



Public Council Meeting

Town of Truro

Monday October 6, 2025 – 1:00 p.m.

Town Hall – Council Chambers

Present: Mayor C. Hinton, Deputy Mayor B. Thomas, Councillors J. Flemming, W. Talbot, I. McGrath, D. Pryor, A. Graham

In Attendance: CAO M. Dolter, Director of Public Works O. Browning, Director of Parks, Recreation & Culture A. Simms, Fire Chief B. Currie, Director of Corporate Services T. Russell, Manager of Strategic Services A. Grant, Police Chief D. MacNeil, Town Solicitor C. Thompson

Mayor C. Hinton called the meeting to order, beginning with a Land Acknowledgement. She recognised that we are gathered on Mi'kma'ki, the ancestral and traditional lands of the Mi'kmaq People, and acknowledged the significant contributions of the African Nova Scotia Community to our province over the past 400 years, despite enduring generations of inequality due to systemic racism.

1) **APPROVAL OF AGENDA**

The agenda for the October 6, 2025, Public Council Meeting was approved as presented.

2) **APPROVAL OF MINUTES**

The minutes of the September 8, 2025, Public Council Meeting were approved as circulated.

3) **PETITIONS, DELEGATIONS AND CORRESPONDENCE**

a) **Correspondence regarding “Colchester East Hants Public Library Fundraiser”**

CAO M. Dolter read correspondence received from the Colchester East Hants Public Library requesting sponsorship of the library’s fundraising campaign to purchase a new vehicle.

By motion of Councillors I. McGrath and J. Flemming it was moved to sponsor the Colchester East Hants Public Library fundraising campaign with a donation of \$7,500. By vote of 4 to 1, motion carried.

Note: Councillor A. Graham deferred her vote as a member of the library board.



4) **OLD BUSINESS**

a) **Request for Decision: Truro – Asante Community Solar Garden Partnership**

By motion of Councillors I. McGrath and J. Flemming it was moved that Council approve entering into a partnership agreement on the Asante-Truro Community Solar Garden Project, as presented. Motion carried.

b) **Request For Decision: Business and Feasibility Study to Explore District Energy in Truro**

By motion of Deputy Mayor B. Thomas and Councillor D. Pryor it was moved that Town Council support the Business and Feasibility Study with in-kind resources to explore district energy in Truro, assuming the funding application that has been submitted is successful and that Council write a letter of support to FCM to support the application for funding. Motion carried.

c) **Request for Decision: Pre Approval Resolution for Fall 2025 Debenture Borrowing**

By motion of Councillors W. Talbot and A. Graham it was resolved that Council approve the Resolution for Pre Approval of Debenture Issuance Subject to Interest Rate as read and presented. Motion carried.

d) **Request for Decision: 155 Arthur Street**

After some discussion it was agreed that the development agreement would stipulate that no animal runs would be permitted on the property.

By motion of Councillors W. Talbot and D. Pryor it was moved that Council enter into a Development Agreement with Tidal Veterinary Service Inc. to permit the Animal and Pet Services use at 155 Arthur Street. Motion carried.

e) **Request for Decision: Argus Drive Ballfield Pond In-filling**

By motion of Councillors W. Talbot and I. McGrath it was moved that Council approve award of this construction Work to Dexter Construction Company Limited for their Bid Price of \$628,076.00 (HST extra) and the reallocation of the capital budget as presented. By vote of 5 to 1, motion carried.

5) **IN-CAMERA SUMMARY REPORT**

CAO M. Dolter advised there was an in-camera session held on October 2, 2025, regarding 2 land and 1 legal issue. There are no items to discuss with Council in-camera following today's meeting.

6) **COMMITTEE REPORTS**

a) **CAO Report**

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

Councillor I. McGrath requested clarification of the role of the Joint Flood Advisory Committee. CAO M. Dolter explained that the Committee focuses mainly on issues with the Salmon River and they are not typically directly involved with development applications.

Councillor I. McGrath asked if the town had considered using contraception for reducing the deer population as opposed to the annual hunt. CAO M. Dolter replied that the hunt is the only approved method of population control at this time. Staff will contact the Province to see if other options are available.

b) **Corporate Services Report**

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

Councillor A. Graham asked when the threshold for property tax exemption was reviewed and requested that a review take place. CAO M. Dolter explained that the rate is based on Canadian Revenue Agency's calculations and that other amounts would be arbitrary. Director of Corporate Services T. Russel explained that the number changes annually and that the policy states that the rate change is based on the Consumer Tax Index. Staff will provide Council with more details.

c) **Fire Service Report**

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

Councillor W. Talbot inquired about Emergency Preparedness should a wildfire occur in the area. Fire Chief B. Currie replied that there are basics plans in place for the town as well as a larger plan with the Municipality of Colchester. CAO M. Dolter clarified that the province would step in if such an event occurs.

d) **Planning & Development Report**

The Planning & Development report for the months of September was presented to Council.

e) **Police Service Report**

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

f) **Public Works Report**

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

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

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

Councillor I. McGrath inquired when the public would have access to the track at the No. 2 Construction Battalion Athletic Facility. Director of Parks, Recreations and Culture A. Simms clarified that once the Facility is complete with staffing and equipment they will be operating with more hours.

By Motion of Councillors I. McGrath and J. Flemming, it was moved to approve the department reports. Motion carried.

7) **QUESTIONS BY MEMBERS**

8) **NEW BUSINESS**

a) **Request for Decision: Set Public Hearing Date for 730 Young Street**

By motion of Councillor W. Talbot and Deputy Mayor B. Thomas it was moved that Council set a Public Hearing date for November 3, 2025 to consider approving the application by Akwaaba Developments Inc. to permit a Multi-unit residential development consisting of 287 dwelling units split between 19 buildings, including 2-storey townhouses, and 5-storey multi-unit buildings on lands at 730 Young Street (PID no. 20483244, 20483251,20482998). Motion carried.

b) **Request for Decision: Set Public Hearing Date for 245 Robie Street**

By motion of Councillors J. Flemming and I. McGrath it was moved that Council set a Public Hearing date for November 3, 2025, to consider amending the development agreement to permit the construction of a fourth pad site at 245 Robie Street (PID No. 20148045), and reduce the required parking spaces to a minimum of 1,142, subject to the Applicant and the Town's Urban Forester preparing a planting plan that meets the satisfaction of the Town's Development Officer. Motion carried.

c) **Request for Decision: Travel, Meal and Miscellaneous Allowances Policy Update**

By motion of Councillors A. Graham and I. McGrath it was resolved that Council approve the policy as presented, that includes the addition to add clarity around who is authorized to attend invitational events on behalf of the Town. Motion carried.

d) **Request for Decision: Approval of the 2025 Audited Consolidated Financial Statement.**

By motion of Councillor J. Flemming and I. McGrath it was resolved that Council approves the 2025 Consolidated Financial Statement as presented. Motion carried.

13) **ADJOURNMENT**

The meeting was adjourned at approximately 4:14 p.m.