

**WEST HANTS REGIONAL MUNICIPALITY**  
**Committee of the Whole - Meeting Agenda**  
**September 9, 2025 - 6:00 p.m.**

**In-person Sanford Council Chambers, 76 Morison Dr, Windsor, NS**  
**Virtual via Zoom (also YouTube Livestream)**

*Agenda is subject to change due to additions that may not be able to be reflected until after the meeting.*

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**West Hants**  
something inspiring awaits

1. Call to Order
2. Attendance
3. Approval of the Agenda, including additions or deletions
  - a) Dashboard Action Items – Information Log
4. Declaration(s) of Conflict of Interest
5. Announcements
6. Approval of Previous Meeting Minutes
  - a) 2025-06-16 Special Committee of the Whole Minutes (Budget)
  - b) 2025-07-08 Committee of the Whole Minutes
7. Presentations
  - a) NS Broomball Presentation/Expression of Appreciation
  - b) WHRM's Active Transportation Plan **(includes motion)**
8. Unfinished Business/Postponed Motions
  - a) Transportation Feasibility Study RFP Award WHRMPL 25-01 Recommendation Report – Coordinator Ogilvie **(Moved up on the agenda)**
9. Reports
  - a) CAO Activity Update - Information Report
10. Correspondence
  - a) Information  
Correspondence Received Ledger as of September 5<sup>th</sup>, 2025
    - i. DMA Letter to Mayors Wardens on Value-for-money audit of the Nova Scotia Firefighters School Report
  - b) Requests
  - c) Correspondence Sent - None

11. New Business
  - a) Appointment of Alternate Development Officer Recommendation Report – Acting Director Fougere
  - b) Diverse, Equitable, Inclusive Communities Committee Recommendation Report – Clerk Snair
  - c) Fall Debenture Recommendation Report – Director Rochon
  - d) Updated HMCC Taxing Resolution Recommendation Report – Director Rochon
  - e) Emergency Funding Request – Falmouth Wastewater Treatment Sludge Removal Recommendation Report – Director Richard
  - f) O’Brien Street Renewal Engineering Services RFP Award – Director Richard
  - g) Windsor Sidewalk Replacement Tender Award – Director Richard
  - h) 2025-26 Tax Rate Correction for a 2023-24 Tax Calculation Issue – Councillor Ivey
  - i) Request for Curbside Waste Collection Services on Private Roads – Cozy Crescent and Destination Way Request for Curbside Waste Collection Services on Private Roads – Councillor Leary-Pinch
12. Public Comment Period
13. In-Camera
  - a) 2025-04-08 Committee of the Whole In-Camera Minutes
  - b) 2025-07-08 Committee of the Whole In-Camera Minutes
  - c) MGA 22(2)(a) Land Matter
  - d) MGA 22(2)(f) Legal Matter
14. Next Meeting Date / Adjournment – September 23, 2025 Council Meeting at 6 p.m.

**WEST HANTS REGIONAL MUNICIPALITY**  
**Committee of the Whole - Meeting Minutes**  
**September 9, 2025 - 6:00 p.m.**  
**In-person Sanford Council Chambers, 76 Morison Dr, Windsor, NS**  
**Virtual via Zoom (also YouTube Livestream)**



1. **Call to Order** – The meeting was called to order at 6:00 p.m.

2. **Attendance** (6:00 p.m.)

Council

Abraham Zebian, Mayor

Rupert Jannasch, Councillor Dist. 1 (ZOOM)

Scott McLean, Councillor Dist. 2

Chrystal Remme, Councillor Dist. 3

Paul Wheadon, Councillor Dist. 4

Bob Morton, Councillor Dist. 6

Debbie Francis, Deputy Mayor, Dist. 5

Kayla Leary-Pinch, Councillor Dist. 7

Paul Morton, Councillor, Dist. 8

John Smith, Councillor Dist. 9

Bonnie Smith, Councillor Dist. 10

Jim Ivey, Councillor Dist. 11

Staff

Mark Phillips, CAO

Todd Richard, Director of Public Works

Carlee Rochon, Director of Financial Services

Kathy Kehoe, Director of Community Development

Kari Fougere, Act. Director Planning & Development

Tim Bouter, Project Engineer

Deanna Snair, Exec. Asst/ Clerk

Kathy Johnston- Isenor, Manager of

Recreation & Community Engagement

John Ogilvie, Climate Action Coordinator

Brielle Pyette, Active Living Coordinator

Presenters:

