



## QUISPAMIS TOWN COUNCIL REGULAR MEETING MINUTES

September 2, 2014, 7:00 pm  
Council Chambers  
Quispamsis Town Hall

Members Present: Mayor G. Murray Driscoll  
Deputy Mayor Libby O'Hara  
Councillor Gary Clark  
Councillor Lisa Loughery  
Councillor Emil T. Olsen  
Councillor Pierre Rioux  
Councillor Beth Thompson

Absent: Councillor Kirk Miller (work commitment)

Staff Present Deuille, Susan; Acting CAO  
Losier, Gary; Director of Engineering & Works  
McGraw, Jo-Anne; Town Treasurer  
Purton Dickson, Dana; Director of Community Services  
Snow; Catherine; Town Clerk

### 1. Approval of Agenda

**Moved By** Deputy Mayor O'Hara

**Seconded By** Councillor Olsen

The agenda be approved as prepared.

**Motion Carried.**

### 2. Mayor's Comments (No comments at this time)

### 3. Moment of Reflection

Councillor Rioux led the meeting in prayer.

**4. Disclosures of Interest**

No disclosures were declared.

**5. Presentations (none)**

**6. Public Hearings (none)**

**7. Minutes of Previous Meetings**

7.1. August 19, 2014 - Regular Meeting

**Moved By** Councillor Clark

**Seconded By** Deputy Mayor O'Hara

Minutes be approved as prepared.

**Motion Carried**

**8. Unfinished Business**

8.1. (Jan.21/14) Demolition of Buildings – Dangerous & Unsightly – 436 Hampton Road

A Staff Report from the Engineering Department indicated no action was taken by the property owner to clean up the property in accordance with the Compliance Order posted on the property this past July, with August 1, 2014 being the stipulated deadline date. Staff recommended the Town proceed with hiring a contractor to demolish the structures on the property for safety reasons.

**Moved By** Councillor Clark

**Seconded By** Councillor Loughery

Council authorize the Town to proceed with demolishing the buildings on the property of 436 Hampton Road in order make the property safe.

- Dwelling (house) must be demolished.
- Accessory Structure (detached garage) must be demolished.

**Motion Carried**

8.2. (Feb.18/14) Railway Safety - Letter from The Honourable Lisa Raitt, PC, MP, Minister of Transport Canada

Council reviewed Transport Canada's letter, written in response to the Town's request last February for inspection of railways located within Quispamsis boundaries. Over the past months, Transport Canada has taken a number of concrete steps to further strengthen railway and transportation of dangerous goods safety that will benefit communities across Canada. The letter indicated Transport Canada last inspected the section of track in Quispamsis in June 2014 and has no safety concerns at this time. Further CN has also informed them that they are presently undertaking a tie replacement program on the Sussex Subdivision.

**Moved By** Deputy Mayor O'Hara

**Seconded By** Councillor Clark

The letter from the Minister of Transport Canada be received and filed.

**Motion Carried**

8.3. (Aug.19/14) Beth & Ron Moore – Cedar Grove Drive – Concerns about Ritchie Lake Run-Off from New School Construction Site (Quispamsis Road)

A Staff Report from the Director Engineering & Works expanded upon the residents' concerns regarding infiltration of sediment into Ritchie Lake during high rainfall events, particularly earlier this past summer. Over the past few weeks, Mr. Losier wrote, the Town has been in contact with both Provincial Department of Environment and the Federal Fisheries expressing the Town's concerns with the sediment issues impacting Ritchie Lake. The Town has also contacted the developer of the new subdivision above Nightingale Lane and the General Contractor and Provincial representative in charge of the new French School Construction.

As a follow up to the Town's inquiries, Fishery Officials were on site of the new French School conducting inspections and identifying remedial measures for the contractor to undertake in order to provide additional protection for sediment control. He noted there has not been, to his

understanding, serious repeats of the spring sediment infiltration and the Town has requested updates from the Provincial and Federal agencies responsible for watercourse protection.

Mr. Losier advised it is expected that as the Franco-School site nears completion, they will be introducing landscape features that will assist in controlling sediment and erosion. Further the Town has received a copy of the subdivision development infrastructure plan which includes stormwater management and Staff will continue regular reviews and monitoring of any work undertaken by the development to ensure they include appropriate sediment control methods.

**Moved By** Councillor Olsen

**Seconded By** Deputy Mayor O'Hara

Staff continue to monitor the runoff and downstream impacts for both of the new School sites as well as the Fernwood Subdivision site to ensure all appropriate erosion control methods and sediment control measures are properly maintained, and the concerned residents be notified of same.

