

QUISPAMSIS TOWN COUNCIL

REGULAR MEETING

MINUTES

| **April 4, 2023, 6:00 pm**  **Council Chambers**  **Quispamsis Town Hall** |
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| 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 |
|  | Councillor Beth Thompson |
|  | Kennedy, Aaron; Acting CAO  Brandon, Krista; Town Treasurer |
|  | Colbourne: Dwight; Development Officer  Emmerson, Cheryl; Human Resources Manager |
|  | Losier, Gary; Director of Engineering & Works |
|  | MacInnis, Lisa; Assistant Clerk |
|  | Purton Dickson, Dana; Director of Community Services  Roszell, Tim; Communications Manager |
|  | Snow, Catherine; Town Clerk |
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# **1. Approval of Agenda**

**Moved By** Deputy Mayor Schryer  
**Seconded By** Councillor Miller

The Agenda be approved as prepared.

**Motion Carried**

# **2. Mayor's Comments**

Mayor O’Hara referenced the following items:

* April 3, 2023 Sport Tourism Announcement - Quispamsis will host the International 2023 Para Hockey Cup December 3 – 9, 2023 at the qplex.
* March 31, 2023 Mayor O’Hara attended a luncheon in Saint John where US Ambassador to Canada, David Cowan spoke glowingly about the relationship between the two countries, and acknowledged Atlantic Canada has much in common with the Northeastern USA.
* With the warmer temperatures, it is great to see so many out and about. Dog owners must keep their pets on leash when enjoying town amenities and dogs are not permitted on town fields.
* Easter weekend is approaching, an important time for Christians around the world. Town Hall will be closed on Good Friday and Easter Monday.

# **3. Treaty Acknowledgement - Moment of Reflection**

Councillor Olsen read the Treaty Acknowledgement and Moment of Reflection.

# **4. Disclosures of Interest**

No disclosures were declared.

# **5. Presentations**

## 5.1 Porter O'Brien Consultants - Operational Plan Document for Strategic Plan Implementation

In Attendance: Jackie Durnford, Senior Associate and Mary Allan, Porter O’Brien Consultants

Ms. Durnford presented to Council an overview of the *Operational Plan for the town of Quispamsis' Strategic Plan Implementation Report.* She explained a Strategic Plan is a document that translates the vision and mission of the Municipality into high-level goals. An operational plan lays out the work that must be done to achieve those goals. The foundational documents together provide the roadmap and timelines the Town can use over the next 3 - 5 years to achieve success. The first two years, she stated, will be labour intensive in order to develop the framework required to facilitate long term planning for resources and budget and will require a significant investment of time from the executive staff.

The Strategic Plan identified Infrastructure Management, Commitment to Community, Economic Development and Capacity Building as the four strategic themes, and Infrastructure Management and Capacity Building have been identified as the two key priorities for the strategic document. Economic Development is already under the umbrella of Envision Saint John and Commitment to Community requires an expanded capacity of staff to achieve so that dependency needs to be addressed first through addressing Capacity Building.

**Moved By** Deputy Mayor Schryer  
**Seconded By** Councillor Olsen

Ms. Durnford be thanked for her presentation of the Operational Plan for the town of Quispamsis' Strategic Plan Implementation, and it be referred to Acting CAO Kennedy and the Executive Team to work with Porter O'Brien to move forward with the next steps to initiate the proposed Operational Plan which outlines the work required to achieve the goals identified in the Town's Strategic Plan.

**Motion Carried**

## 5.2 Potential Development of Advanced Small Modular Reactors at Point Lepreau - NB Power - In Attendance: Dan Beaulieu, Brent Smith, and Bob Scott

Messrs. Smith and Beaulieu presented to Council NB Power's Advanced Small Modular Reactor (SMR) Development plans motivated by the need to address climate change, energy security, cost, economic benefits and innovation. Their vision is to demonstrate advanced reactor technologies at Point Lepreau between early to mid 2030s with subsequent units in New Brunswick as well as in western Canada and for export. They have completed Phase 1 of a CNSC VDR process and are working through Phase 2, site evaluation activities.

A Sustainability and Well-Being Assessment is also being done which evaluates the potential positive and adverse effects on social, economic, and human health conditions associated with the lifecycle of the SMR. The NB Power representatives informed Council they are working with Opportunities NB to develop economic opportunities acknowledging that with some investment, staffing and training, New Brunswick has the capabilities within the Province to meet 60 – 70 percent of the supply chain demands to develop these reactors at Point Lepreau and Belledune Power plants.

**Moved By** Deputy Mayor Schryer  
**Seconded By** Councillor Biggar

Mr. Smith and Mr. Beaulieu be thanked for their informative presentation on the Advanced Small Modular Reactor Development, and presentation be received and filed.

**Motion Carried**

# **6. Public Hearings (none)**

# **7. Minutes of Previous Meetings**

## 7.1 March 21, 2023 - Regular Meeting

**Moved By** Councillor Biggar  
**Seconded By** Councillor Thompson

Minutes be approved as prepared.

**Motion Carried**

# **8. Unfinished Business** (none)

# **9. Correspondence**

## 9.1 RFP No. 2023TQ03-7 - Pre-Filled Sandbags - Staff Report from Acting CAO Kennedy

A Staff Report from Acting CAO Kennedy informed Council proposals were requested from Contractors to supply and deliver a quantity of 12,000 contractor filled sandbags, and transport 3,300 sandbags from the Works Department to the south parking lot at the qplex *only* in the event of an emergency spring freshet. One bid was received from Brookville Manufacturing.

