

Municipality of the County of Inverness  
Regular Council Meeting  
Thursday, April 6th, 2023  
Council Chambers  
3:00 pm

MINUTES

Council: Warden Bonny MacIsaac  
Deputy Warden Catherine Gillis  
Councillor Blair Phillips  
Councillor John MacLennan  
Councillor Lynn Chisholm

Staff: Keith MacDonald, CAO  
Debbie Nicholson, Administrative Assistant to Council/CAO  
Erin Gillis, Manager of Operations and Occupational Health and Safety  
Maura Beaton, Special Projects Facilitator  
Jenna Beaton, Chief of Staff  
Joe Carew, Communications and Community Engagement Specialist

1. CALL TO ORDER AND ROLL CALL

Warden MacIsaac called the meeting to order at 3:00 pm and welcomed all in attendance. Roll call was taken. Warden MacIsaac acknowledged that the land on which we gather is located in the ancestral and unceded territory of the Mi'kmaq people.

2. APPROVAL OF AGENDA

MOTION: *That the agenda be approved as amended: the addition of recommendation # 13: A request to rezone a portion of PID 50180603 from R-1 to O-1.*

MOVED BY: Councillor Chisholm  
SECONDED BY: Deputy Warden Gillis  
MOTION CARRIED

3. APPROVAL OF MINUTES

MOTION: *That the Regular Meeting minutes of March 9th, 2023 be approved presented.*

MOVED BY: Councillor MacLennan  
SECONDED BY: Councillor Phillips  
MOTION CARRIED

**MOTION:** *That the Committee of the Whole Meeting minutes of March 23rd, 2023 be approved as presented.*

**MOVED BY:** Councillor Chisholm

**SECONDED BY:** Councillor MacLennan

**MOTION CARRIED**

#### **4. NOTICE OF MOTION – ENGAGEMENT WITH ABUTTING MUNICIPALITIES POLICY**

**MOTION:** *That the Council of the Municipality of the County of Inverness adopt the: Engagement with Abutting Municipalities Policy, attached hereto as Schedule “A” to this Notice of Motion, at the next meeting of Council, which must be at least seven (7) days following this Notice of Motion.*

**MOVED BY:** Councillor Phillips

**SECONDED BY:** Councillor MacLennan

**MOTION CARRIED**

#### **5. PRESENTATION: RAISING THE VILLAGES; Jim Mustard**

The Early Years Cooperative strives to raise awareness and understanding of why the early years is the #1 upstream investment for our life-long health (physical and mental), learning, and relationships. Their objectives are to provide the networking, connecting, communicating, and advocacy for regional services, programs, and policies that provide universal access and integration from the pre-natal period onwards. Through the use of data and evidence (EDI) they hope to strengthen community-based decision making, advocacy, and inform supportive upstream policy direction.

#### **6. PRESENTATION: INVERNESS COUNTY HOUSING SURVEY; Maura Beaton**

The 2022 Inverness Housing Survey was conducted to gain insight into current housing needs by collecting data about the Inverness County housing market. This data has been collected and analyzed and will be used to inform housing decision-making for future public and private housing developments. The 2022 Inverness County Housing Survey included demographic-focused questions, general questions, and six streams for respondents who represent the following groups: caregivers, residents of Inverness County, non-residents of Inverness County, people who prefer to rent, people who prefer to own and those looking for senior housing. The 2022 Inverness County Housing Survey results have been shared with the Government of Nova Scotia to inform the province-wide housing needs assessment work currently underway. They will develop municipal housing profiles for each of Nova Scotia’s 49 municipalities.

