



QUISPAMIS TOWN COUNCIL

REGULAR MEETING

MINUTES

June 21, 2022, 6:00 pm

Council Chambers

Quispamsis Town Hall

Present:

Mayor Libby O'Hara
Deputy Mayor Mary Schryer
Councillor Mike Biggar
Councillor Noah Donovan
Councillor Kerrie Luck
Councillor Kirk Miller
Councillor Emil T. Olsen
Brandon, Krista; Town Treasurer
Colbourne, Dwight; Municipal Planning Officer
Emmerson, Cheryl; Human Resources Manager
Jarvis, Jennifer; Planning Technologist
Kennedy, Aaron; Acting CAO
Losier, Gary; Director of Engineering & Works
MacInnis, Lisa; Assistant Clerk
Purton Dickson, Dana; Director of Community Services
Snow, Catherine; Town Clerk

1. Approval of Agenda

Moved By Deputy Mayor Schryer

Seconded By Councillor Olsen

The Agenda be approved as prepared.

Motion Carried

2. Mayor's Comments

Mayor O'Hara congratulated the 2022 graduating students. She cautioned motorists to watch their speeds over the coming months as more children will now be out and about as summer begins.

Mayor O'Hara reminded residents to sign up and track their physical exercise as part of the Participation Challenge, noting Quispamsis currently ranks as No. 6 in New Brunswick.

Other announcements included June 21st being recognized as National Indigenous People's Day, a day to honour Indigenous Peoples' rights and cultures worldwide. The month of June is also celebrated as LGBTQ Pride Month to recognize the impact that lesbian, gay, bisexual, transgender and queer individuals have had on history.

The Jeux de l'Acadie Games will be held in Saint John and Quispamsis this month, and July 1st Canada will celebrate its 155th birthday.

Mayor O'Hara closed her comments by congratulating eleven-year-old Austin He of Quispamsis, who recently came home with a bronze medal following a national spelling bee competition held in Toronto last weekend.

3. Treaty Acknowledgement - Moment of Reflection

Councillor Thompson read the Treaty Acknowledgement and Moment of Reflection.

4. Disclosures of Interest

Deputy Mayor Schryer declared a disclosure on Item 10.1; and the Director of Engineering & Works declared a disclosure on Item 6.1.

5. Presentations

5.1 Request for Additional Stop Signs on Cedar Ridge Boulevard to Help Slow Down Traffic

Presenter: Martina Carvell

Ms. Carvell made presentation to Council expressing her concerns for pedestrian safety, advising there are a number of speeding motorists travelling on Cedar Ridge Boulevard, combined with the reduced visibility created by the treed medium. She requested more stop signs be implemented along the road to help slow the traffic down, similar to what the Town of Rothesay has done on Donlyn Drive. She asked if stop signs could be installed where Cedar Ridge Boulevard intersects with Peat Drive and Lyman Drive to slow down traffic.

The Director of Engineering & Works expanded upon his Staff Report informing Council the Town's Traffic Calming Policy does not identify an all way stop as an effective method for speed control. Under the law, he said, a stop sign is a way to establish right of way and should not be used as a speed control device.

Moved By Deputy Mayor Schryer
Seconded By Councillor Olsen

The Town not proceed to install all way stops as requested and instead refer the speeding concerns from the residents to the Kennebecasis Regional Police Force, and the Town Engineering staff perform traffic monitoring counts to update vehicle volumes and speed data and forward this information to the KRPF, as well as to Council, once completed.

Motion Carried

6. Public Hearings

The Director of Engineering & Works left the meeting.

6.1 (Apr 5/22) Rezoning Application – 160 Pettingill Road – PID No. 251462 - George Queen Property

Proponent - Andrew Dunn was in attendance and expanded upon his proposed application to rezone 160 Pettingill Road.

