



MUNICIPALITY OF THE DISTRICT OF WEST HANTS
Council Minutes
May 8, 2018 7:00 p.m.
Sanford Council Chambers

1. Call to Order

Warden Zebian called the meeting to order at 7:00 p.m.

2. Call of Roll

Present:	A. Zebian	Warden
	R. Jannasch	Councillor District 1
	K. Monroe	Councillor District 2
	D. Keith	Councillor District 3
	T. Leopold	Councillor District 4
	D. Francis	Councillor District 5
	R. Hussey	Councillor District 6
	J. Daniels	Councillor District 7
	P. Morton	Deputy Warden
	R. Zwicker	Councillor District 10
	M. LeMay	Acting CAO, Director of Planning and Development
	B. Carrigan	Director of Public Works
	C. Lowe	Municipal Accountant
	R. Brown	Municipal Clerk
	C. Remme	Executive Assistant/Communications Coordinator

Guest: Lucas Hilden, West Hants Middle School

There were 12 members of the public in attendance.

3. Announcements

Warden Zebian welcomed everyone. He noted that the meeting is live streamed on the Municipal Facebook page adding that any comments made on the feed would not be responded to during the meeting. The Warden reviewed the fire evacuation procedure.

Warden Zebian congratulated Councillor Monroe on the opening of Makers.

4. Approval of Agenda, including additions or deletions

MOVED and SECONDED that the agenda be approved as circulated.
Motion Carried.

5. Presentation (s)

- a. Lucas Hilden, West Hants Middle School: Representing Annapolis Valley Regional School Board at the Canada Wide Science Fair

Warden Zebian welcomed Lucas Hilden to Council. He introduced Lucas Hilden as the son of Andrew and Tammy Hilden of Falmouth and a grade 7 student at West Hants Middle School. He let Council know that Lucas had been chosen to represent the Annapolis Valley Regional School Board at the Canada-wide Science fair taking place in Ottawa in May. The Warden expressed that it was an honour to have him representing West Hants and called Lucas Hilden to the floor to present his science project.

Lucas Hilden thanked Council and presented his science project on Cryptocurrency Mining. He explained that he chose the topic as his father had been mining bitcoins and wanted to find out more about it. The student went on to speak of his experiment noting that his hypothesis was close to correct.

Councillor Hussey asked for the definition of GPU and frequency that Lucas Hilden used in his presentation. He went on to say that he was very impressed with the grade 7 student.

Warden Zebian stated that Lucas Hilden was a remarkable young man with a bright mind. He went on to say that Council is very supportive and proud of his accomplishment and presented him with a certificate of achievement.

6. Public Hearings

There were no public hearings.

7. Approval of the Council Minutes and Public Hearing Minutes (Development Agreement to Permit a Chiropractic Clinic at 194 Falmouth Dyke Road, Falmouth, West Hants; PID 45394210) of April 10, 2018 and Special Council Minutes of April 24, 2018 **MOVED and SECONDED the Council Minutes and Public Hearing Minutes (Development Agreement to Permit a Chiropractic Clinic at 194 Falmouth Dyke Road, Falmouth, West Hants; PID 45394210) of April 10, 2018 and Special Council Minutes of April 24, 2018 be approved.**
Motion Carried.

8. Business Arising from Minutes and any Related Correspondence
There was no business arising from the minutes or related correspondence.

9. Report of the Warden
Warden Zebian read his report.

MOVED and SECONDED that the report be received.
Motion Carried.

10. Reconsideration or Rescission of Resolutions of Which Notice Has Been Given on a Previous Day
There were no reconsiderations or rescissions of resolutions.

11. Report(s) of the Committee(s) and Officer(s)
a. Committee of the Whole
i. April 24, 2018 Excerpts

Audit Committee Policy

MOVED and SECONDED that Council approve the Audit Committee Policy as presented in the Audit Committee Policy Report presented to the Committee of the Whole on April 24, 2018; which includes the repeal of the Audit Committee Policy dated March 13, 2007.
Motion Carried.

Roy A Jodrey Trust & HMCC

Councillor Zwicker declared a conflict of interest.

MOVED and SECONDED that Council direct the Warden and Municipal Clerk to execute the required documents to close the RA Jodrey Trust Fund and transfer the funds to the Hantsport Memorial Community Centre.
Motion Carried.

Councillor Zwicker joined the meeting.

Scotch Village Community Centre

MOVED and SECONDED that Council approve the transfer of ownership and use of the Scotch Village Community Hall to the Newport Baptist Church.
Motion Carried.

MOVED and SECONDED that the Municipality of the District of West Hants give up all future rights to the disposition of the Scotch Village Community Hall (AAN 04684141) and transfer all ownership rights, including all assets and liabilities, to the Newport Baptist Church.

Motion Carried.

Region 6 Inter-Municipal Membership Agreement

MOVED and SECONDED that Council authorize the Warden and Municipal Clerk to sign the Inter-Municipal Agreement for Region 6 Solid Waste Resource Management Services.

Motion Carried.

Federation of Canadian Municipalities Staff Grant Application

MOVED and SECONDED that staff submit an application for the Federation of Canadian Municipalities Climate Change Staff Grant Program focused on greenhouse gas emission reduction either as a single entity or jointly with Windsor if Windsor's approval can be received in time to apply.

Motion Carried.

Warden Zebian called for nominations of two Councillors for the Audit Committee.

Councillor Hussey nominated Councillor Monroe. She declined the nomination.
Warden Zebian nominated Councillor Daniels. She accepted the nomination.

Deputy Warden Morton nominated Councillor Hussey. He accepted the nomination.

