

VILLAGE OF NEW MINAS
REGULAR COMMISSION MEETING
September 10, 2012
7:00 p.m., Old Civic Center

The regular monthly meeting of the Village Commission of New Minas was held on September 10, 2012 at 7:00 p.m. in the old Civic Center.

In Attendance:

Dave Chaulk, Chair
Maynard Stevens, Vice-Chair
Dean Hatt, Commissioner
Dale Pineo, Commissioner
James Redmond, Commissioner
Terry Silver, Clerk Treasurer

Also in Attendance:

John Ansara, Recreation Director
Shelly Palmer, Admin Assistant
Gerard Hamilton, Assist. Supt Public Works
Greg Messom, Water Operator
Beth Messom, Visitor
Gord Kelsey, Employee
Rod Dawe, Facility Custodian
Richard Dempsey, Machine Operator
Robert Horne, Water Commissioner
Madonna Spinazola, Presenter
Brenda Bateman, Presenter
Mary Munroe, Resident

CALL TO ORDER

Chair Chaulk called the meeting to order and welcomed everyone in attendance.

APPROVAL OF AGENDA: September 10, 2012

It was moved by Commissioner Redmond, seconded by Commissioner Hatt that the Agenda for the September 10, 2012 Commission meeting be approved with the following addition: OTHER ADDED ITEMS (a) Letter from Joseph Fritz Enterprises Limited. MOTION CARRIED

APPROVAL OF MINUTES: Regular Commission Meeting July 9, 2012

It was moved by Commissioner Redmond, seconded by Vice-Chair Stevens, that the minutes of the regular Commission meeting of July 9, 2012 be approved as presented. MOTION CARRIED

PRESENTATION – Madonna Spinazola and Brenda Bateman

Ms. Madonna Spinazola gave a brief presentation on behalf of Brenda Bateman, who is requesting the Village Commission to provide a letter of support for her application to the County of Kings to place a “Chip and Hotdog Wagon” in the Village. She stated that part of the process to receive approval for a license from the County is to have comments from the Village. The mobile will be seasonal, and Ms. Bateman intends to apply for a full-year license. The Commissioners advised that they would entertain the possibility of the mobile locating at Lockhart Ryan Park during tournaments, etc., in the summer, but Ms. Bateman is intending to locate on Commercial Street, perhaps near Speedy Auto Glass.

Ms. Spinazola advised that Ms. Bateman has been progressing with appropriate license applications (such as Department of Environment), and is aware of all the requirements in the Vendors Bylaw, and she felt she would like to come to the Commission in person in order to let the Commission know what she would like to do.

Chair Chaulk asked the Commissioners if they had any questions. He stated he has a concern, as he always does, that mobile units do not pay taxes and are in competition with those businesses that do. He said he does not have a problem with them being at the Park during tournaments, special events, etc., but he has the concern that they would compete with tax-paying businesses elsewhere in the business district. Ms. Spinazola stated that although they do not pay property taxes, mobile businesses are required to pay a hefty yearly \$500 Vendors fee to the County.

The Commissioners agreed to defer this request to the October Commission meeting.

Chair Chaulk thanked Ms. Spinazola and Ms. Bateman for their presentation.

BUSINESS ARISING FROM THE MINUTESa) Boundary Expansion – Update

T. Silver advised that the all the submissions were due on August 15th and everyone has met that deadline. The NSUARB will make its decision on the application as soon as possible.

b) Facility Update➤ Fundraising – Update John Ansara

John Ansara stated that there is nothing new to report on fundraising for the facility.

c) Lease – Windsor to Hantsport Rail – Report from Staff

Chair Chaulk reminded the Commission that the railway owner, Mr. Bob Schmidt, has responded to the Commission's request for mitigation of the erosion issue on the rail bed. Mr. Schmidt advised he would not be able to carry out any work on the rail bed, given the low lease payment the Village is required to pay.