Darryl Lyttle and Karen Wallace, NS Broomball

Bruce Mans, UPLAND Planning and Design

3. **Approval of the Agenda including additions or deletions** (6:01 p.m.)

a) Dashboard Action Items – Information Log

As there were no additions, the agenda was accepted as presented.

4. **Declaration(s) of Conflict of Interest** (6:01 p.m.) - None

5. **Announcements** (6:01 p.m.)

West Hants Regional Municipality is in Mi'kma'ki, the ancestral and unceded territory of the Mi'kmaq People and this land is governed by the treaties of Peace and Friendship signed in 1726. West Hants Regional Municipality also recognizes that we are all treaty people and have responsibilities to this land and each other. West Hants Regional Municipality also recognizes African Nova Scotians are a distinct people whose history, legacies, and contributions have enriched that part of Mi'kma'ki known as Nova Scotia for over 400 years.

Council and I as Chair are committed to ensuring this meeting and its participants conduct themselves in a respectful and professional manner as outlined in the municipality's Municipal Code of Conduct. Meeting presenters, staff and the public are expected to conduct themselves in an equally respectful manner at all times the meeting is being conducted. I thank you all in advance for your commitment to these important meeting principles.

Congratulations were extended to Eileen Benoit of Sweets Corner on her 2025 Canada Games Silver Medal win in the 500m.

Congratulations were extended to Chloe Dunbar on her gold medal in the Para Ambulatory 100m.

Team Nova Scotia's Closing Ceremony Flag Bearers were Chloe Dunbar and Zach James.

A reminder was shared that West Hants remains under a mandatory water conservation order.

A reminder was shared about the Hants County Exhibition this coming weekend.

A reminder was shared about the upcoming Garlic Festival, this coming Saturday in Windsor from 11 am - 5 pm.

**6. Approval of Previous Meeting Minutes (6:03 p.m.)**

a) 2025-06-16 Special Committee of the Whole Minutes (Budget)

b) 2025-07-08 Committee of the Whole Minutes

With no changes proposed, the minutes were approved as presented.

Voting occurred by a show of hands.

**7. Presentations**

a) NS Broomball Presentation/Expression of Appreciation (6:03 p.m.)

Mr. Lyttle and Ms. Wallace provided a brief update on the successful 2025 Broomball Championships hosted at the West Hants Sports Complex. They expressed their appreciation to the Municipality and key staff for their support and commitment, which contributed significantly to the event's success. Mayor Zebian and members of Council were presented with tokens of appreciation, including a framed portrait containing the gold, silver, and bronze medals used during the tournament, as well as a beautiful painting by Hal Jones.

b) WHRM's Active Transportation Plan (6:14 p.m.)

Bruce Mans of UPLAND Planning and Design presented WHRM's new Active Transportation Plan, aimed at enhancing human-powered travel such as walking, cycling, and rolling throughout the region. The Plan outlined strategies to create a safer, more accessible, and enjoyable environment for residents and visitors and included an analysis of current conditions, community input, design guidelines, recommendations for infrastructure and policy improvements, and an implementation strategy covering phasing, costs, and funding.

Discussion Points:

- There were no firm costing commitments, it established a phased timeline for implementation. Projects were categorized as short-, medium-, and long-term, as well as opportunity-based to allow flexibility in budgeting and enabling the Municipality to leverage future funding opportunities as they arise.
- The Plan provided a roadmap to guide future work toward building a healthier, more connected, and sustainable community.
- Having an approved AT Plan was required by the Province in order to leverage funding and support future Provincial Blue Route initiatives.