**Moved By** Councillor Olsen  
**Seconded By** Deputy Mayor Schryer

Council award RFP No. 2023TQ03-7 for Contractor-filled sandbags to the sole bid from Brookville Manufacturing for the bid price of $ 53,000.00 (exclusive of HST). Agreement will only be awarded if emergency measures are required.

**Motion Carried**

## 9.2 Regional Facilities - Councillor Miller's Correspondence Concerning qplex

Correspondence from Councillor Miller requested discussion and a review of the pros and cons of having the qplex become one of the Regional Facilities under the Fundy Regional Service Commission.

Councillor Miller expanded upon his correspondence stating originally the qplex was mentioned as a regional facility. He would like Council to review this further to see if it is something the Town may want to pursue.

**Moved By** Councillor Luck  
**Seconded By** Councillor Miller

| Council direct Staff to review and bring back to Council recommendations concerning the feasibility of the qplex becoming a Regional Facility under the Fundy Regional Service Commission, including pros and cons to aid Council in its deliberations on this matter.  Against (1): Councillor Olsen |
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**Motion Carried**

# **10. By-laws** (none)

# **11. New Business**

## 11.1 Fernwood Subdivision - Phase 6 - In Attendance: Peter Donavan, Developer

Staff Report from Development Officer

A Staff Report from the Development Officer informed Council the proposed Fernwood Park Subdivision Phase 6 would create 39 residential building lots, three new streets, 2.36 hectares of LPP, as well as municipal and utility easements. Mr. Colbourne also acknowledged the clear cutting violation that was done on March 12, 2021 which involved sediment and erosion impacts on Mud Lake. This triggered an investigation by DOE. The Province has since determined the development does not warrant an Environmental Impact Assessment, however, a Watercourse and Wetlands Assessment (WAWA) permit would be required for portions of the development. He further recommended that prior to the Council granting assent to the Fernwood Park Phase 6 subdivision plan, that Council give reasonable consideration to compliance with Section 7 of the Town's Zoning By-law respecting Tree Planting and Preservation.

Mr. Peter Donovan, Developer, was in attendance and expanded upon his subdivision development. He stated his three main goals is to construct reasonably affordable housing, provide stable jobs for his employees and build reliable infrastructure. He noted challenges and responsibilities he has experienced as a growing developer and acknowledged the tree cutting that had been done in a concentrated area of his subdivision. He noted his Land for Public Purposes contribution is three times greater than what is required. He asked if the proposed developer’s agreement could remove and/or clarify the requirement for monitoring suspended solids from the storm sewer.

The Development Officer stated the Town, through the subdivision process, must ensure that the environment is protected and that the terms and conditions of the agreement can be negotiated between staff and the developer.

**Moved By** Deputy Mayor Schryer  
**Seconded By** Councillor Donovan

Council grant assent to the Fernwood Park Subdivision Phase 6 final plan, subject to execution of a Subdivision Development Agreement with the Town with specific terms and conditions related to *Subdivision By-law 035 Section 7*, 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 Highlands of Queensbury, LPP - Dedication and Re-vesting of Land

Staff Report from Development Officer

A Staff Report from the Development Officer informed Council 613086 N.B. Ltd. is continuing with the development of the Highlands of Queensbury Subdivision and are now preparing to move to Phase 7 of the development. The next phase will consist of a new public street (Abbeywood Close), eleven residential lots and Land for Public Purposes. The Developer (613086 N.B. Ltd.) has approached the Town asking for consideration to be given to the transfer of title of existing Land for Public Purposes created through the Highlands of Queensbury Phases 3 and 4 from the Town to 613086 N.B. Ltd. – in this case a revesting as 613086 N.B. Ltd. was the previous landowner.

**Moved By** Councillor Olsen  
**Seconded By** Deputy Mayor Schryer

Council grant assent to Highlands of Queensbury Phase 3 Stages 1 and 2 and Highlands of Queensbury Phase 4 Amending Subdivision Plan to permit signing of the plan by the Clerk and Development Officer for registration in the provincial land registration system, and the Former Lands for Public Purposes as identified on the plan be vested in 613086 N.B. Ltd.

**Motion Carried**

# **12. Reports**

## 12.1 Nuisance Deer Management Assistance Program - Increase in Hunting Permits - Correspondence from Minister of Natural Resources and Energy Development and Mayor Robert Doucet, Town of Hampton

## 12.2 Planning Advisory Committee Meeting Minutes of February 28, 2023

## 12.3 UMNB Week 12 Bulletin - March 21, 2023

## 12.4 UMNB - 2023 Provincial Budget Recap Summary

## 12.5 Kennebecasis Regional Joint Board of Police Commissioners - Meeting Minutes - January 24, 2023; Call Summary as at February; and 2022 Financial Statements

## 12.6 Fundy Regional Service Commission - March 23, 2023 Meeting Agenda and Associated Documents

**Moved By** Councillor Donovan  
**Seconded By** Councillor Luck

Reports be received and filed.

**Motion Carried**

# **13. Business Arising from Committee of the Whole**

# **14. Adjournment**

**Moved By** Councillor Donovan  
**Seconded By** Councillor Olsen

| Meeting adjourn. |
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Meeting adjourned at 7:14 p.m.

**Motion Carried**

