

November 15, 2007

**COUNCIL COMMITTEE**

The Regular Session of Council Committee of the Municipality of the County of Colchester was held at the Legion in Tatamagouche, Nova Scotia on Thursday, November 15, 2007 at 7:00 p.m.

**Roll Call**

The roll was called with the following Councillors in attendance:

Mayor Mike Smith	
Councillor Bob Taylor	District #1
Councillor Bill Masters	District #2
Deputy Mayor Hughie Matheson (Chair)	District #3
Councillor Mike Cooper	District #4
Councillor Glen Edwards	District #5
Councillor Ron Cavanaugh	District #6
Councillor Jimmie LeFresne	District #7
Councillor Bob White	District #9
Councillor Doug Cooke	District #10

Absent:

Councillor Soley Lynds	District #8
Councillor Terri Mingo	District #11

**Approval of Agenda**

Moved by Councillor Masters  
Seconded by Councillor LeFresne

“That the agenda for November 15, 2007 be approved with the following additions:

- add 10b: UNSM Resolution
- add 10c: Position Vacancy Public Works - Utility Services
- add 14b: Revisit Proclamation
- add 14c: Regulation of Wind Turbines in Colchester.”

Motion Carried Unanimously.

**Approval of Minutes**

Moved by Councillor Cooke  
Seconded by Councillor Cavanaugh

“That the minutes of October 11, 2007 be approved as circulated.”

Motion Carried Unanimously.

**Business Arising from Minutes**

There was no business arising from the minutes of the meeting held on October 11, 2007.

**Presentations**

Mr. Bruce Purchase, Acting Chief Administrative Officer, advised

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Council that Mr. Peter MacKinnon of the Colchester East Hants Health Authority, would be delayed due to another meeting he was attending and would make his presentation later in the meeting.

### **Location of New Tatamagouche Branch Library**

**Council agreed** that it would be beneficial for Mr. Crawford Macpherson, Director of Community Development, to proceed with the staff presentation on the Site Selection for the New Tatamagouche Branch Library prior to public presentations.

Mr. Macpherson reported that Council had previously agreed to add the new Tatamagouche library to the five year capital project list and requested that staff report back with a short list of sites for Council's consideration.

Basic criteria for the site would be that it be centrally located, have access to sewer and water and that the land be available for purchase. The site would accommodate a 3,000 square foot, single storey structure with off street parking and be a minimum of 10,000 square feet.

The short list of sites include the North Shore Recreation Centre, the Village Commons, and the Kennedy Estate. In his presentation, Mr. Macpherson provided photos and detailed information on the pros and cons for each of the of the selected site.

Mr. Macpherson advised Council of staff's recommended priority list for the site for the new library, as follows:

1. Village Commons
2. Kennedy Estate
3. North Shore Recreation Centre.

At this point, Deputy Mayor Matheson asked if there were any members in the audience who wished to speak.

### **John OHearn**

Mr. OHearn advised Council that he is a member of the Board of Directors for the North Shore Recreation Centre and submitted a list containing 145 names of people who feel that the Recreation Centre is the best location for the new library.

### **Edward Sampson**

Mr. Sampson addressed a concern regarding one of the cons for the Recreation Centre site stating that the presentation insinuated that the entire parking lot of the Recreation Centre would have to

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be paved and questioned why this was not the case for the other sites.

Mr. Macpherson responded to the question indicating that it was suggested that the entire parking lot be paved as the site would be a joint facility if located at the Recreation Centre.

Jan Watson

Ms. Watson addressed a concern regarding the Village Commons site being on a corner and asked if there were any plans for safer traffic.

Mr. Macpherson stated that the Department of Transportation and Public Works had previously been contacted and they have indicated that a parking lot on that corner is okay. Mr. Macpherson also suggested the possibility of parking being accessed on Church Street instead of Main Street.

Pauline Smith

Ms. Smith expressed concerns about seniors not being mentioned in the presentation. Deputy Mayor Matheson stated that seniors were mentioned during the presentation. Mr. Macpherson also advised that in his presentation, the Village Commons was accessible easily by both students and senior citizens.

Heather Forbes

Ms. Forbes indicated that the Village Commons is the best site for the new library and that as a teacher at the elementary school, she uses the library a lot. She indicated that if the library is at the Village Commons, she would use it more frequently with her class. Ms. Forbes stated that it is important that kids grow up with books.

Pam Swenson

Ms. Swenson stated that having the library located downtown on Main Street would be vibrant for the community. Ms. Swenson's first choice would be the Kennedy property but also stated that the Village Commons would work.

At this point, referring to the list of names submitted by Mr. O'Hearn at the start of the presentations, Mr. Purchase addressed Council by reading the paragraph at the top of the list of names. The paragraph stipulates the Recreation Centre site as a suitable site and it does not stipulate preferred site.