**MOVED BY MAYOR ZEBIAN AND COUNCILLOR LEARY-PINCH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE AND ADOPT THE WEST HANTS REGIONAL MUNICIPALITY ACTIVE TRANSPORTATION & TRAIL STRATEGY 2025 AS PRESENTED. MOTION CARRIED**

All three presenters left the meeting after the presentation.

**8. Unfinished Business/Postponed Motions**

a) Transportation Feasibility Study RFP Award WHRMPL 25-01 Recommendation Report – Coordinator Ogilvie (6:35 p.m.)

Coordinator Ogilvie advised WHRM successfully secured alternative funding through a program aligned with the Provincial Climate Change Plan, allowing the issuance of a request for proposals (RFP) on June 16, 2025. The resulting study will support planning for a local zero-emissions transit system by providing cost estimates, design options, infrastructure needs, emissions analysis, and public input. It will also strengthen future grant applications and align with regional planning efforts led by Link Nova Scotia.

Discussion Points:

- Conducting a zero-emission transportation feasibility study was a prerequisite for applying for and potentially securing future Capital grant funding, should WHRM decide to pursue a transportation initiative at a future date.
- A significant amount of time was spent reviewing and scoring all tender submissions to ensure the best value for money was achieved for the study.
- WSP proposed significantly more public engagement sessions and in person sessions compared to the other proponents.

**MOVED BY COUNCILLORS B. SMITH AND LEARY-PINCH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE AWARDED RFP# WHRMPL25-01 FOR CONSULTING SERVICES TO COMPLETE A ZERO-EMISSIONS TRANSPORTATION FEASIBILITY STUDY TO WSP CANADA INC., FOR THE PROPOSED COST OF \$92,845.00 PLUS APPLICABLE TAXES. MOTION CARRIED.** Nays: McLean, J. Smith and Jannasch

**MOVED BY COUNCILLORS B. SMITH AND LEARY-PINCH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE A 10% CONSULTING CONTINGENCY IN THE AMOUNT OF \$9,284.50 PLUS APPLICABLE TAXES FOR THE ZERO-EMISSIONS TRANSPORTATION FEASIBILITY STUDY. MOTION CARRIED.** Nays: McLean, J. Smith and Jannasch

**9. Reports**

a) CAO's Report (6:44 p.m.)

CAO provided a brief overview of the report which was circulated prior to the meeting. Highlights included attending governance, operational and administrative meetings. A lengthy discussion

occurred regarding the water utility (Mill Lakes – Windsor, Davidson Lake – Hantsport and French Mill Brook – Falmouth). Concerns were raised regarding the reduced hours at the Bulk Water Hauling Station, as the limited access created a barrier for some users; particularly those with regular 9-to-5 jobs. The issue prompted significant discussion, during which Director Richard provided a detailed explanation of the system’s design, the recent surge in demand, and the operational limitations. He emphasized that the system was originally designed and built to accommodate regular daily water demands, not the increased usage seen during drought conditions.

Directors Richard and Rochon also addressed misinformation circulating on social media, specifically regarding recent water rate increases and alleged restrictions due to potential cross-contamination. It was clarified that water haulers were not denied access to the Bulk Water Station if they also were drawing water from lakes, ponds, streams, or rivers. All haulers are subject to inspection and must have a stop-gap mechanism in place, ensuring there is no risk of cross-contamination within the system. Additionally, water haulers were permitted to access non-potable water from natural sources, provided they remain within the 25,000-litre-per-day limit set by the Department of Environment. Exceeding this limit requires a permit from the Department.

Staff will work directly with specific water haulers to address access barriers and explore potential solutions such as a quota system or a set number of fills that would allow them to utilize the Bulk Water Filling Station more effectively.

**10. Correspondence (7:24p.m.)**

- a) Correspondence Received Log as of September 5, 2025
  - i. DMA Letter to Mayors Wardens on Value-for-money audit of the Nova Scotia Firefighters School Report
- b) Requests – None
- c) Correspondence Sent as of September 5, 2025 - None

**11. New Business**

- a) Appointment of Alternate Development Officer Recommendation Report (7:25 p.m.)