- The proposed mixed-use development would consist of a total of 69-72 units, broken down, as follows:
 - 7-8 single detached units along the street from Pettingill Road to Heritage Estates,
 - 14 -16 semi-detached units, and
 - 4 multiple unit low-rise buildings, each containing 12 dwelling units.
- The multiple unit buildings will be rental units, while the single detached and semi-detached will be distinct ownership.
- The proposed development will be serviced by municipal sewer and potable water –
 - the single and semi-detached dwellings will be private drilled wells.
 - the multi-unit buildings will be serviced by a communal water system, an onsite pump and well system. This water servicing will require approval of the Province through the completion of an Environment Impact Assessment.
- The proposal will also provide Land for Public Purposes and access to the QR Trail.
- A stormwater retention area will also be created, which will aid in stormwater management, erosion control and overall improvement of the area.

A Staff Report from the Municipal Planning Officer informed Council the applicant recognizes there are several studies that must be completed prior to obtaining final approvals, (Subdivision Plan approvals and Building Permits), for the proposed development. These studies include a comprehensive stormwater management plan, a traffic impact study, an Environmental Impact Assessment for water source and supply, possibly a geotechnical for slope stabilization, and, the development will require construction of access to the QR Trail and Land for Public Purposes. At this stage' the completion of these reports prior to or as part of the rezoning to determine if Council will approve the proposed development' is a significant financial investment. As such Mr. Dunn wishes to move forward through the rezoning process under the premise that final approvals from the Town would not occur until the completion of all the required reports are completed and accepted by the Town as a condition of the rezoning approval.

6.1.1 Written Submissions and Hearing of Objections

Correspondence from CN Rail indicated the subject site is adjacent to CN's main line, and CN's guidelines reinforce the safety and well-being of any existing and future occupants of the area. CN encourages municipalities to pursue the implementation of their safety criteria as conditions of an eventual project approval.

Letters from Neil London and Diane Gregory expressed their objections to the proposed rezoning at 160 Pettingill Road.

Mr. Neil London was in attendance and spoke further to his letter noting his main concern is with the onsite stormwater attenuation pond proposed adjacent to his property, noting he does not want the pond to cause flooding issues to his home. He noted Heritage Way residents have had issues with their potable water and asked for clarification on what type of buffer was being proposed for the project.

Ms. Diane Gregory, was in attendance and spoke further to her letter, noting she is also concerned about the onsite stormwater attenuation pond and resides on the other side of Neil London. She expressed concern if the pond were to break, the overflow would run into Ritchie Lake, noting she has not ever seen stormwater ponds elevated, and wondered if it would be better placed on the lowest part of the property. She also expressed concerns re the water, increased density, and increased traffic.

Mayor O'Hara asked three times if anyone further wished to speak, No one spoke further.

Mr. Dunn responded to the residents and Council Members' questions, noting his Consulting Engineers would design the stormwater pond to the

required size to fit the slope of the land. It will be cut into the hill and reinforced on the lower side. He stated the ponds do not normally contain any water unless there is rainstorm. The buffers will be a combination of trees and berms. A traffic study will be completed; and the style of water servicing will consist of private drilled and a communal water system for the multi-unit buildings, which will require the EIA under the provincial Clean Water Act.

6.1.2 PAC's Written Views

Councillor Donovan read PAC's Notice of Decision expressing their support of the proposed Mixed Residential Use Development, subject to several terms and conditions, including the need for a traffic study, EIA, Stormwater Management Plan, a geotechnical report re slope stabilization, CN Rail's input, a development agreement, etc.

6.1.3 Proposed Zoning By-law Amendment No. 038-38 - R1 to R2

Moved By Deputy Mayor Schryer
Seconded By Councillor Olsen

First reading be given to Zoning By-law Amendment No. 038-38; A By-law that would rezone PID No. 251462 from Single and Two Family Residential (R1) to Multiple Residential (R2), subject to the terms and conditions of a Section 59, *Community Planning Act* Development Agreement; and 2nd and 3rd reading be considered pending receipt of more detailed plans as discussed concerning the buffers, the onsite stormwater attenuation pond, access locations, setbacks, the communal water system, etc.

Motion Carried

The Director of Engineering & Works returned.