Bernadette Martin

Ms. Martin stated that she is also a teacher at the elementary school and that the Village Commons is her preferred site. It is located on Main Street and close to both schools.

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Loney MacLean

Ms. McLean indicated that either the Recreation Centre or the Village Commons would be better sites for both school children and seniors. Having it located at the Kennedy property would involve crossing the road three times.

Margaret Roach

Ms. Roach stated that the major users of the library are seniors and school students. The Village Commons is the closest site to the Hills of Annand, seniors apartments and schools.

Lynn Sutherland

Ms. Sutherland stated that she is in favour of the Village Commons site.

Jack Carter

Mr. Carter stated that he felt the Village Commons is the best site for the library.

George Evans

Mr. Evans indicated that originally, he was in favour of the Recreation Centre site but after the presentation, feels that the Village Commons is the best site. It is the most accessible to the school students and seniors, and has opportunity for expansion.

Keith Ferguson

Mr. Ferguson stated that his opinion changed from the Kennedy property to the Village Commons site as everything seems to be a good fit.

Doreen Gorman

Ms. Gorman indicated that she had attended the original meeting held regarding the library and felt that it should be located on Main Street. She said that the Village Commons is a prominent location and thought that the parking facilities could be used for the Sunday church service.

Casey Hunter

Miss Hunter stated that the community field is the best spot for the library.

Jayne Hunter

Ms. Hunter stated that the Village Commons was her preferred site. She indicated that she was a little concerned about Main Street and that there should be a walking trail.

Pierre Benoit

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Mr. Benoit stated that he thought the opinions of others speaking at the meeting were accurate and the Village Commons is the best location for the library.

Allan Bonnyman

Mr. Bonnyman expressed concerns with the Kennedy property site indicating that the street in front of this property is ten feet narrower than through Main Street.

Keith Driver

Mr. Driver stated that the library is a building to be proud of, that it should be easy to find and should be located on the Main Street. He indicated that he liked the arguments presented for the Village Commons site and that he is also in favour of this site.

John OHearn

Mr. OHearn approached Council once again, reiterating that the Recreation Centre is an important part of the community and that he would like to see the library there.

Michael Martin

Mr. Martin stated that there is a good view of everything from the Village Commons site including the R.C.M.P., fire department, schools and hospital. He indicated that he felt that the Village Commons would be a fabulous site for the library.

Debbie Plestid

Ms. Plestid stated she is in favour of the Village Commons site. In addition to the views addressed by Michael Martin, there is also a view overlooking the water and other facilities can easily be pointed out from this site.

Janet Pelley

Ms. Pelley, Library Director, Public Library Colchester-East Hants, thanked Council for bringing the meeting to Tatamagouche. She indicated that what was being said is music to her ears and wanted to express appreciation to everyone.

Mervin Creighton

Mr. Creighton indicated that he had an open mind about the three selected sites. He stated that Mr. Macpherson should be commended for his excellent presentation and after hearing the presentation, he is in favour of the Village Commons site.

Councillor LeFresne spoke on the issue of the library stating that feedback from the community is needed. Over the past year and a half, the feedback he has received is very different from what is being heard tonight and asked if the community has changed their

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minds. Input over the past year has been strongly in favour of the Kennedy property.

Regarding the Recreation Centre site, Councillor LeFresne stated that he thought it was an excellent idea to have a recreation facility and learning facility. The original idea was to have the library attached to the Recreation Centre and now it is a stand alone facility which may have lost momentum in having the library at this site.

Councillor LeFresne stated that the Village Commons site, known as the community field, has been the most controversial site. Some of the issues regarding this site included no sidewalks, perspective of interrupted views, fear of expansion, wanted a green spot space, and also that this site is only visible from the North.

Regarding the Kennedy property, Councillor LeFresne addressed the negative issues of parking and proximity to the schools. It was indicated that parking could be both behind the library and on Main Street, and regarding the schools, Councillor LeFresne stated that he was told that the schools would still use the facility if located at this site. The Kennedy site is centrally located, close to the barber shop, hairdressers, and cultural centre.

**Council agreed** to bring forward the Action Item on Site Selection for New Tatamagouche Branch Library.

Moved by Councillor LeFresne  
Seconded by Councillor Edwards

“That Council Committee recommends to Council that the Village Commons be the site for the new Tatamagouche Branch Library.”

Motion Carried Unanimously

**Mr. Peter MacKinnon, Update of Lillian Fraser Memorial Hospital Renovations**

Mr. MacKinnon appeared before Council with an update on the renovations to the Lillian Fraser Memorial Hospital. An information sheet was distributed to Council and staff. A brief background of the hospital was provided.