Acting Director Fougere noted that West Hants Regional Municipality currently only has one Development Officer (DO) responsible for administering Land Use and Subdivision By-laws. To ensure continuity during vacations or extended absences, it is recommended that another person be appointed as acting Development Officer in the DO’s absence.

Discussion Points:

- Mr. Overholt was hired in April 2025. He is a qualified Planner/Development Officer with over two years of municipal experience. He holds a Master of Environmental Studies (Planning) and is currently working toward his designation with the Municipal Development Officers Association of Nova Scotia, as well as licensure with the Licensed Professional Planners of Nova Scotia.

**MOVED BY COUNCILLORS WHEADON AND LEARY-PINCH THAT  
COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPOINT  
WILLIAM OVERHOLT AS ALTERNATE DEVELOPMENT OFFICER IN**

**THE ABSENCE OF THE DEVELOPMENT OFFICER EFFECTIVE SEPTEMBER 24TH, 2025 IN ACCORDANCE WITH SECTION 243 OF THE MUNICIPAL GOVERNMENT ACT. MOTION CARRIED**

b) Diverse, Equitable, Inclusive Communities Committee Recommendation Report (7:27 p.m.)  
Clerk Snair advised an individual expressed interest in joining the Diverse, Equitable, and Inclusive Communities Committee. With the existing vacancies, this appointment would fulfill one of the vacant seats, leaving one vacant seat to be filled.

**MOVED BY COUNCILLORS LEARY-PINCH AND WHEADON THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPOINT JESS WEST AS VOTING CITIZEN MEMBER TO BECOME A REPRESENTATIVE AND SUPPORT TO THE DIVERSE, EQUITY AND INCLUSIVE COMMUNITIES COMMITTEE FOR A TWO (2) YEAR TERM BEGINNING SEPTEMBER 23, 2025 UNTIL SEPTEMBER 23, 2027. MOTION CARRIED**

c) Fall Debenture Recommendation Report (7:29 p.m.)  
Director Rochon noted the 2025 Fall Debenture call was announced on July 18, 2025, and West Hants Regional Council has approved several capital projects to be funded this way. To participate in the debenture call, the Municipality must obtain approved TBRs, submit them to the Municipal Finance Division, ensure the projects are complete, and approve a Resolution for Pre-Approval of Debenture Issuance Subject to Interest Rate.

Discussion Points:

- The full financing charges for these items already make up part of the current fiscal year's budget, so they will have no impact on the 2025-26 operating budget.
- A requirement for borrowing through a debenture is that the projects must be 100% complete. While these projects did not have prior borrowing, debt servicing was budgeted for in the Operating Budget. The allocated amounts were held to reduce the overall debt once borrowing was finalized.
- Debt servicing was included in both the 2024/25 and 2025/26 Operating Budgets. In each year, the allocated amounts were initially transferred to a carryover account. Once the debenture was approved, the funds were reallocated from the debenture to the investment account and subsequently applied to Capital Assets to offset the debt.
- 2023/24 and 2024/25 both had Electronic Metre system switch over included in those budgets, as well as meter and IT equipment purchases and training. The current budgeted amount shows the cost to finalize and upgrade the system, including the equipment, training and software needed as well as an initial rollout of meters and sensor pads.

**MOVED BY MAYOR ZEBIAN AND COUNCILLOR J. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS THAT COUNCIL APPROVES A TEMPORARY BORROWING RESOLUTION IN THE AMOUNT OF \$563,401, AS OUTLINED IN THE SEPTEMBER 9, IN THE FALL 2025 DEBENTURE REPORT. FURTHER THE MAYOR AND**