6.2 (May 17/22) 258 Hampton Road, PID No. 251959 - Elmtree Development - Request to Amend Section 59 CPA Development Agreement – Jonathan Rasenberg and Ali Kamkar, Landmark 258 Inc. – Request to Rotate the Two (2) Buildings, each containing 50 units, by 90 Degrees

Mr. Rasenberg was in attendance and expanded upon his application to amend his development agreement concerning the Multiple Residential Apartment building complex at 258 Hampton Road. The proposed amendment would see the two (2) four storey buildings, each with 50 residential units, being rotated by 90 degrees in order to make construction easier by -

- less excavation, (working with land contours);

- less retaining wall; and,
- better surface and storm water management.

A Staff Report from the Municipal Planning Officer informed Council the new application to amend the development agreement keeps the two – 4 storey 50 unit design buildings, as well as the storage facilities at the rear of the property, the walking trail, courtyard areas and pickle court. The notable change is the request to rotate the buildings to be street facing and will work better with the topography of the land, decreasing the amount of excavation required. As with the original development, he noted, a Traffic Impact Study will still be mandated prior to a building permit being issued.

6.2.1 Written Submissions and Hearing of Objections

Written submissions were received from David and Shelia Henry, Kevin and Bev Tupper and Scott and Carolyn McCavour. The residents expressed concerns re traffic capacity, noise, building height - shadows, their preference of the proposed rotation of the buildings from the original proposal, congestion, and rear buffer distance on Balsam Court.

Scott and Carolyn McCavour were in attendance and expanded upon their correspondence. The McCavours requested the public walking trail to be kept as close as possible to the pickleball courts and storage garage and asked that the natural treeline buffer not be disturbed. They also asked if the secondary access lane to the storage garages can be formed as tightly to the building as possible, suggesting the removal of a couple of the storage units to allow the existing treeline to remain.

Mayor O'Hara asked three times if anyone further wished to speak for or against the proposed amendment. No one spoke further.

Mr. Rasenberg responded to the residents' concerns and questions of Council. He noted the proposed trail is not a public trail and is intended to be used by the residents of the complex. He is happy to meet with the project's architect and/engineers to discuss any changes to avoid disturbance of the natural treed buffer.

6.2.2 PAC's Written Views

PAC's Notice of Decision indicated their support of the proposed amendment to the Elmtree Hill Multiple Residential Apartment Development subject to several terms and conditions as outlined in their memorandum of June 15, 2022.

6.2.3 Consideration of Approval of Amending Agreement - 258 Hampton Road

Moved By Councillor Olsen
Seconded By Councillor Thompson

Council request the Town's Solicitor to prepare the amendment to the Elmtree Hill Development Agreement, in collaboration with the Planning Officer, for review and consideration of approval at a subsequent regular meeting of Council.

Motion Carried

6.3 Hamel Drive Developments Ltd. – PID No. 173732 (Previously Master Enterprises Ltd.) - Application to Amend CPA Development Agreement - Adjacent to Route 119

Proponents - Andrew Harrigan and Bradley Lockhart

Mr. Harrigan expanded upon his application to amend the Hamel Drive Development Ltd. Integrated Development agreement, mainly to permit the following revisions:

Change in Phasing –

Phase 1A - 1st multi-unit apt. building off Swanton Dr
Phase 1B - Initial 5 duplex lots off Millican Drive
Phase 2 – Continuation of 7 duplex lots off Millican
Phase 3A – 6 duplex lots
Phase 3B – 2nd multi-unit apartment building
Phase 4 – Final 5 duplex lots.

Timelines – July 2022 to Dec 2026

Change in Number of Units:

Phase 1A - 1st multi-unit apt – units to increase from 25 to 36; and
Phase 3B – 2nd multi-unit apt – from 38 units to 42
Total of 15 added units from previous 109 units

Mr. Harrigan noted delays they had encountered since they purchased the property four years ago from Master Enterprises Ltd. They are now concluding the stormwater management plan that began in 2020 with the issuance of a Watercourse and Wetland Alteration permit later this month. This will allow them to construct the required retention pond and walking trail berm within the designated wetlands area. They do not feel the addition of 15 apartment units will have a significant impact on traffic patterns in the surrounding residential area. Previous traffic studies have concluded that apartment units typically generate less traffic volume than single family homes and the traffic impacts of this development

are expected to be well within the threshold of what is characteristic of a typical local residential street.

