



**Town of Westville  
Regular Council Meeting  
Monday, January 28, 2013**

*Commencing at 6:00 pm*

**Council Members Present:** Mayor Roger MacKay; Deputy Mayor Lynn MacDonald; Councillor Charlie Sutherland; Councillor Bernie Murphy; Councillor Lennie White

**Town Employees Present:** Chief Don Hussher; Interim Superintendent Public Works Samuel Graham; Recording Secretary Diane Morrison

**Absent:** CAO Fraser with regrets

**Visitors Present:** A number of Westville residents;

**Media Organizations Present:** The News; 94.1 FM; Pictou Advocate

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**1. CALLING OF MEETING TO ORDER**

1.1 Mayor MacKay called the meeting to order welcoming everyone in attendance. Mayor MacKay noted that CAO Fraser was unable to attend the meeting this evening due to illness.

**2. APPROVAL OF AGENDA**

2.1 *It was moved by Deputy Mayor MacDonald and seconded by Councillor White that the agenda be approved as amended. Motion carried.*

**3. APPROVAL OF MINUTES**

3.1 *It was moved by Councillor Murphy and seconded by Deputy Mayor MacDonald to approve the minutes of the December 17th, 2012 regular Council Meeting as presented. Motion*

carried.

#### 4. BUSINESS ARISING FROM MINUTES

4.1 **8.10 Deed Transfer Tax Scotsburn Mill Sale**  
Deputy Mayor MacDonald noted that she would wait until CAO Fraser returned to ask this question.

4.2 **8.12 Police Contract**  
Deputy Mayor MacDonald noted she was wondering where we were with our Lawyer and PANS Unit as far as the Police contract was concerned and again noted that she would wait for CAO Fraser to return.

#### 5. APPROVAL OF ACCOUNTS

5.1 *It was moved by Deputy Mayor MacDonald and seconded by Councillor White to approve/pay the accounts as presented. Motion carried.*

#### 6. COMMITTEE REPORTS

6.1 **Police -** *It was moved by Councillor Sutherland and seconded by Councillor Murphy that the Police Report be approved as presented. Motion carried.*

6.2 **Fire Report -** *It was moved by Deputy Mayor MacDonald and seconded by Councillor White that the Fire Report be approved as presented. Motion carried.*

6.3 **Fire Inspectors Report -** *It was moved by Deputy Mayor MacDonald and seconded by Councillor White that the Fire Inspectors Report be approved as presented. Motion carried.*

6.4 **Recreation Report -** *It was moved by Councillor Sutherland and seconded by Councillor Murphy that the Recreation Report be approved as presented. Motion carried.*

6.5 **Compost, Garbage & Recycling Report -** *It was moved by Deputy Mayor MacDonald and seconded by Councillor White the Compost, Garbage & Recycling Report be approved as presented. Motion carried.*

6.6 **Environmental Health Report -** *It was moved by Councillor Murphy and seconded by Councillor Sutherland that the Environmental Health Report be approved as presented. Motion carried.*

6.7 **Transportation Report -** *It was moved by Councillor Sutherland and seconded by Councillor Murphy that the Transportation Report be approved as presented. Motion carried.*

- 6.8 **Animal Control Report** – *It was moved by Deputy Mayor MacDonald and seconded by Councillor White that the Transportation Animal Control Report be approved as presented. Motion carried.*  
Councillor White noted that the report gave individual names and addresses and he wanted to know if this would be a breach of privacy. He did note that no charges were laid when this was done. A request will be given to CAO Fraser to check on same.
- 6.9 **Building Report** – *It was moved by Councillor Murphy and seconded by Councillor White that the Building Report be approved as presented. Motion carried.*