**MUNICIPAL CLERK TO SIGN THE RESOLUTION FOR PRE-APPROVAL OF DEBENTURE ISSUANCE, SUBJECT TO INTEREST RATE CONFIRMATION NOT TO EXCEED 7% TO ENABLE WEST HANTS REGIONAL MUNICIPALITY TO ISSUE A 5-YEAR DEBENTURE OF \$261,356, FOR FIRE EQUIPMENT PURCHASED FOR HANTSPORT FIRE DEPARTMENT AND ELECTRONIC METER READING SYSTEM. FURTHER THE MAYOR AND MUNICIPAL CLERK TO SIGN THE RESOLUTION FOR PRE-APPROVAL OF DEBENTURE ISSUANCE, SUBJECT TO INTEREST RATE CONFIRMATION NOT TO EXCEED 7% TO ENABLE WEST HANTS REGIONAL MUNICIPALITY TO ISSUE A 10-YEAR DEBENTURE OF \$302,045, FOR THE PURCHASE OF A RTV TRAILER FOR BROOKLYN FIRE DEPARTMENT AND SIDEWALK MACHINE, AND REPAIRS TO THE WINDSOR FIRE DEPARTMENT APPARATUS AREA. MOTION CARRIED. Nays: Ivey**

d) Updated HMCC Taxing Resolution Recommendation Report (7:38 p.m.)

Director Rochon noted that on June 10th, Council approved the 2025–26 budgets, including operating budgets, water utilities, tax rates, property tax exemptions, area rates, and the Hantsport Memorial Community Centre (HMCC) rate. However, it was later discovered that an error occurred in the HMCC Area Rate resolution and Council had mistakenly approved the wrong version due to updates made during budget deliberations.

Discussion Points:

- The formulas were correct in the taxation resolution, the error was when the motion was read, as the wrong presentation was shared.

**MOVED BY COUNCILLORS LEARY-PINCH AND WHEADON THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE THE UPDATED 2025-26 HANTSPORT MEMORIAL COMMUNITY CENTRE AREA RATE CHARGE AS PRESENTED TO COUNCIL ON SEPTEMBER 9, 2025. MOTION CARRIED**

e) Emergency Funding Request – Falmouth Wastewater Treatment Sludge Removal Recommendation Report (7:40 p.m.)

Director Richard noted emergency repairs were required for a critical system in the primary digester. To complete the repairs, approximately 700,000 liters of sludge must be removed, which was not able to be managed with on-site resources. This work will also allow long-overdue maintenance of 36 coarse bubble diffusers. Loomer’s Pumping Service Ltd is currently the only contractor able to remove and treat the sludge, with a quote of \$63,000 plus HST. Although not budgeted in the 2025–26 Capital Plan, the costs will be capitalized due to the urgent nature of the work and the expected extension of the system’s life.

Discussion Points:

- The WHRM vac truck has been used as an interim measure to help manage the situation while a long-term solution was identified.

- Sludge removal was originally scheduled for a later year in the 5-year Capital Budget; however, the unexpected failure of the aerator system has accelerated the need for emergency repairs.
- Additional repairs were included in the Capital Budget; however, to help with cost savings these will be completed in-house by WHRM staff.
- The proponent has an approved facility where they will transport the sludge and dispose of it accordingly.

**MOVED BY COUNCILLORS B. SMITH AND J. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVES THE EMERGENCY PUMPING AND TRANSPORTATION OF APPROXIMATELY 700,000L OF SLUDGE FROM THE FALMOUTH WASTEWATER TREATMENT PLANT DIGESTERS TO ALLOW CRITICAL EMERGENCY REPAIRS TO THE AERATION SYSTEM FOR THE QUOTED PRICE \$63,000.00 PLUS APPLICABLE TAXES, TO BE FUNDED THROUGH THE SEWER RESERVES. MOTION CARRIED**

f) O’Brien Street Renewal Engineering Services RFP Award (7:49 p.m.)

Engineer Bouter noted in July of 2025 an RFP for engineering services for the O’Brien Street Renewal Project in Windsor, NS was issued as part of the Municipality’s five-year Capital Plan. The project included replacement of aging sewer/water infrastructure, street and sidewalk renewal, and separation of the combined sewer system to reduce flow to Cunnabel Creek. Active transportation options will also be considered.