In May 2005, an announcement was made regarding a \$2 million renovation project for the Lillian Fraser Memorial Hospital with the project being aimed at updating aging systems in the facility, enhancing the range of primary health care services available and improving patient care. The Province committed \$1.5 million and the remaining \$500,000 was to be raised by the community.

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Mr. MacKinnon outlined some of the project milestones including the paving of the parking lot, the mechanical and electrical renovations and the EHS ambulance base, totalling \$1.5 million and indicated that a proposal on the primary health care development was submitted to the Department of Health. There has been positive feed back on this proposal but no formal, written approval. Mr. MacKinnon indicated that there are six phases to the upgrades and that the budget for the next three phases is approximately \$2.4 million.

An inquiry was made about if it was the intention to go back to the community for more money. Mr. MacKinnon indicated that this is not the intention.

At this point, Deputy Mayor Matheson asked the public if anyone had any questions for the presenter.

Mr. Derek Pierce

Mr. Pierce stated that the mechanical upgrades and the paving of the parking are appreciated but have nothing to do with actual health care upgrades/renovations and that the money raised by the community will remain in trust.

Dr. Roland Langille

Dr. Langille made a comment about patient beds being sacrificed for physician space and inquired about an estimated date of completion for the renovations.

Ms. Erin Pope

Ms. Pope indicated that she is an LPN at the Lillian Fraser Memorial Hospital. She inquired about the next three phases and if the funding was there for these phases. Ms. Pope also commented on safety concerns that cannot be dealt with until the renovations are completed.

Mr. MacKinnon responded to each of these issues indicating that there has been no major renovations to speak of with the exception of the removal of one wall. The moving of the inpatient and relocation of the nursing station have not occurred yet.

Regarding the issue of patient beds, Mr. MacKinnon stated that all hospitals are feeling the crunch and that 200,000 nursing home beds would be available by 2010. Approximate project completion dates are this time next year.

In response to Ms. Pope's question concerning the next phases, Mr. MacKinnon indicated that the next three phases were for renovations to the bathrooms, registration area, labs and

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emergency areas and that there has been no approval for funding at this point. Regarding the safety concerns, Mr. MacKinnon advised that patient and worker safety is important and if there are issues, they would be addressed.

Moved by Councillor Cavanaugh  
Seconded by Councillor LeFresne

“That the presentations be received.”

Motion Carried Unanimously.

## **ACTION ITEMS**

### **2008-09 Capital Budget**

Council and staff were previously requested to identify new capital projects. During the Capital Budget process, Council is to identify the projects to proceed to be costed by staff and direction on which projects are to be brought forward.

Mr. Purchase advised that the first set of projects under Central Sewage Treatment Plant, outlined in the Action Item, have not been costed. This project is actually part of project #3, Waste Management Infrastructure. Project # 2, Elimination of Phone Lines for Primary Paging of Colchester Fire Fighters has already been approved. Due to the complexity of the Waste Management Infrastructure project, it was suggested that Council should consider setting aside a separate night for discussions on this item.

Moved by Councillor Cavanaugh  
Seconded by Councillor Cooper

“That Council agree to have staff set aside a night to discuss point #3, Waste Management Infrastructure.”

Motion Carried Unanimously.

Mr. Purchase advised that # 4 on the Action Item lists other projects previously discussed by Council and that Council should identify which of these projects, plus any additional ones are to go forward for more information and costing.

Moved by Councillor Taylor  
Seconded by Councillor White

“That Council Committee recommends to Council that items 4(a) through (g), as outlined in the Action Item dated November 15, 2007, be referred to staff for costing and that these projects be brought back to Council Committee in February 2008 for discussion.”

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Motion Carried Unanimously.

Moved by Councillor Masters  
Seconded by Councillor Taylor

“That Council Committee recommends to Council that during the budget process, consideration be given to setting aside funds each year, to be placed in a reserve, for the Bible Hill Master Plan.”

Motion Carried Unanimously.

Moved by Councillor Cooke  
Seconded by Councillor LeFresne

“That Council Committee recommends to Council that during the budget process, consideration be given to setting aside funds for upgrades to the County owned property on Broderick Lane.

Motion Carried Unanimously.

Moved by Councillor Taylor  
Seconded by Councillor Masters

“That Council Committee recommends to Council that during the budget process, discussions be held on the need of having a water tower in Bible Hill.”

Motion Carried Unanimously.

**Harmony Road  
Sidewalk**

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Moved by Councillor Edwards  
Seconded by Councillor Cavanaugh

“That Council Committee recommends to Council that the Municipality enter into a cost-sharing arrangement with the Nova Scotia Department of Transportation and Public Works for the construction of the sidewalk on Harmony Road from East Prince Street to Deuville’s Rink on the lines similar to the arrangements for sidewalks on Robie Street and in Brookfield.”