## 7. CORRESPONDENCE

- 7.1 **100<sup>th</sup> MFCA Conference 2014** –  
A request was received from the Pictou County Firefighters Association hosting 100<sup>th</sup> Anniversary concerning a donation towards same.  
*It was moved by Deputy Mayor MacDonald and seconded by Councillor Sutherland that this be moved to the Finance Committee for consideration. Motion carried.*  
Councillor Sutherland noted that since it was not until 2014 we could look at splitting it up over two years.  
Councillor White noted that they also offered to do a presentation at a Council Meeting.
- 7.2 **FIRE DEPARTMENT APPOINTMENTS**  
*It was moved by Councillor White and seconded by Councillor Sutherland to accept the recommendation of the Westville Fire Department to appoint Ken Dunn as Chief and Tom Steele as Deputy Chief. Motion carried.*  
Deputy Mayor questioned the length of the term for the appointment and it was thought that this was a 3 year appointment.
- 7.4 **RECREATION – VOLUNTEER CEREMONY**  
Mayor MacKay noted that Susan Oliver has sent in a request asking if we could hold our meeting on the 22<sup>nd</sup> of April and hold the ceremony after that. After some discussion they decided to have it on the 29<sup>th</sup> of April and ceremony will take place after the regular Council meeting.
- 7.5 **LORDA**  
*It was moved by Deputy Mayor MacDonald and seconded by Councillor Sutherland to forward this to the Finance Committee for consideration. Motion passed.*
- 7.6 **Exit 21**  
Mayor MacKay noted that the Town had applied to purchase from the Province land that is at Exit 21. The correspondence noted that they are

not able to sell it to the Town of Westville for \$1.00. They noted that it has taken quite some time for the Department to fully review the request and they feel it is a valuable asset to the Province with a value in excess of \$1,000,000.00. The correspondence also notes that the property remains as surplus to the Province. They offered to sell the 21.063 acres for market value.

Deputy Mayor MacDonald noted that they had been working on this for over 2 years. She also noted that we paid to have it surveyed and had it evaluated. She noted that other Municipalities right here in the County have been successful with other bids to purchase property and she would suggest that we now request a meeting with the Minister as it has already been discussed with our local MLA.

Mayor MacKay noted that they went to Halifax and met with Bill Estabrooks who was the Minister at the time and they plead their case at that time. However, at this time they have stated that it is not in the Province's wishes right now to turn that land over for \$1.00.

Councillor Sutherland congratulated Deputy Mayor MacDonald and MLA Clarie MacKinnon on working so hard to try to obtain this property and he is disappointed that the Government has reached this conclusion and they are refusing Westville the right to meet its full economic potential. He went on to mention that the Municipalities are the children of the Province and good parents would not treat their children in this way and get to the point to take this stand and in May of 2001 the NS Legislature passed a resolution that they would do anything in their power to bring economic activity to Exit 21 and he is sorry to see this set back and he eagerly awaits the meeting that Deputy Mayor MacDonald has suggested. Councillor White indicated that the Province feels the property is worth in excess of \$1,000,000.00 and he questions if this is an actual appraised figure by an Appraiser.

Mayor MacKay noted that he does not have the actual figure but that the Town had to have it appraised before we could make the request to purchase same.

Councillor White noted that the correspondence goes on to mention that the Government has it on their books as surplus and that is basically saying it is of no use to them. They then proceed to say that they want to work with us in promoting business and development in our area. He feels the letter is very contradictory and he supports a meeting with the Minister to discuss same.

Councillor Murphy notes that he agrees with the other Councillors and feels there is no real answer in the letter and we should continue to pursue the matter.

*Deputy Mayor MacDonald made a motion and it was seconded by Councillor Murphy to contact Minister Maurice Smith to set up a meeting concerning Exit 21.  
Motion carried.*

#### **7.7 PC Caucus Annual Meeting**

Mayor MacKay noted that this correspondence is an invitation to attend a meeting with municipal representatives to discuss challenges facing municipalities and towns in Nova Scotia to-day.

It is scheduled for Friday, February 8<sup>th</sup> – 10<sup>th</sup>, 2013 from 3:00 – 4:30 pm at the Halifax Marriott Harbourfront Hotel. Mayor MacKay noted that he

would like to attend the meeting and all were in favour of same.

**7.8 Commissionaires**

Mayor MacKay noted that we received informational correspondence explaining that this year will be the 75<sup>th</sup> Anniversary for this organization. Deputy Mayor MacDonald noted that she was surprised to see that it is one of the province's largest employers with nearly 1,700 commissionaires.

They also noted that they provide permanent, part-time and seasonal employment for veterans at over 200 client sites.

**7.9 Order of Nova Scotia**

Mayor MacKay noted this correspondence is informational and it also noted that nominations will be accepted up to Friday, March 15, 2013 for anyone wishing to put forth one.

Councillor White noted he would like to see this information posted on the web site.

