Signature:

ORIGINAL SIGNED BY

Director of Engineering & Public Works

ORIGINAL SIGNED BY

Chief Financial Officer

Cape Breton Regional Municipality Water Utility
Statement of Operations to February 29,2016

	Actual Y-T-D February 29,2016	Budget Y-T-D February 29,2016	Variance Y-T-D February 29,2106	Total Annual Budget 2015-2016
Revenue				
Operating:				
Metered Sales	$ 14,607,042.00	$ 15,629,167.00	$ 1,022,125.00	17,050,000.00
Public Fire Protection	$ 6,385,278.00	$ 6,385,278.00	$ -	6,965,758.00
Interest on Overdue Accounts	$ 330,965.00	$ 252,083.00	$ (78,882.00)	275,000.00
Other Operating Revenue	$ 137,785.00	$ 20,167.00	$ (117,618.00)	22,000.00
Total Operating Revenue	$ 21,461,070.00	$ 22,286,695.00	$ 825,625.00	**24,312,758.00**
Expenditures				
Operating Expenses				
Souce of Supply	$ 314,736.00	$ 419,833.00	$ 105,097.00	458,000.00
Power and Pumping	$ 1,492,031.00	$ 1,793,917.00	$ 301,886.00	1,957,000.00
Water Treatment	$ 3,328,923.00	$ 3,377,916.00	$ 48,993.00	3,685,000.00
Transmission & Distribution	$ 4,083,321.00	$ 4,062,667.00	$ (20,654.00)	4,432,000.00
Administration & General	$ 2,621,726.00	$ 2,616,167.00	$ (5,559.00)	2,854,000.00
Depreciation	$ 2,381,500.00	$ 2,381,500.00	$ -	2,598,000.00
Taxes	$ 1,845,985.00	$ 2,062,500.00	$ 216,515.00	2,250,000.00
Total Operating Expenses	$ 16,068,222.00	$ 16,714,500.00	$ 646,278.00	$ 18,234,000.00
			$ -	
Operating Profit/(Loss)	$ 5,392,848.00	$ 5,572,195.00	$ 179,347.00	$ 6,078,758.00

Non Operating Revenue	Actual Y-T-D February 29,2016	Budget Y-T-D February 29,2016	Variance Y-T-D February 29,2016	Total Annual Budget 2015-2016
Debt Charge Income				
Interest Income				
Transfer from Depreciation				
Total Non Operating Revenue				
Non Operating Expenses				
Short term interest charges	$ 171,417.00	$ 171,417.00	$ -	187,000.00
Debt Charges				
Principal	$ 3,480,797.00	$ 3,206,348.00	$ (274,449.00)	3,497,834.00
Interest	$ 1,654,037.00	$ 1,456,144.00	$ (197,893.00)	1,588,521.00
Amortization of Debt Discount	$ 29,333.00	$ 29,333.00	$ -	32,000.00
Capital Expenditures out of operations	$ 137,500.00	$ 137,500.00	$ -	150,000.00
New Debt				
Principal	$ 91,667.00	$ 91,667.00	$ -	100,000.00
Interest	$ 59,583.00	$ 59,583.00	$ -	65,000.00
Appropriation - Rolling stock -Fleet			$ -	
Total Non Operating Expenses	$ 5,624,334.00	$ **5,151,992.00**	$ **(472,342.00)**	$ **5,620,355.00**
Non- Operating Profit/Loss	**$ 5,624,334.00**	$ **5,151,992.00**	**$ (472,342.00)**	$ **5,620,355.00**
TOTAL UTILITY REVENUES (OPERATING & NON-OPERAT	$ 21,461,070.00	$ 22,286,695.00	$ 825,625.00	$ **23,854,355.00**
TOTAL UTILITY EXPENSES (OPERATING & NON-OPERAT	$ 21,692,556.00	$ 21,866,492.00	$ 173,936.00	$ **23,854,355.00**
CBRM WATER UTILITY PROFIT/(LOSS)	$ **(231,486.00)**	$ **420,203.00**	$ **651,689.00**	$ **458,403.00**