**Motion Carried**

## **9. Correspondence**

### **9.1. (Sept 2/14) Awesome Sausage - Request to Operate Mobile Unit in Town Parks**

A Staff Report from the Director of Community Services informed Council the Bigneys have operated the canteen at Meenan's Cove Park this past summer. Staff has been pleased to work with the Bigneys to bring this service back to Meenan's Cove Park. Their prices and product offerings are in line with businesses of a similar nature, and they've been good tenants. If approved, Ms. Purton Dickson noted, Staff will ensure the required insurance as mandated in the Parks and Beaches By-law for the operation of this business, and work with the Solicitor to draft a contract for a one year with an option to renew.

It was noted the Department of Health would be responsible for health issues associated with the mobile food operation.

**Moved By** Councillor Thompson  
**Seconded By** Deputy Mayor O'Hara

The Bigneys be given permission by invitation from Town Staff, to operate their mobile food cart, the "Awesome Sausage" at special events in the Town's Parks for a one year trial basis until October 1st, 2015.

**Motion Carried**

## **10. By-laws**

### **10.1. (Aug.19/14) Proposed Traffic By-law No. 027-23 - Leah Boulevard - Speed Reduction**

**Moved By** Councillor Thompson  
**Seconded By** Councillor Olsen

Third and final reading be given to Traffic By-law Amendment No. 027-23; A By-law of the Municipality of Quispamsis Respecting Traffic on Streets and Public Places to reduce the speed limit on Leah Blvd to 40 Km/Hour, and Staff be directed to install speed and volume monitors to gauge the impact of the traffic in this area of Leah Boulevard.

On the question, Councillor Thompson read Proposed By-law No. 027-23 in its entirety.

**Motion Carried**

### **10.2. Proposed Traffic By-law No. 027-24; (May 6/14) Quispamsis Road; Three Way Stop & (Aug 19/14) Fawn Court; One Way Street**

Consideration of 1st & 2nd Reading

**Moved By** Councillor Olsen  
**Seconded By** Councillor Loughery

First reading be given to Traffic Bylaw Amendment No. 27-24; A By-law of the Municipality of Quispamsis Respecting Traffic on Streets and Public Places to 1) Include a three way stop at the intersection of Pettingill Road

and Quispamsis Road; and, 2) Create a new Category for One Way Streets with Fawn Court being identified under this classification.

**Motion Carried**

**Moved By** Councillor Clark

**Seconded By** Councillor Thompson

Second reading be given to Traffic Bylaw Amendment No. 27-24; A By-law of the Municipality of Quispamsis Respecting Traffic on Streets and Public Places to 1) Include a three way stop at the intersection of Pettingill Road and Quispamsis Road; and, 2) Create a new Category for One Way Streets with Fawn Court being identified under this classification.

**Motion Carried**

## **11. New Business**

### **11.1. Kingsview Subdivision, Ph 17A**

**Moved By** Councillor Rioux

**Seconded By** Councillor Olsen

Council accept the Municipal Planning Officer's recommendation to assent to the Kingsview Subdivision, Phase 17A Plan, subject to the following conditions:

1. Execution of a standard Developer's Agreement with the Town;
2. Depositing with the Town the appropriate bonding as determined by the Town;
3. Sanitary sewer system to be constructed in accordance with the engineered design as submitted and approved by the Town, and with final acceptance to include the submission of copies of all inspection reports and record drawings from the Consulting Engineer;

4. Stormwater management system be constructed in accordance with the engineered design as submitted and approved by the Town, which shall include the construction of two stormwater retention ponds on land to be transferred to the Town for Land for Public Purposes, identified as PID 252973;
5. Subdivision filing fees of \$280.00 for an eight (8) lot phase;
6. LPP requirement of 957 square meters to be satisfied through land dedication for the construction of retention ponds and pedestrian trails; specific parcels has identified by the PAC being those having PIDs 252973 and 30268429, with the balance being credited toward any outstanding LPP requirements from previous phases or toward LPP requirements in future developments.;
7. Properly signed plans are submitted to the Town for final approvals; and
8. Building permit issuance will be subject to the provisions of Quispamsis Subdivision By-law No. 35, and Quispamsis Building By-law No. 44.

**Motion Carried**

11.2. GTF Program Project Priority for 2014 , Meenan's Cove Road Completion

A Staff Report from the Director of Engineering & Works related, this item is further to the Town's decision earlier this summer to proceed with upgrades to the Pettingill Road as the Town's first priority under the Federal Provincial Gas Tax Funding Model, and, to add upgrades to Meenan's Cove Road as a second priority based on an allocation of another \$180,000 available.