A Staff Report from the Municipal Planning Officer informed Council this will be the third amendment to the original Development Agreement for the proposed mixed residential development. Since the original agreement, the approved notable changes and amendments include:

- Both the company ownership (“Master Enterprises Ltd.”) and property ownership has changed.
- Total number of dwelling units permitted for the 6.56 hectares has increased from the original 92 units to 109 units, and now 124 units under the latest application.
- The original development proposed four multi-unit buildings, (two 8-unit buildings, a 12-unit, and an 18-unit). The first development agreement amendment approved the consolidating of the two 8-units to a single building with an additional 4-units added, and the 12-unit and 18-unit building became a single building. The building consolidation and the additional 4-units was to make elevator installation in the multi-unit buildings feasible as the amenity would not be possible in separate low volume unit buildings. This increased the total number of units to 96.
- The second development agreement amendment was following the change in company name and property ownership. The second amendment focused on adjustment to the development schedule, as the previous schedule expired, and an increase to the number of total permitted units – from 96 to 109 units, which included an additional 5-units in the 20-unit building and 8-units in the 30-unit building.
- Semi-detached (“Garden Style”) housing as proposed with the original development has remained through the amendments and will continue as part of the current amendment request.
- The second amendment also provided a repayment schedule for an outstanding levy for the installation of the municipal sanitary sewage system to service the lands – work that was completed by the Town as part of a capital sanitary sewage project in 2006 with an agreement with Master Enterprises Ltd to repay as the land develops.
- As stated in Hamel Drive Developments Ltd.’ application there have been external factors that have contributed to the delays in the project and are now at the stage where the developers believe everything is in place to move forward.

6.3.1 Written Submissions

Written submissions were received from James Myer, Jordon Crawford, Art and Lorraine Scott, Jennifer Shannon, Marci Webb, and K. & S. Quigg.

The residents expressed concerns re non-residential traffic already in the neighbourhood - mostly generated from KVHS, increased traffic, need for up-to-date traffic counts, request for speed bumps, request for 3-D renderings of the proposed project, more defined green space, clarification on timelines and phases, drainage concerns, drainage ditch outflow between 36 and 38 Millican Drive, request for entrance off Swanton Drive vs. Millican Drive, and oppose an increase to number of units.

Mr. Art Scott was in attendance and expanded upon his correspondence. He stated he is not against the development, rather that he would like input on the half-piped drainage ditch that flows from his property, (between 36 and 38 Millican Drive) onto the Integrated Development property.

Mr. Calvin Mhlanga was in attendance and spoke on the proposed amendment, noting he is not against the proposed development but would like to know how many floors are planned for the apartment buildings and the timeline for the construction period.

Ms. Jennifer Shannon was in attendance and expanded upon her correspondence. She stated she is not against the proposed development but is concerned about the amount of traffic it will generate. She suggested traffic calming be applied and suggested the entrance to the development be located off Swanton Drive rather than Millican Drive, noting Millican already receives a lot of traffic from nearby KVHS.

Mayor O'Hara asked three times if anyone further wished to speak for or against the proposed amendment. No one spoke further.

Messrs. Harrigan and Lockhart, Proponents, provided a final summation, and responded to residents and Council Members' inquiries. They noted they will work with the neighbouring property owners concerning the stormwater drainage plans, the proposed flat roof buildings will be 3 stories high on the Hamel Drive side of the development, and 4 stories on the Gondola Point Arterial side. The construction timeline is expected to take 4 years - from July 2022 to December 2026, subject to supply and demand issues. The Engineering Firm who did the original Traffic Study will update their numbers to determine if the projected traffic counts will still fall within the typical local residential street statistics. Currently, they hope to distribute traffic between accesses off Millican and Susan.