#### **7. RECOMMENDATIONS**

##### **i. SPRING 2023 HEAVY GARBAGE**

**MOTION:** *That staff initiate the RFP (Request for Proposals) process for a Heavy Garbage pickup during the Spring of 2023.*

**MOVED BY:** Councillor Phillips  
**SECONDED BY:** Councillor MacLennan  
**MOTION CARRIED**

**ii. PROPERTY TAX – RECOMMENDATION TO WRTE OFF UNCOLLECTABLE ACCOUNTS**

**MOTION:** *That Council write off the attached listing of Uncollectible Property Tax Accounts in the amount of \$26,983.29. (Schedule A in the Council package)*

**MOVED BY:** Councillor Chisholm  
**SECONDED BY:** Councillor Phillips  
**MOTION CARRIED**

**iii. WATER UTILITY ARREARS - RECOMMENDATION TO WRTE OFF UNCOLLECTABLE ACCOUNTS**

**MOTION:** *That Council write off the attached listing of Uncollectible Water Utility Accounts in the amount of \$37,540.41. (Schedule B in the Council package)*

**MOVED BY:** Councillor Chisholm  
**SECONDED BY:** Deputy Warden Gillis  
**MOTION CARRIED**

**iv. FUNDING SOURCE – WATER METER CAPITAL EXPENSE**

**MOTION:** *That Council approve to fund Water Meter Capital expenses, in the amount of \$42,939.31 from the Gas Tax Reserve Fund.*

**MOVED BY:** Councillor MacLennan  
**SECONDED BY:** Councillor Phillips  
**MOTION CARRIED**

**v. FUNDING SOURCE – PURCHASE OF PID 50048701**

**MOTION:** *That Council approve to fund the purchase of PID 50048701, land located adjacent to the Kenloch Transfer Station, in the amount of \$124,465.36 from the Capital Reserve Fund.*

**MOVED BY:** Deputy Warden Gillis  
**SECONDED BY:** Councillor MacLennan  
**MOTION CARRIED**

**vi. FUNDING SOURCE – CAPITAL COSTS OF IMPROVEMENTS TO 86 HIGH ROAD, PORT HOOD**

**MOTION:** *That Council approve to fund the capital costs of improvements to municipally owned property, 86 High Road, in the amount of \$30,774.80 from the Capital Reserve Fund.*

**MOVED BY:** Councillor Chisholm  
**SECONDED BY:** Deputy Warden Gillis  
**MOTION CARRIED**

vii. **COMMUNITY GRANT – L’ACABIE**

**MOTION:** *That Council fund this \$10,000.00 request in full with funds coming from 2022-2023 District 1 CDG funds (\$7,000.00) and 2022-2023 District 2 CDG funds (\$3,000.00).*

**MOVED BY:** Councillor Phillips

**SECONDED BY:** Deputy Warden Gillis

**MOTION CARRIED**

viii. **COMMUNITY GRANT – MARGAREE SALMON MUSEUM**

**MOTION:** *That Council fund this \$4,000.00 request in full with funds coming from District 2 CDC funds.*

**MOVED BY:** Councillor Phillips

**SECONDED BY:** Councillor MacLennan

**MOTION CARRIED**

ix. **SECOND READING: AMENDMENTS TO THE INVERNESS SECONDARY PLAN AND LAND USE BY-LAW TO PERMIT DETACHED ACCESSORY DWELLING UNITS IN THE RESIDENTIAL URBAN (R-1) ZONE.**

**MOTION:** *That Municipal Council give Second Reading and approve the amendments to the Inverness Secondary Plan and Land Use By-Law to permit detached accessory dwelling units, as outlined in Appendices A and B of the staff report dated February 16, 2023.*

**MOVED BY:** Councillor Chisholm

**SECONDED BY:** Councillor Phillips

**MOTION CARRIED**

x. **SECOND READING: AMENDMENTS TO THE INVERNESS SECONDARY LAND USE BY-LAW TO APPLY THE EXISTING UNDERSIZED LOT PROVISIONS TO LOTS WHICH DO NOT MEET BOTH THE MINIMUM LOT AREA AND FRONTAGE AND TO ALLOW THE CONSTRUCTION OF ACCESSORY STRUCTURES ON EXISTING UNDERSIZED LOTS.**