The 2025–26 Capital Budget allocated \$200,000 + HST for the design phase. On August 7, 2025, four proposals were received and evaluated by Engineering staff based on RFP criteria.

Discussion Points:

- This will reduce the volume of flow entering the Cunnabel Creek sewer system and will complement future work aimed at separating the combined system along Cunnabel Creek.
- The work will also help mitigate water issues and redirect water away from Tremaine Crescent.

Councillor Leary-Pinch was not in the room during the presentation and did not participate in the votes on this matter.

**MOVED BY COUNCILLORS B. SMITH AND J. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE THE AWARD OF THE O’BRIEN STREET RENEWAL ENGINEERING DESIGN AND TENDERING SERVICES TO CBCL LTD. FOR THE PRICE OF \$122,895 BEFORE APPLICABLE TAXES. MOTION CARRIED**

**MOVED BY COUNCILLORS B. SMITH AND J. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE THE AWARD OF THE O’BRIEN STREET RENEWAL ENGINEERING PROJECT MANAGEMENT SERVICES TO CBCL LTD. FOR THE PRICE OF**

**\$52,235 BEFORE APPLICABLE TAXES, PENDING APPROVAL OF THE CONSTRUCTION CONTRACT. MOTION CARRIED**

**MOVED BY COUNCILLORS B. SMITH AND J. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE AN ENGINEERING CONTINGENCY AMOUNT OF \$24,870 BEFORE APPLICABLE TAXES. MOTION CARRIED**

g) Windsor Sidewalk Replacement Tender Award (8:00 p.m.)

Engineer Bouter noted the 2025/26 Capital Budget included two sidewalk replacement projects: Chestnut Street (Windsor) – \$156,435 and General sidewalk replacement (asphalt to concrete) – \$521,450. Public Works prioritized replacements based on sidewalk condition, pedestrian traffic, and operational needs. Sidewalks already included in broader street renewal projects were excluded. The current project includes Chestnut Street (Avon to Gray), Gray Street (Chestnut to Albert) and King Street (Gray to Gerrish). On August 14, 2025, a total of three construction tenders were received.

Discussion Points:

- The sidewalks along the proposed streets are currently in poor condition and require replacement.
- Grey and Chestnut Streets underwent full reconstruction in 1996, including complete water and sewer infrastructure upgrades.
- The water main on Gray Street has since been replaced. A recent condition assessment of the sewer system indicated no significant concerns.
- The proposed medians will be grassed, as stamped concrete alternatives would incur higher costs.
- While concrete sidewalks are more expensive than asphalt, they offer a longer life cycle and are easier to repair, making them more cost-effective over time.
- The project was scheduled for completion in Summer 2026. As part of project management planning, the work will not be left incomplete over the winter months. Construction will either begin in Fall 2025 and be completed before winter or be deferred until Spring 2026 to ensure continuity.

**MOVED BY MAYOR ZEBIAN AND COUNCILLOR B. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE THE AWARD OF TENDER WHRMPW25-11 — WINDSOR SIDEWALK REPLACEMENT — TO SHEEHY CONSTRUCTION LTD. FOR THE TENDERED PRICE OF \$396,456.85 BEFORE APPLICABLE TAXES, TO BE FUNDED THROUGH THE CANADA COMMUNITY BUILDING FUND. MOTION CARRIED**

**MOVED BY MAYOR ZEBIAN AND COUNCILLOR B. SMITH THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVE A CONSTRUCTION CONTINGENCY AMOUNT OF \$59,468.53 BEFORE**

**APPLICABLE TAXES, TO BE FUNDED THROUGH THE CANADA  
COMMUNITY BUILDING FUND. MOTION CARRIED**

A break occurred at 8:11 p.m. The meeting reconvened 8:30 p.m.

h) 2025-26 Tax Rate Correction for a 2023-24 Tax Calculation Issue (8:31 p.m.)