**8. NEW/UNFINISHED BUSINESS**

**8.1 Unsightly Properties**

Deputy Mayor MacDonald inquired on 1875 Purvis Avenue and asked if anyone knew when this would be completed. The home owner is in the process of demolishing the building.

Councillor White inquired on 2695 Drummond Road and that there is a 30 day order in place since January 15, 2013. The report shows that this is a property that is still being worked on.

**8.2 Strategic Plan**

Deputy Mayor MacDonald noted that the information provided gave an insight on what was discussed at the first meeting and she would like to have another date set. Councillor Murphy requested an evening meeting and Councillor White made a request for next week.

After some discussion the next meeting for the Strategic Plan was set for Monday, February 4<sup>th</sup> at 6:00 PM.

**8.3 Council Salary**

Councillor White noted that since the CAO was not present and that he has some questions and comments concerning the report he feels that this should be discussed at an open meeting and would like to table same until the next meeting.

After some discussion it was decided to table same until the next meeting.

**8.4 LED Lighting**

Included in the package was information provided by CAO Fraser concerning the fact that in December 2012 the UARB released its decision on the NSPI General Rate Application; The UARB rendered its decision on the standard asset value of the streetlights. He went on to mention that Westville does not own its street lights rather we pay a fee for street lighting to Nova Scotia Power.

He also mentioned that the UNSM applied for funding from the Department of Energy to develop a decision-making tool to analyze the

cost implications of purchasing street lights. They will be providing a workshop in February or March to demonstrate the use of the tool. Councillor Murphy noted that we should wait until the tool is available from the UNSM. Councillor White felt the information provided this evening is a background report.

#### **8.5 Stop Signs – South Main Street**

Councillor White noted that at the last two Police Commission Meetings in December and January the signs on the corner of Munro and South Main Street were discussed. After further discussion he noted that that a resolution was presented and accepted by the Westville Board of Police Commissioner to proceed with the removal of the signs on South Main Street.

*Deputy Mayor MacDonald made a motion and it was seconded by Councillor Murphy to accept the resolution forwarded by the Police Commission and Traffic Authority to have the 2 Stop Signs removed from South Main Street. Motion Carried*

*3 Yays – Deputy Mayor MacDonald; Councillor White and Councillor Murphy*

*2 Nays – Mayor Roger MacKay and Councillor Charlie Sutherland*

On the question Councillor Sutherland noted that he has been involved with this issue as a member of the Police Commission and as a Member of Town Council for over 15 years and I have never had a citizen from South Main Street request stop signs on South Main Street and I have never had a citizen from Munro Street and Reservoir Street ever suggest to me that they wanted the stop sign done away with and this is an issue that goes to the heart of citizen safety and the bushes on the corner at the bottom of Munro Street are a problem and our Public Works Department has more work now then they can handle without the responsibility of the bushes put onto them and to make sure that they are always where citizens would want them to be is not fair and this is an issue in regards to citizen safety and traffic. It is quite a steep incline coming down from Reservoir Street and when you consider that there are lots of communities that have 3 way stop signs it would surprise me that in 15 years that the same solution wasn't requested by citizens in regards to the Hunter's Lane decline as it comes onto Church Street and since it was not brought to me by citizens he never assumed there was any kind of different ways of decreasing traffic or that type of thing from roundabouts to traffic lights, stop signs to butt outs on the Street, the people who live on Munro and Reservoir are of the opinion that that road is much safer with Stop Signs on South Main Street and it is unfortunate that the Stop Sign couldn't have been put 25 or 30 feet further back towards Hunters Lane and he understands why it is not as it is a citizen safety issue that he is concerned with and he appreciates all the work that has been done by the Traffic Authority and he appreciates the concern that has been advanced by the people who live on South Main Street. He noted that if and when the school reopens the zone at this section will be lowered to 30 km/h instead of the 50 km/h so that will help whatever problem is or isn't there but the people from Munro and Reservoir who advanced this problem have done so with all sincerity and I have been an advocate on their behalf and I will be voting no and feel that the stop signs should stay where they are.

Mayor MacKay also had concern that when you come down Munro Street you have to be out quite far before you can see traffic coming up from Picken Street in that direction and that is his concern where you have to come almost on South Main Street before you can see some of the traffic coming but hopefully it can be rectified and we will move on and we will be prepared for more motions where we have 3 way stops where we will probably be asked for removal so I will forewarn people now that it will probably hit us again at another time.

