



Public Council Meeting

Town of Truro
Monday, April 4th, 2022 – 1:00 p.m.
Council Chambers

A regular Public Meeting of Truro Town Council took place on Monday, April 4th, 2022, at 1:00 p.m. at Town Hall in Council Chambers.

Present: Mayor W.R. (Bill) Mills, Deputy Mayor W. Talbot, Councillors A. Graham, J. Flemming, B. Thomas, C. Hinton, and J. Barnard

In Attendance: CAO M. Dolter, Sr. Engineer C. Roberts, Director of Planning & Development J. Fox, Director of Corporate Services B. Coulter, Director of Parks, Recreation & Culture A. Simms, Police Chief D. MacNeil, Fire Chief B. Currie, and Town Solicitor C. Thompson

Regrets: Director of Public Works A. MacKinnon

Mayor B. Mills called the meeting to order and began with a Land Acknowledgement recognizing that we are in Mi'kma'ki, the ancestral and unceded territory of the Mi'kmaw People.

Mayor B. Mills also presented a Proclamation in recognition of Rotary Week and a Proclamation acknowledging Autism Acceptance Month.

1. **APPROVAL OF AGENDA**

On motion of Deputy Mayor W. Talbot and Councillor J. Barnard, and by way of a vote of 5 to 2 in favor, it was moved that the agenda be amended by adding an item to the agenda. This item is to be captured as item 10 f which comprises of the reading of a letter by Dr. Clague which was in response to a letter the Chamber of Commerce had written to the Chair of the Planning Advisory Committee.

On motion of Councillor J. Barnard and Deputy Mayor W. Talbot, the agenda was approved as amended. Motion carried.

2. **APPROVAL OF MINUTES**

On motion of Councillors B. Thomas and C. Hinton, the minutes for the Public Council Meeting on March 7th, 2022, and the minutes for the Public Hearing on March 7th, 2022, were approved as circulated. Motion carried.

3. **MOTIONS AND NOTICE OF MOTIONS** – N/A

a) **Bylaw Amendment Request – Taxi Bylaw (No. B130-007)**

On motion of Councillors J. Flemming and B. Thomas, it was moved that Council approve the first reading of the Bylaw to Amend the Taxi Bylaw as set out in Schedule A attached to the Request for Decision. Motion carried.

4. **PETITIONS AND DELEGATIONS**

a) **Public Hearing – 60 Golf Street, Development Agreement**

On motion of Councillors J. Flemming and A. Graham, and by way of a vote of 6 to 1 in favor of the motion, it was moved that Council enter into a Development Agreement with Walton Residential Communities Limited to permit the development of a 5-storey multiple residential building containing 68 dwelling units at 60 Golf Street, PID No. 20452892, subject to the submission and approval of a storm water management plan and landscaping plan. Motion carried.

b) **Public Hearing – 245 Robie Street, Development Agreement Amendment**

On motion of Councillors J. Barnard and A. Graham, it was moved that Council amend the existing Development Agreement on lands at 245 Robie Street, PID No. 20148045, to permit the construction of a pad mount site with a 743 m² (8,000 ft²) footprint, subject to the submission and approval of a traffic impact statement. Motion carried.

c) **Public Hearing – 306 James Street, Development Agreement**

On motion of Councillors J. Flemming and J. Barnard, and by way of a vote of 6 to 1 in favor of the motion, it was moved that Council enter into a Development Agreement with Peter Ghosn and Mark Yazbek to permit a multi-unit residential development consisting of one 8-storey building containing 79 dwelling units together with 180 sq. metres (1,938 sq. feet) of commercial space at 306 James Street, PID No. 20406526, subject to the submission and approval of a storm water management plan. Motion carried.

5. **OLD BUSINESS** – N/A

6. **IN-CAMERA SUMMARY REPORT**

CAO M. Dolter advised that an in-camera session of Council took place on March 7th, 2022, and on March 31st, 2022, in which three (3) items of a legal nature were discussed at each meeting. No in-camera session is scheduled following today's meeting.

7. **COMMITTEE REPORTS**

a) **CAO Report**

The CAO report for the month of March was presented to Council.

b) **Corporate Services Report**

The Corporate Services report for the month of March was presented to Council.

c) **Fire Service Report**

The Fire Service report for the month of March was presented to Council.

d) **Planning and Development Report**

The Planning and Development report for the month of March was presented to Council.

e) **Police Service Report**

The Police Service report for the month of March was presented to Council.

f) **Public Works Report**

The Public Works report for the month of March was presented to Council.

There were some comments and questions in relation to road conditions/potholes/paving and budget concerns surrounding this issue. It was also asked if Council had any say in which streets would be slated for work. Senior Engineer C. Roberts advised that the roads are evaluated and rated based upon an engineering assessment. Staff will then use this assessment and provide its recommendations to Council on which streets should be addressed. Approval would then be sought from Council. It was noted that the increase in costs of asphalt also need to be taken into consideration, however, we will need to function within budgetary constraints. Deputy Mayor W. Talbot indicated that Council shouldn't get into debating what streets should be addressed as it's scientifically derived from an engineering assessment.

Councillor C. Hinton inquired as to the status of the request to designate Muir Street as a one-way street. Senior Engineer C. Roberts advised that this is in progress and ongoing.