Warden Zebian called for nominations two additional times. There were no more nominations.

Councillors Daniels and Hussey will be Councillor representatives on the Audit Committee.

- b. Planning Advisory Committee
 - i. April 19, 2018 PAC/HAC Excerpts

Heritage Matters

**MOVED and SECONDED that Council give First Reading and hold a Public Hearing to consider replacing the existing Heritage Property By-law with the Heritage Property By-law (H-001) contained in Appendix B of the April 19, 2018 report to PAC/HAC.
Motion Carried.**

**MOVED and SECONDED that Council approve the replacement of the present Notice of Registration in the Land Registry Office with a Form B Notice bearing the corrected time frames for each of the six (6) Municipally Registered Heritage Properties.
Motion Carried.**

**MOVED and SECONDED that Council approve the Guideline Containing Criteria for Inclusion in the Municipal Registry of Heritage Property (COPL-003.05) contained in Appendix D of the April 29, 2018 report to PAC/HAC.
Motion Carried.**

**MOVED and SECONDED that Council approve the Municipal Heritage Property Conservation Work Grant Guidelines (COPL-004.05) contained in Appendix F of the April 19, 2018 report to PAC/HAC.
Motion Carried.**

**MOVED and SECONDED that Council determine that staff are to be responsible for the content and format of forms related to heritage matters.
Motion Carried.**

Planning Conference Attendance

MOVED and SECONDED that Council approve up to two (2) Council members and one member-at-large of HAAC/PAC/HAC attending the Provincial Planning Directors Conference being held in Halifax May 16-18, 2018, at an approximate individual cost of \$410.00.

- c. Report of the Chief Administrative Officer
 - i. Second Amendment to the Deed Transfer Tax By-law
(Recommendation Report)

The Municipal Clerk reviewed the report.

**MOVED and SECONDED that Council approve First Reading and proceeds to a Public Hearing and Second Reading to consider D-004 Second Amendment to the Deed Transfer Tax By-law.
Motion Carried.**

- d. REMO Advisory Committee

There was no report of the REMO Advisory Committee.

- e. Police Advisory Committee

There was no meeting of the Police Advisory Committee.

- f. MCCAP Committee

There was no meeting of the MCCAP Committee.

- g. Other Committee Reports or Recommendations

There were no other reports for recommendations.

12. Correspondence

- a. Valley REN Voice
- b. Immigrant Services Association of Nova Scotia re: Atlantic Immigration Pilot Project
- c. Lung Association of NS & Smoke-Free NS re: Cannabis in Public Spaces
- d. April 5, 2018 – Savannah Sullivan re: Thank you
- e. April 6, 2018 – Communities, Culture and Heritage, Office of the Minister re: Causeway Trail
- f. April 13, 2018 – UNSM Initiatives Report

- g. April 16, 2018 – Housing NS Business Plan
- h. April 17, 2018 – Town of Windsor re: Cost Sharing Request
- i. April 18, 2018 – Energy, Office of the Minister re: Hydraulic Fracturing
- j. April 24, 2018 – Kevin Guptell re: Saltscapes

13. Miscellaneous / New Business

a. Private Water Line (Councillor Hussey)

Councillor Hussey advised Council that he had been speaking to residents on the Dill Road who were recently told that the needed water line replacement cost would have to be covered by the residents as it is privately owned. The Councillor went on to say that the residents had not been made aware that they were on a private line at the time of water hook up or purchase of their properties.

Councillor Hussey went on to say that he had been speaking with CAO Laycock about various options to help with the financing, which had been quoted at \$80,000 from one contractor, including investigating grants. He added that he was hopeful that an update on the progress of the CAO's finding would be presented at Committee of the Whole later in May.

The Director of Public Works advised Council that he had been made aware of the situation noting that West Hants' nearest connection to the line was at the top of Dill Road where Dill Extension splits. He went on to say that if the Municipality was to replace the line, which is approximately 1.1 kilometers, it would cost approximately \$800,000 based on the costs of replacing roads in the community of Hantsport.

Councillor Hussey questioned if the residents on Dill Road part of the Town of Windsor water utility or Three Mile Plains. The Director informed top of Dill Road and Dill Road Extension were part of the Three Mile Plains water utility and the rest of Dill Road and those on Highway 14 were on the Town of Windsor water utility, he was unable to comment if the Town of Windsor lines were private lines or not.

Councillor Daniels asked the Director if the Town of Windsor had a Land Use By-law which would address changing the line over or if the cost would have to be borne by the users. The Director responded that he was not familiar with the rules of their By-law adding that any changes would have to be endorsed by the Utility and Review Board.

Councillor Monroe questioned if there are more residents affected that Councillor Hussey had not been made aware of. Discussion continued surrounding the number of private water lines in West Hants. The Director of Public Works noted that the private lines are not required to be built at the same standard as municipal water lines adding that any work required on them is the responsibility of the users.

Warden Zebian asked who was responsible to repair the leaks in the pipes on Dill Road in the past to which Councillor Hussey responded the Town of Windsor. The Councillor went on to say that it was his understanding that the residents were not responsible for the initial cost of putting the water line in.

Warden Zebian noted that he would ensure that CAO Laycock received the information about the water issues.

14. Date of Next Meeting – June 12, 2018

The next Regular Council meeting will be held June 12, 2018 at 7:00 p.m.

15. Adjournment

**MOVED and SECONDED that the meeting be adjourned.
Motion Carried.**

The meeting adjourned at 7:43 p.m.

Abraham Zebian, Warden

Rhonda Brown, Municipal Clerk