Motion Carried Unanimously.

**Request for Sewer  
Connection on Salmon  
River Road**

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Moved by Councillor Edwards  
Seconded by Councillor Taylor

“That Council Committee recommends to Council that the Salmon River Sewer Service Boundary be amended to include proposed lot

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E-2, being a portion of PID 20036059.”

Motion Carried Unanimously.

**Position Vacancy -  
Public Works  
Department**

Mr. Purchase advised Council of the resignation of the Project Engineer and the Action Item before Council requests authorization to proceed with the recruitment process for this position.

Moved by Councillor Taylor  
Seconded by Councillor LeFresne

“That Council Committee authorizes Administration to open competition for the position of Project Engineer in accordance with the County’s Personnel Policies.”

Motion Carried Unanimously.

**UNSM Resolution**

Councillor Edwards provided Council with information on a Resolution on Royalties for Bottled Water made at the recent UNSM Conference.

Moved by Councillor Edwards  
Seconded by Councillor LeFresne

“That a letter be written to Minister Muir and copied to Minister Casey, making them aware of the UNSM Resolution on Payment of Royalties for Bottling of Water.”

Motion Carried Unanimously.

**Position Vacancy Public  
Works - Utility Services**

Mr. Purchase informed Council of another vacancy in Public Works for the Position of Utility Services Worker.

Moved by Councillor Cavanaugh  
Seconded by Councillor Cooper

“That Council Committee authorizes Administration to open competition for the position of Utility Services Worker in accordance with the County’s Personnel Policies and the Collective Agreement with the Union.”

Motion Carried Unanimously.

**INFORMATION ITEMS**

**Civic Centre Update**

At the October Council meeting, Council had requested that staff provide an update on the Civic Centre Project. Mr. Purchase advised Council that there has been no formal discussion on this

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since last winter.

In December 2006, Council proposed a civic centre concept comprising a single international size ice pac, indoor walking track, aquatic centre, multi-purpose space, office space, fitness facility and rock climbing wall. At that time, Council committed \$12 million in funding towards the anticipated \$31 million project. Four potential sites for the Civic Centre had been identified by Council.

In February 2007, the Canada Games Council decided Halifax would host the 2001 Winter Games. This concluded work of the Hub Bid Committee and ended any potential facility funding through hosting the event. This decision also raised questions on whether the same features of the Civic Centre would be needed since the facility would not be used for the Games.

Mr. Purchase also advised Council of a recent email received from the Town of Truro inquiring about a potential meeting for discussions on the Civic Centre.

Council indicated that they are interested in moving forward with discussions on the Civic Centre project.

### **County Mileage Rates**

Mr. Purchase advised Council of the Province's recent announcement regarding changes to mileage allowances effective April 1, 2007. The new rate increased from 38.85 to 39.87 cents per kilometre. Adjustments are being done for Councillors and staff and will be retroactive to April 1, 2007.

### **Position Vacancy - Waste Management Officer**

At the September Council Committee meeting, Council was advised of a position vacancy for the Waste Management Officer. At that meeting, approval was given for staff to proceed with recruitment of this position.

Seventy-six applications were received and five applicants were interviewed. After reference checking and recommendation from Mr. Wayne Wamboldt, Solid Waste Manager, an offer was made John Paul Wood. Mr. Wood commenced duties in this position on October 29, 2007.

### **Courthouse Boiler Replacement**

Early in 2007, an energy building audit was done on the County Courthouse and one of the recommendations was to replace the existing boilers. A tender request was done in July 2007 for removal of the oldest boiler and installation of a new one. Six bids were received for this tender. The low bid was Portable Welders, Truro, at \$30,368 plus HST. Work on this project began on October 22, 2007. Funding for this project is from the Courthouse Reserve Fund.

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**Revisit Proclamation**

Councillor Edwards provided Council with an update on a previous proclamation request regarding the Falun Gong.

**Regulation of Wind Turbines in Colchester**

Staff had previously been asked to report back to Council on options for regulating wind Turbines. Attached to the Information Item distributed on table is a staff report providing Council with background information on the wind turbine industry in Nova Scotia. Staff are currently in discussion with the Municipal Solicitor and Service Nova Scotia and Municipal Relations to ensure that Council have the option to address this issue as a County by-law versus a Planning Strategy and Land Use By-law.

**Adjournment**

Moved by Councillor White  
Seconded by Councillor Cooper

“That the meeting be adjourned at 9:45 p.m.”

Motion Carried Unanimously.

Bruce Purchase  
Acting Chief Administrative Officer