Prepared by Judy Sampson

Review by Mike MacKeigan

Date 29-Apr-16

Planning / ByLaw / Fire Inspection	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
6000 WAGES/SALARIES	$ 1,297,011	$ 1,312,918	$ 15,907	$ 1,312,918	$ 15,907
6010 BENEFITS	266,163	267,657	1,494	267,657	1,494
6020 TRAINING/EDUCATION	16,957	21,000	4,043	21,000	4,043
6030 TRAVEL/CONFERENCES	24,846	31,500	6,654	31,500	6,654
6040 PROF MEM/DUES & FEES	3,965	7,100	3,135	7,100	3,135
6050 OFFICE SUPPLIES	12,097	22,000	9,903	22,000	9,903
6060 OFFICE EQUIPMENT	11,763	14,500	2,737	14,500	2,737
6070 PHOTOCOPY SUPPLIES	1,024	1,000	(24)	1,000	(24)
6080 ADVERTISING	65,371	48,500	(16,871)	48,500	(16,871)
6100 COURIER	-	500	500	500	500
6110 TELEPHONE/FAX	20,275	24,000	3,725	24,000	3,725
6120 PUBL./SUBSCRIPTIONS	709	1,300	591	1,300	591
6130 COMPUTER HARDWARE	21,912	14,500	(7,412)	14,500	(7,412)
6140 COMPUTER SOFTWARE	5,469	16,000	10,531	16,000	10,531
6150 MEETING EXPENSE	1,918	4,700	2,782	4,700	2,782
6180 COST RECOVERY	-	-	-	-	-
7040 BLDG/FACILITY REPAIR	-	-	-	-	-
7130 DEMOLITIONS	177,331	120,000	(57,331)	120,000	(57,331)
7500 VEH/EQUIP MAINT.	13,560	13,500	(60)	13,500	(60)
7505 GASOLINE & DIESEL	7,797	14,000	6,203	14,000	6,203
8000 OPERATIONAL EQUIPMENT	6,720	18,000	11,280	18,000	11,280
8010 OPERATIONAL MAT/SUPP	3,904	4,000	96	4,000	96
8090 UNIFORMS / CLOTHING	5,136	8,500	3,364	8,500	3,364
8100 PROFESSIONAL SERVICE	23,549	35,000	11,451	35,000	11,451
8110 CONTRACTS/AGREEMENTS	504,446	512,636	8,190	512,636	8,190
8130 LICENSES/PERMITS	59,443	65,550	6,107	65,550	6,107
8135 REGULATORY FEES	18,082	20,000	1,918	20,000	1,918
8150 GRANTS /SUBS TO ORG	48,498	52,000	3,502	52,000	3,502
Total expended to date	**$ 2,617,946**	**$ 2,650,361**	**$ 32,415**	**$ 2,650,361**	**$ 32,415**

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

	Year to date Assigned	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
Bylaw Revenue					
5112 Vendor Licenses	$ 9,875	$ 8,000	$ 1,875	$ 8,000	$ (1,875)
5113 Animal Licenses	4,500	-	4,500	-	(4,500)
5114 Taxi Licenses	19,240	18,000	1,240	18,000	(1,240)
5115 Vending Machine Licenses	9,730	10,000	(270)	10,000	270
5301 Parking Meter Revenue	402,192	366,517	35,675	366,517	(35,675)
Total Bylaw Revenue	$ 445,537	$ 402,517	$ 43,020	$ 402,517	$ (43,020)
Development / Plannning Revenue					
5496 Mapping Sales	7,645	2,000	5,645	2,000	(5,645)
5495 Other Sales	2,990	2,800	190	2,800	(190)
5101 Building Permits	221,476	210,595	10,881	210,595	(10,881)
5102 Subdivision Fees	45,861	44,773	1,088	44,773	(1,088)
Total Develop / Planning Rev	$ 277,972	$ 260,168	$ 17,804	$ 260,168	$ (17,804)
Total Bylaw / Dev / Planning Revenue	$ 723,509	$ 662,685	$ 60,824	$ 662,685	$ (60,824)

ORIGINAL SIGNED BY

Departmental

ORIGINAL SIGNED BY

Finance

Recreation/Cultural Services	Year to date Expended	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
GL 6000, 6010, & 6011 Wages & Benefits Including Summer Students	950,179	1,089,369	139,190	1,089,369	139,190
6020 TRAINING/EDUCATION	10,753	16,965	6,212	16,965	6,212
6030 TRAVEL/CONFERENCES	29,570	36,000	6,430	36,000	6,430
6040 PROF MEM/DUES & FEES	3,279	3,500	221	3,500	221
6050 OFFICE SUPPLIES	10,433	8,000	(2,433)	8,000	(2,433)
6060 OFFICE EQUIPMENT	4,223	8,000	3,777	8,000	3,777
6080 ADVERTISING	66,366	100,000	33,634	100,000	33,634
6110 TELEPHONE/FAX	22,172	19,000	(3,172)	19,000	(3,172)
6120 PUBL./SUBSCRIPTIONS	490	500	10	500	10
6130 COMPUTER HARDWARE	3,907	7,100	3,193	7,100	3,193
6140 COMPUTER SOFTWARE	4,725	-	(4,725)	-	(4,725)
6160 LIABILITY INSURANCE	7,668	10,000	2,332	10,000	2,332
7070 BLDG/FACILITY RENTAL	48,446	40,000	(8,446)	40,000	(8,446)
8000 OPERATIONAL MAT/SUPPLY	181,125	150,000	(31,125)	150,000	(31,125)
8025 COMMUNITY EVENTS	341,819	334,615	(7,203.50)	334,615	(7,204)
8150 SCHOLORSHIPS	20,000	20,710	710	20,710	710
8160 SPECIAL EVENTS & FESTIVALS	356,562	356,562	-	356,562	-
8170 OPERATING GRANTS POLICY	780,500	780,500	-	780,500	-
Total expended to date	$ 2,842,217	$ 2,980,821	$ 138,604	$ 2,980,821	$ 138,604

ORIGINAL SIGNED BY

Departmental

Finance

Recreation / Cultural Services | **Unaudited Statement of Revenue** | **March 31, 2016**

Recreation/Cultural Services	Year to date Assigned	12 Month Budget	12 Month Budget Variance	Annual Budget	Annual Budget Remaining
5031 PROGRAM REVENUE	$ 24,450	$ 88,045	$ (63,595)	$ 88,045	$ 63,595
5034 FACILITY RENTALS	12,973	-	12,973	-	(12,973)
5526 STUDENT FUNDING	16,875	66,560	(49,685)	66,560	49,685
Total Revenue To Date	**$ 54,298**	**$ 154,605**	**$ (100,307)**	**$ 154,605**	**$ 100,307**

ORIGINAL SIGNED BY

Departmental

Finance