6.3.2 PAC's Written Views

Councillor Biggar read PAC's Notice of Decision expressing its support of the proposed amendment to Hamel Drive Developments Ltd.'s agreement, subject to several terms and conditions as outlined in their memorandum dated June 15, 2022, including the developer paying to the Town \$78,000 representing the outstanding levy for municipal sanitary sewerage installation on the lands, and completion of a Stormwater Management Plan.

6.3.3 Consideration of Approval of Amending Agreement - Hamel Drive Developments

Moved By Deputy Mayor Schryer

Seconded By Councillor Biggar

The Council request the Town's Solicitor prepare the amendment to the Hamel Drive Developments Inc. Agreement, in collaboration with the Municipal Planning Officer, for review and consideration of approval at a subsequent regular meeting of Council.

Motion Carried

7. Minutes of Previous Meetings

7.1 May 3, 2022 - Regular Meeting

Moved By Councillor Biggar

Seconded By Deputy Mayor Schryer

The May 3, 2022 Regular Meeting minutes be approved as prepared.

Motion Carried

7.2 May 17, 2022 - Regular Meeting

Moved By Councillor Biggar

Seconded By Councillor Luck

The May 17, 2022 Regular Meeting minutes be approved as prepared.

Motion Carried

8. Unfinished Business

8.1 (May 17/22) Minister Allain's Response to Quispamsis' Letter Re Local Governance Reform - Regional Service Commission's Proposed New Mandates

Minister Allain's letter responded to the various points raised in Quispamsis' letter of May 19, 2022 concerning the proposed new mandates for the Regional Service Commissions. The Minister appreciated there may be some additional costs for local governments as a result of the RSC's new responsibilities, however noted there should also be many opportunities to partner with the Provincial Departments and agencies to help offset some of these costs. To that end, he also stated the Town's recent development of a strategic plan is laudable and the work of the RSC will not undermine the autonomy of Quispamsis.

Mayor O'Hara noted, as a member on the FRSC, she will keep Council Members updated on the progress of the proposed new mandates for the RSCs.

Moved By Councillor Thompson

Seconded By Councillor Biggar

As the Town's concerns were communicated to the Province in Mayor O'Hara's letter of May 19, 2022 concerning the proposed new mandates for the RSCs, Minister Allain's letter of response be received and filed.

Motion Carried

8.2 (June 15/22) Scholarship Committee's Recommendations for Award of Town Scholarships -Ratification of Email Poll

Councillor Donovan, who serves on the Scholarship Committee, acknowledged the calibre of the applications, and congratulated the two recipients who were awarded the scholarships.

Moved By Councillor Donovan

Seconded By Councillor Olsen

Council ratify the Email Poll conducted June 15, 2022 to award the Town's two Scholarships to the two recipients as recommended by the Scholarship Committee as outlined in the Community Services Director's Staff Report dated June 14, 2020.

Motion Carried

8.2.1 Scholarship Committee's Recommendations for Additional Scholarship in 2023

Moved By Councillor Donovan

Seconded By Councillor Miller

Council approve the Scholarship Committee's recommendation of adding an additional \$750 to the 2023 Operating Budget for a third scholarship.

Motion Carried

9. Correspondence

9.1 Madison Wright Rezoning Application - 318 Hampton Road - PID No. 451815 - Single and Two Family Residential (R1) to Neighbourhood Commercial (NC) for Eight (8) Chair Hair Salon

In Attendance: Madison Wright, Mathieu Robichaud and Sarah Mallory-Wright

Ms. Wright was in attendance and expanded upon her rezoning application requesting 318 Hampton Road be rezoned from Residential (R1) to Neighbourhood Commercial (NC) for the purpose of renovating the lower unit of the building to accommodate an eight (8) Chair Hair Salon, with the upper unit remaining as an owner-occupied residential unit. Parking will be added, and a dog fence will be installed at the rear of the property. Her planned access was to be off Autumn Avenue; however, she has been advised by the Town that access should be off the Hampton Road, which will impact her parking spaces.