The Commission discussed alternatives, i.e.: building the trail around the eroded area (to the south), stopping the trail just east of the area of concern, or abandoning the project. Chair Chaulk asked about the financial consideration for the Village to do the work in the two areas of concern. T. Silver stated that it could be anywhere from \$100,000 to \$300,000 according to either the Village's Engineer or Mr. Rick Jacques; however, when the original estimates were done for the entire project, there was no costing for the Village to use its own resources. Chair Chaulk asked the Commission if they would like to defer this to the next Commission meeting. T. Silver advised that the time to make a decision has already been extended by the province for provincial funding. She said that they have agreed to wait until tomorrow for an answer but beyond that, we will have to return the grant money we have received, and the application will be cancelled.

Vice-Chair Stevens stated he feels it is an asset to go ahead with the project, and if there is any further delay, the owner has stated he will pull out. Commissioner Pineo stated he has always been an advocate of the agreement going forward, and the Commission should continue to move forward. Commissioner Hatt stated he also wishes to see the project move forward.

Chair Chaulk asked Recreation Director John Ansara if he had anything to add. John stated that he has talked quite extensively with Rick Jacques, and although we have to respect our Engineer's opinion on the cost to mitigate the eroded area, Mr. Jacques builds trails for a living and has advised he does not see any issue. John also mentioned that trails have been built on the rail bed from Middleton to Berwick to Kentville, and this area would tie into that system if there was some way of doing it safely and within the Village's means.

It was moved by Commissioner Hatt, seconded by Commissioner Pineo to move ahead with leasing the rail bed, up to the area which is currently eroded. MOTION CARRIED

d) Security at Skateboard Park – Update

T. Silver advised that there have been no incidences reported from the Skateboard Park. Chair Chaulk gave John Ansara the opportunity to speak and he stated that he has neither seen nor heard of any incidences either, and the RCMP are on site as often as possible, and are doing a great job interacting with the kids at the park. John said he is very proud of the guys.

e) Naming of the new Village Facility

Chair Chaulk stated that the Commissioners have received a number of possible names for the new facility, and asked them for their preferences. Discussion ensued, and the Commissioners unanimously agreed that the official name would incorporate the "Louis Millett" name.

It was moved by Vice-Chair Stevens, seconded by Commissioner Pineo, that the official name of the new facility will be "LOUIS MILLETT COMMUNITY COMPLEX". Motion Carried

f) Sale of Civic Center – Update

T. Silver advised that options continue to be explored for the sale of the Civic Center. The Rezoning application is moving forward, and it is expected that this will be finalized in November. She stated that she contacted the current Realtor and asked him to prepare a proposal for the RCMP RFP in the local paper. She was/is prepared to do this if the Realtor is not able.

g) Request – Habitat for Humanity – Land for Build

Staff was requested to investigate whether the Commission owns vacant land which may be suitable to donate to Habitat for Humanity for a build.

It was moved by Commissioner Pineo, seconded by Vice-Chair Stevens that PID #55285811, located on Milne Avenue and owned by the Village of New Minas be donated to Habitat for Humanity on the condition that it is used for a build project. MOTION CARRIED

Chair Chaulk asked Shelly Palmer, who is involved with Habitat for Humanity, if she could clarify how Habitat would deal with this donation. Shelly stated it is her experience that they are so thankful to have land, and if this lot is appropriate, they will look at the cost to develop it, and will do so as soon as possible.

COMMITTEE REPORTSa) Recreation Director's Report – John Ansara

The Commission had previously received the Recreation Director's monthly report, and Chair Chaulk asked if there were any questions for John.

Commissioner Pineo congratulated John for the Celebration Days at Lockhart Ryan Park. He stated in his opinion it was the best organized Celebration Days since he has been here; everything was well organized and well done. He stated that next year, John may want to set up a Committee of businesses to take part in the organization. He feels there should be some partnership with businesses. John thanked Commissioner Pineo for the kind words and gave the credit to Jennie Weisner, the summer Intern. He stated it is a major task, with just the two of them, to organize such a big event, and having help from volunteers would be very beneficial.

John later commended the amazing work done by the Public Works staff, and other staff who volunteered. He said without these dedicated people, the event could not have been successful.

It was moved by Commissioner Pineo, seconded by Vice-Chair Stevens, that the report of the Recreation Director be approved as presented. MOTION CARRIED

b) New Minas Water Commission Report

Vice-Chair Stevens read the report of the New Minas Water Commission of July 25, 2012 (attached to original minutes).