Councillor Murphy also asked if he could make a comment and he went on to note that as long as we take the advice of our Traffic Authority it should be consistent and he feels this should be our guideline.

Councillor White also noted that he concurs with Councillor Murphy's comments and that we can be very subjective about this about various areas in the Town and it lets our opinion be known and it is very fair and reasonable and we have the right to do this but he feels we should put a non-subjective objective formula in place in order to come to these decisions and the reason that he supported this motion at the Commission and the reason he made the motion this evening was simply because of the facts that were presented by the Traffic Authority on a warrant that was processed and designed to determine the need for stop signs in various locations and he went on to mention that it was designed for this reason and it is not on the whims of any individual Councillors or the public pleading the case it is at a scientific approach and that is why I support this motion.

Councillor Sutherland noted that he appreciates the work done by the Police Department and the Traffic Authority.

## **8.6 2013 Property Tax Exemption**

The following 2013 Property Tax Exemption was read by Mayor Roger MacKay.

Pursuant to Section 69 of the Municipal Government Act the Westville Town Council passed a resolution that a property tax exemption in the amount of \$175.00 for the taxation year 2013/14 be granted to a person whose property is assed as taxable property in the Town of Westville and is occupied by that person as his/her principal residence and whose total income for the calendar year 2012 from all sources, including the income of a spouse or partner and other family members residing at the same property but excluding an allowance or personal paid pursuant to the War Veterans Allowance Act, is equal or less than \$15,144.00.

Application forms will be mailed to persons who received an exemption for the taxation year 2012/2013. If you are entitled to an exemption and did not receive an applications form, please call the Westville Town Office at 396-1500 during regular business hours.

Deadline for applications is July 31, 2013

Signed: Scott Fraser  
Chief Administrative Officer

*It was moved by Deputy Mayor MacDonald and seconded by Councillor Sutherland to accept staff recommendation to accept the 2013 Property Tax Exemption as presented. Motion carried.*

Councillor White noted that this matter with the numbers we are looking at indicates the need for us to be looking not just this Municipality but all

Nova Scotia Municipalities some other form of taxation for Revenue because when you talk about someone with an income of \$15,144.00 and we offer an exemption of \$175.00 we should not have to be doing this as the taxes should be tied to the income that they have. He feels that there will be a lot of discussion coming from the various Municipal Units on this matter in the future. He feels we need to be looking at alternate forms of raising revenue to run the Municipalities and this brings it to our attention.

**8.7 Financial Report**

Mayor MacKay noted the Finance Report was informational.

**8.8 Woodworks Atlantic**

Mayor MacKay noted he was of the understanding that there would be information through the UNSM at the next meeting concerning on ways to help the Woodworks Atlantic People.

Councillor White asked if they were looking for a Resolution from this Council supporting their request to use wood products.

After further discussion it was decided to table this item and ask CAO Fraser to obtain some more information on the matter.

**8.9 Highland Consolidated Middle School**

Councillor Murphy inquired if there was any news from the Chignecto-Central Regional School Board. He was hoping that we could have a meeting before the Public Meeting they are planning on in February.

**ITEM 9. QUESTIONS FROM CITIZENS**

**9.1 Stop Signs**

Doug Porter- 2210 South Main Street --noted that he wanted to thank the Councillors who voted to have the stop signs removed. Listening to the other comments he noted that the stop sign coming down Munro Street has been there for 50 years and there have been no problems and the bushes have been cut out on the left hand side of Munro and you can now see quite far down South Main Street now.

**9.2 Chairperson of the Westville Board of Police Commissioners**

Mayor MacKay at this time introduced Dorothylane Hale as the new Chairperson for the year 2013 with the Board of Police Commissioners. Councillor White also noted that due to a resignation we are in need of a new citizen appointee and invited the public that were attending the meeting to consider same.

Councillor Sutherland noted that it was a great committee to be part of.

**ITEM 10 ADJOURNMENT OF MEETING**

**10.1**

*No In-camera due to the absence of CAO*

*Scott Fraser.*



10.2

*It was moved by Councillor White and seconded by Deputy Mayor MacDonald to adjourn the meeting. Motion carried*

*Certified to be a true copy of the minutes of the January 28th, 2013 Regular Council Meeting for the Town of Westville.*

  
MAYOR

  
RECORDING SECRETARY