The Town's Planning Technologist, Jennifer Jarvis, was in attendance and expanded upon her Staff Report, noting the Planning Department feel the proposed commercial traffic should gain access and egress to the lot from Hampton Road, as it is considered a high-volume street and can handle increases to traffic, whereas Autumn Avenue is a local road and not designed for commercial traffic. This may result in a re-design of the proposed parking area as the project moves through the process.

It was noted there are other nearby commercial establishments which have access off Autumn Avenue and Old Coach Road, and that the detail of the access can be reviewed.

Moved By Councillor Luck

Seconded By Councillor Miller

Council schedule a Public Presentation date for July 19, 2022 at 6:00 pm, and advertise pursuant to Section 25 of the CPA.

Motion Carried

9.2 Barbara Hickey - Concerns of Only One Access In and Out of the Mobile Home Parks (Parkside Road)

Ms. Hickey's correspondence expressed her concern that there is only one exit from the three Mobile Home Parks, noting if there was a crisis/emergency, everyone would have only one access out thru Parkside Road. She stated she is bringing this to Council's attention to bring awareness to this situation.

Moved By Deputy Mayor Schryer

Seconded By Councillor Luck

Ms. Hickey's correspondence which raises the point of only one access in and out of the three Mobile Home Parks be referred to the discussion items under the Town's Transportation Master Plan.

Motion Carried

9.3 Councillor Noah Donovan - Request for Street Name - Equality Lane - Off Landing Court

Councillor Donovan read his correspondence proposing that the lower portion of Landing Court, adjacent to the skateboard park, be renamed "Equality Lane" in recognition of the many diversities that help make up the Town. The lane would symbolise the work that has been done around the world to promote equality and combat hate, specifically towards the LGBTQ people, as well as people of colour. He acknowledged that inclusivity, acceptance, and love come from the heart, and this lane is located in the heart of the Town, a place where everyone gathers regardless of their differences.

Moved By Councillor Donovan

Seconded By Councillor Thompson

The proposal for street name 'Equality Lane' be referred to the Planning Department Staff and the Planning Advisory Committee for review as per Subdivision By-law 035 and the Community Planning Act with respect to the approval of street names.

Motion Carried

10. By-laws

Deputy Mayor Schryer left the meeting.

10.1 (Jan.18/22) Property Star Inc. Rezoning Application - Residential (R1) to Highway Commercial (HC) - PID No. 250217 and PID No. 173765 - Total of 17.12 Hectares

Proposed Municipal Plan By-law Amendment No. 054-03; (Consideration of 2nd Reading); and Proposed Zoning By-law Amendment No. 038-34 (Consideration of 1st and 2nd Reading)

Mr. Mark Hatfield was in attendance and expanded upon his proposal, noting he has addressed the following four main points of concern raised by the residents and Council members at the March 15, 2022 Public Hearing:

- The buffer will be increased from the 15m recommended by PAC to 25m. It will consist of 8.5m of natural treed space, and approximately 17m of an embankment berm covered with natural vegetation. This will create, he said, a visual shield, and noise buffer between the development and the adjacent Monarch Drive properties.
- All lighting will be downward directed.
- A Water Delineation Study was done to identify wetlands and recommends a bioswale be integrated into the development which will keep the water temperatures of the Colton Brook cool.
- With respect to traffic, Phase 1 of the project will see the development of a separate access to the site off Gondola Point Arterial. With the development of Phase 2, a second access will be created from Phinney Lane, and at that time, a controlled access onto the Gondola Point Arterial will be required, either with traffic lights or a rotary traffic circle. Mr. Hatfield stated he does not feel Monarch Drive traffic will increase as a result of the development, as people going to the site will be using the main access off the Gondola Point Arterial. He stated he expects quite the opposite, that local residents will be using the Phinney lane access to take advantage of the controlled access onto the Gondola Point Arterial.
- The proposed Highway Commercial meets the guiding principles contained in the Town's new strategic plan by increasing commercial development, which increases tax revenues, and maximizes the use of already invested municipal water and sewer infrastructure. As required in the Town's Municipal Plan -
 - The proposal has access to a main connector street,
 - The proposal has access to municipal water and sewerage,
 - The proposed parcel is of sufficient size to accommodate adequate parking and landscaping components, and
 - The proposed parcel will contain a sufficient vegetation buffer to protect the adjacent residential area.