Councillor J. Barnard asked about whether there were any plans to create left turn lanes along Robie and few other streets. Senior Engineer C. Roberts advised that something of this nature is a huge capital investment, and this item is not currently being discussed or explored at this time.

Deputy Mayor W. Talbot inquired as to a status update regarding the safety issues at the McClure's Mills/Willow Street intersection. Senior Engineer C. Roberts noted that the installation of a new traffic controller is to take place and is a short-term solution as the long-term solution would be a roundabout.

g) **Parks, Recreation & Culture Report**

The Parks, Recreation & Culture report for the month of March was presented to Council.

On motion of Deputy Mayor W. Talbot and Councillor C. Hinton, it was moved that all reports for the month of March 2022 be approved as presented. Motion carried.

8. **QUESTIONS BY MEMBERS**

There were a couple questions asked by members of Council and answered accordingly by the appropriate staff, as well, a few announcements were made by a Council member, all resulting in no action items.

9. **MOTIONS OF RECONSIDERATION**

There were no items listed on the agenda, however, as the meeting progressed, an item emerged.

In reference to item number 10 e (RFD: Approval of New CUPE Local 734 Collective Agreement), under New Business, the following motion was originally moved:

On motion of Deputy Mayor W. Talbot and Councillor J. Barnard, it was moved that Council approve the new CUPE Local 734 Collective Agreement, effective May 1st, 2021, to May 1st, 2024, as presented. Motion carried.

CAO M. Dolter noted a correction to the motion noted above, that being the effective dates of the Collective Agreement should have read, "May 1st, 2021, to May 1st, 2025". Therefore, the following motion of reconsideration was presented and approved:

On motion of Deputy Mayor W. Talbot and Councillor J. Barnard, it was moved that Council approve the new CUPE Local 734 Collective Agreement, effective May 1st, 2021, to May 1st, 2025, as presented. Motion carried.

10. **NEW BUSINESS**

a) **RFD: Approval of 2022/2023 Operating & Capital Budget and Tax Resolution**

Director of Corporate Services B. Coulter reviewed the 2022/2023 operating and capital budget and presented Council with the tax resolution for approval and adoption.

On motion of Councillors J. Flemming and C. Hinton, it was moved to approve the proposed general operating budget for 2022/2023 in the amount of \$31,714,407; the proposed general capital budget for 2022/2023 in the amount of \$5,739,071; the proposed water utility operating budget for 2022/2023 in the amount of \$4,309,304; the proposed water utility capital budget for 2022/2023 in the amount of \$1,338,000; as well as the proposed resolution establishing the 2022/2023 tax and sewer rates. Motion carried.

b) **RFD: 59 Alice Street, Set Public Hearing Date**

On motion of Councillor B. Thomas and Deputy Mayor W. Talbot, it was moved that Council set a Public Hearing date for May 2nd, 2022, to consider entering into a Development Agreement with Bouzid M Barek to permit a multi-unit residential development consisting of one 3-storey building containing six (6) dwelling units at 59 Alice Street, PID No. 20484879. Motion carried.

c) **RFD: 802 Prince Street, Set Public Hearing Date**

On motion of Councillors J. Barnard and C. Hinton, it was moved that Council set a Public Hearing date for May 2nd, 2022, to consider entering into a Development Agreement with Sam Abushenaf to convert an existing commercial structure into a mixed commercial and residential structure by creating eight (8) residential dwelling units and eight (8) commercial units at 802 Prince Street, PID No. 20179040. Motion carried.

d) **RFD: TAAC Revitalization Project, Funding Application**

On motion of Deputy Mayor W. Talbot and Councillor A. Graham, the Town of Truro confirms its commitment on moving forward with the submission of the ICIP funding application for the TAAC Revitalization Project, contingent on the community, through the efforts of the TAAC Revitalization Society, or otherwise, raising and delivering the shortfall of funding for the project. It was further moved that the Town of Truro has committed \$500,000 towards the TAAC Revitalization Project in its 2022/2023 budget. Motion carried.

e) **RFD: Approval of New CUPE Local 734 Collective Agreement**

On motion of Deputy Mayor W. Talbot and Councillor J. Barnard, it was moved that Council approve the new CUPE Local 734 Collective Agreement, effective May 1st, 2021, to May 1st, 2024, as presented. Motion carried.

Please refer to Motions of Reconsideration, item number 9

f) **Dr. Clague Letter**

As noted under Approval of the Agenda, item number 1, this was added as per the approved amendment to the agenda.

A letter was recently sent to the Chair of the Truro Planning Advisory Committee (TPAC) from the Chamber of Commerce. This letter was read to the TPAC Committee at its regularly scheduled meeting. Following this, Dr. Clague requested that his letter, also addressed to the Chair of the TPAC Committee, be read into the public record. Dr. Clague proceeded to present his letter to Council.

11. **MUNICIPAL GRANT REQUESTS** – N/A

12. **ACCOUNTS**

On motion of Councillors C. Hinton and B. Thomas, approval was granted for payment of the accounts for the month of March 2022. Motion carried.

13. **ADJOURNMENT**

On motion of Councillor C. Hinton, it was moved that the meeting be adjourned at approximately 4:20 p.m. Motion carried.

W. R. (Bill) Mills
Mayor

M. Dolter
CAO

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