Councillor Ivey reviewed the report. In 2023–24, a budget formula error was identified and corrected through mitigation measures, including a \$236K RCMP transfer and a \$743K reserve draw. These were one-time adjustments and are not expected to impact future budgets. Recent questions about West Hants’ tax rate increases did not reference this prior issue. Significant use of reserves in 2024–25 and 2025–26 helped offset higher tax increases. It was suggested that further clarification or a staff report may assist Council in fully understanding the factors behind the tax increase and provide a clearer explanation to residents who have raised concerns.

A report will follow at the next Council meeting with a recommendation for a report to be provided explain/clarify the tax increase for West Hants area residents.

i) Request for Curbside Waste Collection Services on Private Roads – Cozy Crescent and Destination Way (8:37 p.m.)

Councillor Leary-Pinch noted Cozy Crescent and Destination Way are privately maintained roads in Vaughan (WHRM) where residents must bring waste to the road’s end for collection, as there are no centralized bins. This has led to concerns about accessibility for seniors and people with disabilities, litter and wildlife issues, and safety risks at busy intersections. Residents and the developer note that the roads were built to higher-than-standard specifications, and GFL Environmental has confirmed they can safely provide curbside collection. The request seeks consistent waste collection service in line with other private developments and supports ongoing community growth.

A thorough and detailed discussion occurred regarding the issue of waste collection services on private roads. The focus was the current approach to curbside waste collection in certain areas, specifically focusing on the inconsistency in service delivery across various private roads within the municipality. Council expressed a strong interest in ensuring that waste collection policies are applied fairly and uniformly. It was emphasized that if curbside collection is being provided to one private road that meets specific standards, as agreed upon with the waste management service provider (GFL), then similar treatment should be extended to all private roads that meet those same criteria. During the course of the discussion, concerns were raised about the absence of essential financial data required to support an informed decision on the matter. Specifically, questions were raised about the potential cost implications of extending curbside collection to all qualifying private roads, how these costs would be funded, and whether this change would impact the existing waste management budget or require adjustments to municipal fees or taxation. Given the lack of this financial information, it was determined that it would not be appropriate to proceed with a final decision at this time. It was important to have a complete financial analysis, including detailed cost estimates and potential funding options to properly evaluate all factors and make a well-informed, responsible decision in the best interest of the community.

MOVED BY COUNCILLOR LEARY-PINCH AND MAYOR ZEBIAN AND THAT COMMITTEE OF THE WHOLE RECOMMENDS COUNCIL APPROVES PRIVATE ROAD CURB SIDE SOLID WASTE COLLECTION AND APPROVES THE ADDITIONAL ANNUAL OPERATIONAL EXPENSES NEEDED TO FUND THE INCREASE IN CURRENT SERVICE LEVEL FOR APPLICABLE CURBSIDE COLLECTION OF SOLID WASTE COLLECTION FOR COZY CRESCENT AND DESTINATION WAY IN VAUGHAN, HANTS COUNTY. MOTION DEFEATED. Nays: P. Morton, B. Smith, Wheadon, Ivey, J. Smith, Francis, McLean and Jannasch

**13. Public Comment Period** - No members of the public were in attendance after the break.

**14. In-Camera**

- a) 2025-04-08 Committee of the Whole In-Camera Minutes
- b) 2025-07-08 Committee of the Whole In-Camera Minutes
- c) MGA 22(2)(a) Land Matter
- d) MGA 22(2)(f) Legal Matter

**MOVED BY COUNCILLORS B. MORTON AND WHEADON THAT THE MEETING MOVE IN-CAMERA AT 9:10 P.M. MOTION CARRIED**

**MOVED BY COUNCILLORS WHEADON AND P. MORTON THAT THE MEETING MOVE OUT OF IN-CAMERA AT 9:30 P.M. MOTION CARRIED**

**15. Next Meeting Date / Adjournment** – September 23, 2025 Council meeting  
The meeting adjourned at 9:30 p.m. as there was no further business to discuss.

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Deputy Mayor Francis

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Deanna Snair, Municipal Clerk