A Staff Report from the Municipal Planning Officer informed Council, subsequent to Council's March 15, 2022 motion, Propertystar has undertaken a revision to their development plan for the proposed rezoning of two parcels of land along the

northside of Route 119. The revised plan provides for a 25m buffer along the rear of the properties from 53 - 59 Monarch Drive. In addition, as a result of the wetland and watercourse delineation undertaken by the proponent, more environmentally protected areas will be incorporated into the project. These protected areas will include land that will remain unaltered, while others will become bioswales to aid in storm water management and protection of the existing ecosystems.

Mr. Colbourne stated, in keeping with the new Strategic Plan's economic objectives of creating an environment that supports the attraction of commercial development, currently the Town has 26.6 hectares of zoned commercial land for all commercial designations. Of this amount, 16.9 hectares is Highway Commercial, and 5.8 hectares of that amount is wetlands. The total land area under consideration for PropertyStar is approximately 17.1 hectares inclusive of the constrained wetland areas, (approximately 2 hectares).

In response to queries of Council, Mr. Hatfield confirmed that he would not be locating his Homestar Business at the site proposed for Highway Commercial as it was not large enough.

Moved By Councillor Miller

Seconded By Councillor Olsen

Second reading be given to Municipal Plan By-law Amendment No. 054-03.

Motion Carried

Against (3): Councillor Donovan, Councillor Luck, and Councillor Thompson

Moved By Councillor Olsen

Seconded By Councillor Miller

First reading be given to Zoning By-law Amendment No. 038-34.

Motion Carried

Against (3): Councillor Donovan, Councillor Luck, and Councillor Thompson

Moved By Councillor Miller

Seconded By Councillor Olsen

Second Reading be given to Zoning By-law Amendment No. 038-34.

Motion Carried

Against (3): Councillor Donovan, Councillor Luck, and Councillor Thompson

Deputy Mayor Schryer returned.

11. New Business

11.1 MPSF Developer's Agreement - Alpenglow Phase 2 – Amended – Staff Report from Municipal Planning Officer

Mr. Forgeron, Developer, In attendance

Moved By Councillor Miller

Seconded By Councillor Thompson

Council grant assent to the MPSF Developments Inc. – Alpenglow Subdivision Phase 2 Plan, subject to the execution of a standard Development Agreement, so the plan can be stamped and signed by the Town Clerk and Development Officer for registration in the provincial land registration system.

Motion Carried

11.2 Queensbury Heights Phase 14 B Council Assent - Staff Report from Municipal Planning Officer

Moved By Councillor Thompson

Seconded By Councillor Luck

Council grant assent to the Queensbury Heights Subdivision Phase 14B final plan, subject to execution of a standard Subdivision Development Agreement with the Town, so the plan can be stamped and signed by the Town Clerk and Development Officer for registration in the provincial land registration system.

Motion Carried

11.3 Bryden Subdivision – 165 Vincent Road (PID 248518) Land for Public Purposes – Council Assent – Staff Report from Municipal Planning Officer

Moved By Deputy Mayor Schryer

Seconded By Councillor Biggar

Council grant assent to the Bryden Subdivision Plan so the plan can be stamped and signed by the Town Clerk and Development Officer for registration in the Provincial land registration system.

Motion Carried

11.4 2023 General Capital Fund Interim Budget Approval - Staff Report from Town Treasurer

The Town Treasurer expanded upon her Staff Report informing Council the Town is experiencing significant supply chain issues, especially with fleet, that previously could be budgeted for and acquired the same year. Now there is much longer lead times, and to address the issue and ensure the equipment needed to provide a level of services residents expect, the Town will need to tender for these items in advance. To facilitate this, she is requesting approval early for specific items in the 2023 General Capital Fund Budget, namely a replacement for the Zamboni ice resurfacing machine and two large trucks.