**MOTION:** *That Municipal Council give Second Reading and approve the amendments to the existing undersized lot provisions within the Inverness Secondary Land Use By-Law as outlined in Appendix A of the staff report dated February 16, 2023.*

**MOVED BY:** Councillor MacLennan

**SECONDED BY:** Deputy Warden Gillis

**MOTION CARRIED**

xi. **SECOND READING: APPLICATION TO REZONE PIDS 50089127 AND 50168004 LOCATED ON THE CABOT TRAIL, CHÉTICAMP FROM COMMERCIAL GENERAL (C-3) TO RESIDENTIAL GENERAL (R-1) TO ALLOW THE EXISTING BUILDING TO BE CONVERTED INTO THREE DWELLING UNITS.**

**MOTION:** *That Municipal Council give Second Reading and approve the rezoning of PIDs*

50089127 and 50168004 located on the Cabot Trail, Cheticamp from Commercial General (C-3) to Residential General (R-1)

MOVED BY: Councillor Phillips  
SECONDED BY: Councillor MacLennan  
MOTION CARRIED

- xii. **SECOND READING: APPLICATION BY CABOT EXECUTIVE SUITES LTD. TO AMEND THE CHÉTICAMP LAND USE BYLAW TO REZONE A PORTION OF PID 50097617 (CH. DE SUSANNE AND CH. VENETTE, CHÉTICAMP) FROM R-1 TO R-3.**

MOTION: *That Municipal Council give Second Reading and approve the rezoning of the portion of PID 50097617 identified in Appendix A of the staff report dated March 9, 2023 from Residential General (R-1) to Residential Multiple Family (R-3)*

MOVED BY: Deputy Warden Gillis  
SECONDED BY: Councillor Chisholm  
MOTION CARRIED

- xiii. **FIRST READING: REQUEST FROM THE MUNICIPALITY OF THE COUNTY OF INVERNESS TO REZONE A PORTION OF PID 50180603 (OFF OF MACLEAN ST., INVERNESS) FROM R-1 TO O-1.**

MOTION: *That Municipal Council give First Reading and schedule a Public Hearing to an amendment to the Inverness Land Use By-Law to rezone the portion of PID 50180603 identified in Appendix A of this staff report from R-1 to O-1.*

MOVED BY: Councillor Chisholm  
SECONDED BY: Deputy Warden Gillis  
MOTION CARRIED

## **8. CORRESPONDENCE**

Correspondence was received from the Federation of Canadian Municipalities re: Retroactive RCMP costs.

*Direction to staff to provide Council with a draft letter at the next meeting of Council in response to this correspondence.*

Congratulations was extended to Inverness County resident Kate Beaton whose graphic memoir *Ducks* is the *Canada Reads* 2023 winner.

## **9. NEXT MEETING DATE**

April 20th, 2023 9:30 am: Committee of the Whole

## **10. IN CAMERA**

The purpose for this “In Camera” session was to discuss matters relating to:

- Land
- Contract Negotiations
- Personnel

MOTION: *That Council go "In Camera" at 4:22 pm*  
MOVED BY: Councillor Chisholm  
SECONDED BY: Deputy Warden Gillis  
MOTION CARRIED

MOTION: *That Council go out of "In Camera" at 4:33 pm*  
MOVED BY: Councillor Phillips  
SECONDED BY: Councillor Chisholm  
MOTION CARRIED

MOTION: *That the Municipality of the County of Inverness proceed with the agreement of transfer of title of PID 50301050 located on Main St., Port Hood, with Ted VanZutphen Holdings (2013) Limited.*  
MOVED BY: Deputy Warden Gillis  
SECONDED BY: Councillor Chisholm  
MOTION CARRIED

## **11. ADJOURNMENT**

MOTION: *That Council adjourn at 4:33 pm*  
MOVED BY: Councillor Phillips  
MOTION CARRIED