Now that the preparation work has been done to Meenan's Cove Road, Mr. Losier stated, and prior to the asphalt seal being applied, a concern identified is unexcavated sections that could potentially enable differential settlement and premature cracking of the new seal layer. With this in mind, the Consultants have provided an estimate of \$80,000 to have the contractor excavate the old asphalt and re-grade the base gravel to a uniform layer so that all of the Meenan's Cove Road will have the same starting base in the same condition. The additional \$80,000 cost could be allocated to the Gas Tax Fund for a total cost of \$260,000. Where this project is identified as a GTF Project that spans over more than one year, the Town can identify Meenan's Cove as a road completed in 2014-2014 and in doing so can allocate any overages in costs from 2014 over to the 2015 fund.

**Moved By** Deputy Mayor O'Hara  
**Seconded By** Councillor Olsen

Quispamsis authorize additional road base upgrades on the Meenan's Cove Road, (Estimated to be \$80,000.00), prior to resurfacing to be included in the overall project previously identified as the second priority for the Federal - Provincial Gas Tax Fund program in 2014.

**Motion Carried**

## **12. Reports**

- 12.1. Planning Advisory Committee Minutes of July 22, 2014
- 12.2. Kennebecasis Valley Fire Board Minutes – July 9, 2014
- 12.3. Kennebecasis Public Library Board Minutes – June 2014
- 12.4. Building Report – July 2014
- 12.5. Building Report – August 2014
- 12.6. DNR's Proposed Deer Management Plan
  1. Letter to Deputy Minister Levesque from Town
  2. Letters of Opposition
  3. Letters of Support

**Moved By** Councillor Olsen  
**Seconded By** Councillor Loughery

Reports be received and filed.

**Motion Carried**

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

### **13.1 Pettingill Road/Quispamsis Road Intersection Area Upgrades**

A Staff Report from the Director of Engineering & Works indicated a breakdown of associated costs that should be forwarded to the Province of New Brunswick for inclusion in their overall project, estimated as follows:

- Initial traffic review; \$2,500



- All Way Stop Conversion – Speed signs, crosswalks; \$4000
- Curb Realignment; \$20,000
- Sidewalk on west side of Quispamsis Road; \$81,000

Mr. Losier stated in order to proceed with the All Way Stop as proposed, the Town will have to make some initial investment in the intersection to ensure the lanes and signage are in compliance with required standards. This portion of the overall costs accounts for approximately \$25,000 and can be initially addressed under the current funding for Gas Tax Project for the Pettingill Road, with the intent to seek full reimbursement from the Province as this is an item that should be part of their overall project.

**Moved By** Councillor Clark  
**Seconded By** Councillor Olsen

Once the appropriate By-law changes are implemented, the Town commence a curb realignment with signage and crosswalk changes to accommodate the All Way Stop at the Quispamsis Road/Pettingill Road intersection in order to ensure proper lane widths; and further the Town to forward the identified safety concerns and recommended resolutions along with the identified costs to the Province requesting that they provide the Town with full compensation for these costs as part of their overall school project completion.

**Motion Carried**

13.2 Post Tropical Storm Arthur – Request to NB EMO for Financial Compensation

**Moved By** Deputy Mayor O'Hara  
**Seconded By** Councillor Thompson

The Acting CAO send a letter to NB EMO, along with the Town's Post Emergency Report on Post Tropical Storm Arthur, requesting cost recovery from expenses the Town incurred from its emergency response to Arthur, including the operation of the Emergency Relief Centre and Cleanup efforts.

**Motion Carried**

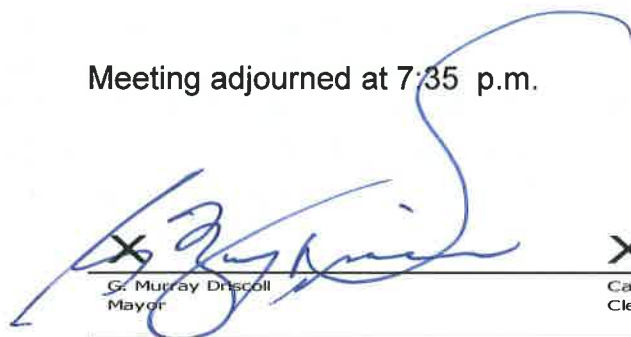
**14. Adjournment**

**Moved By** Councillor Olsen

**Seconded By** Deputy Mayor O'Hara

**Motion Carried**

Meeting adjourned at 7:35 p.m.



X  
G. Murray Driscoll  
Mayor



X  
Catherine P. Snow  
Clerk