Moved By Councillor Luck

Seconded By Councillor Miller

RESOLVED that the Council of the Town of Quispamsis accept the interim 2023 General Capital Fund Budget as presented, with a total of \$940,000 in capital expenditures.

Motion Carried

11.5 Proposed 2023 Budget Schedule - Staff Report from Town Treasurer

A discussion ensued on the proposed date for the full day Budget Meeting - October 26, 2022, with some members noting the end of the week would work better for them. Councillor Biggar stated he is out of town on tour from October 13 – 24, 2022. Acting CAO Kennedy noted the Friday, October 28, 2022 date does not work from a practical point of view as there would not be sufficient turnaround time from Council's budget discussions to having the draft budget prepared and presented in the budget forum, in the Council Agenda package that goes out to members that same day for the November 1st Regular Meeting. The Town Treasurer noted the Provincial deadline date for budget submissions is mid-November, so she is working from the November 15th Council meeting date, back.

Moved By Councillor Biggar

Seconded By Councillor Luck

Recognizing the constraints concerning the 2023 budget dates, a subsequent email poll follow on dates that will work best for everyone.

Motion Carried

11.6 Proposed Increase to Kilometrage Rate - Staff Report from Town Treasurer

Moved By Councillor Olsen

Seconded By Deputy Mayor Schryer

That the mileage reimbursement rate be increased to \$0.55 effective July 1, 2022 and that this item be included in the annual budgeting process with the other fees and charges.

Motion Carried

12. Reports

- 12.1 Town of Quispamsis - 2021 Annual Report - Includes Staff Report from Town Treasurer
- 12.2 Council Remuneration Effective June 1, 2022 - Staff Report from Town Treasurer
- 12.3 97.3 The Wave Pool Stair Replacement - Staff Report from Director of Community Services
- 12.4 Town of Quispamsis Accounts Payable Payment Processing Calendar - Town Treasurer
- 12.5 Unaudited Financial Statements As At April 30, 2022 - Town Treasurer
- 12.6 Climate Change Committee Meeting Minutes - May 26, 2022
- 12.7 QUEST - Copy of Letter to GNB Re Recommendations toward the Renewal of the NB Climate Change Plan: Transition to a Low Carbon Economy
- 12.8 Kennebecasis Regional Joint Board of Police Commissioners - December 2021 to May 2022 - Meeting Minutes, Financial Statements and Call Summaries
- 12.9 UMN Bulletin - June 2022
- 12.10 News Release - NB Environment and Local Government - Expert Panel Created to Study the Community Funding and Equalization Grant Formula
- 12.12 Amy McLennan, GM, SJ Aquatic Centre Commission - CRA Refund of Interest Paid - Quispamsis' Refund \$4,403.56
- 12.13 Kennebecasis Public Library Board - Minutes of April 20, 2022 Meeting
- 12.14 Town of Quispamsis Building Report As At May 2022
- 12.15 Kennebecasis Valley Fire Department Inc. - April 13, 2022 - Minutes, Financials & Reports
- 12.16 Rail Safety Week - September 19-25, 2022

Moved By Councillor Olsen

Seconded By Deputy Mayor Schryer

Reports be received and filed.

Motion Carried

13. Business Arising from Committee of the Whole

13.1 Extension of Legal Retainer Services Agreement - R. McPhee

Moved By Councillor Olsen

Seconded By Councillor Thompson

Council ratify its decision from Committee of the Whole to renew its contract for legal services with Richard McPhee for another one year term, effective August 1, 2022 to July 31, 2023 under the same terms and conditions for the day to day legal services of the Town.

Motion Carried

14. Adjournment

Moved By Councillor Olsen

Seconded By Deputy Mayor Schryer

Meeting adjourn. Meeting adjourned at 9:45 p.m.

Motion Carried

X

Elizabeth (Libby) O'Hara
Mayor

X

Catherine Snow
Town Clerk