It was moved by Vice-Chair Stevens, seconded by Commissioner Redmond, that the report of the New Minas Water Commission of July 25, 2012 be approved as presented. MOTION CARRIED

Vice-Chair Stevens read the report of the New Minas Water Commission of August 22, 2012 (attached to original minutes).

It was moved by Vice-Chair Stevens, seconded by Commissioner Redmond, that the report of the New Minas Water Commission of August 22, 2012 be approved as presented. MOTION CARRIED

b) New Minas Area Advisory Committee – Commissioner Dean Hatt

Commissioner Hatt read the report of the New Minas Area Advisory Committee meeting (attached to original minutes).

It was moved by Commissioner Hatt, seconded by Commissioner Pineo that the report of the New Minas Area Advisory Committee be accepted as presented. MOTION CARRIED

Vice-Chair Stevens asked if the Clerk had heard anything from the County with regard to changes to the Area Advisory Committee, and Council's approach to approving planning applications. She stated that Council is "going back to the drawing board" on its intention to disband its Planning Advisory Committee and have their Committee of the Whole deal with every planning application. She stated that no word has been received with regard to the voting membership on the New Minas Area Advisory Committee.

NEW BUSINESSa) Presentation of Service Awards – Staff

Chair Chaulk stated the Commission wished to present staff with five and ten year service awards. He said he is a firm believer that the success of any organization depends on the people who work for it. He said the Village of New Minas is extremely fortunate to have the great team it has, and although the Commission doesn't always say it publicly, they have told the Clerk privately how much they appreciate the hard work and dedication of the Village staff. He said the Commission has a role, but the staff runs the organization, and he thanked each and every one of them.

The following presentations were made:

Receiving 5 year Awards:

Richard Dempsey
Gord Kelsey
Shelly Palmer

Receiving 10 Year Awards:

Rod Dawe
Gerard Hamilton
Greg Messom
Peter Pothier

b) Fall 2012 Debenture Funding

The Commission decided that there would be no requirement for a Fall 2012 Debenture.

c) Association of NS Villages – AGM – Attendance/Voting Delegate

It was moved by Commissioner Redmond, seconded by Vice-Chair Stevens, that Commissioner Hatt be appointed as the Village's voting Delegate at the Association of Nova Scotia Villages AGM being held on September 22, 2012. MOTION CARRIED

d) Future of Skateboard Park at the old Civic Center location

The Commission discussed whether the Skateboard Park at the old Civic Center location should be kept open, given the fact that the Village offices have now moved to the new facility, and there are portable ramps that will be available for public use there. It was felt that the Skateboard Park at 9209 Commercial Street will be maintained by the Village until the property

sells. John Ansara stated he had spoken with the Rotary Club and although they are disappointed that the park will eventually have to be sold, they agree.

OTHER ADDED ITEMS

a) Letter from Joseph Fritz Enterprises

T. Silver read a letter from Joseph Fritz Enterprises expressing concern that the Department of Transportation directional sign coming from Highway 101 to Commercial Street (on Commercial Street), does not show two directions for New Minas, i.e., it only directs motorists to New Minas in an easterly direction.

The Commissioners agree that the sign should indicate New Minas continues in both directions, and the Clerk will forward correspondence to DOTIR and request that this sign be changed to reflect that.

PUBLIC DISCUSSION PERIOD

John Ansara, Recreation Director – John stated that there have been discussions with regard to soccer tournaments at Lockhart Ryan Park, and the question was asked as to whether the tournament organizers would be able to have their own BBQs. The Commission has no problem with this.

Ms. Mary Munroe, Resident - Ms. Munroe stated she looked at the new facility and is concerned that the outside finish has been installed improperly. T. Silver advised that the Village has its own inspector who has a list of deficiencies and she will mention Ms. Munroe's concerns to him.

She also asked if there will be rental space available in the new facility, and Silver responded that there are many areas available to rent.

ADJOURNMENT

On motion of Commissioner Redmond, the meeting adjourned.

Dave Chaulk, Chair

Terry Silver, Clerk Treasurer