

TOWN OF LUNENBURG
COUNCIL MEETING MINUTES

July 16, 2024 | 6 pm

Lunenburg Town Hall – Council Chamber and virtually through Zoom



Present	Mayor Jamie Myra, Deputy Mayor Stephen Ernst, Councillors Jenni Birtles, Peter Mosher, Ed Halverson (via Zoom) and Melissa Duggan
Also present	Kathleen Rafuse, Town Accountant Tyson Joyce, Director of Public Works Hilary Grant, Interim CAO Trevor Hume, Planner Lisa Kendall, Municipal Engineer Kayla Byrne, Municipal Clerk
Call to Order	The meeting was called to order at 6:01 p.m.
Land acknowledgment	It was acknowledged that Lunenburg is located in the unceded territory of the Mi'kmaq people.
Approval of Agenda	Moved by Councillor Mosher, seconded by Councillor Halverson, that Council approve the agenda for the May 28, 2024 meeting as presented. Motion carried unanimously
Approval of Minutes	Moved by Deputy Mayor Ernst, seconded by Councillor Birtles, that Council approve the May 14, 2024 meeting minutes as presented. Motion carried unanimously
Public Input	Blayne Collins addressed Council regarding the proposed development of Blockhouse Hill, emphasizing the need for more affordable housing, questioning the clarity and feasibility of the current proposals, and suggesting that a development agreement should be deferred until key issues are resolved. Alison Strachan discussed the heritage assessment, suggesting that Apple Tree Hill might be more accurately known as being located on Dufferin Street. She also asked for an update on the bandstand. Wilfred Moore brought Council's attention to Bill S-202, recently passed by the Canadian government. The new act will create Canada's first

parliamentary visual artist laureate.

Jesse Ward expressed support for the Council Meeting Submissions and Public Input Policy but suggested revising the public input section to allow for input on any topic, not just items on the meeting agenda.

2024/25 REMO
Operating Budget
Adjustment

Council received a letter noting that the REMO Advisory Committee decided to return unspent funds for the new Emergency Management Coordinator position to partner municipalities at year-end and retain the remaining budgeted funds in REMO's contingency.

Noise By-law
Exemption
Request

Moved by Councillor Mosher, seconded by Councillor Duggan, that Council approve a Noise By-law exemption for September 19, 2024, starting at 11:00 p.m. until 12:00 a.m. on September 20, 2024, to accommodate the Lunenburg Doc Festival (LDF) 2024 Opening Night Party at the Zwicker Wharf Building, located at 146 Bluenose Drive, Lunenburg.

Motion carried unanimously

Blockhouse Hill
Design Project

Staff presented a request for direction regarding the Blockhouse Hill Design Project, specifically addressing two key points: the potential amendment to the Municipal Planning Strategy (MPS) and the consideration of holding a plebiscite. Staff explained that to proceed with a development agreement for the Blockhouse Hill Design Project, an amendment to the MPS is required.

Moved by Councillor Halverson, seconded by Councillor Duggan, that Council direct staff to proceed with amending the Municipal Planning Strategy: Authorize staff to initiate the process to amend the Municipal Planning Strategy, allowing development agreements with potential purchasers of the lower slopes of Blockhouse Hill.

Motion carried unanimously

Council did not consider the question of the plebiscite at this time.

Lunenburg
Academy Roof
Upgrades

Regarding the recommendation to award a Request for Proposal for the Lunenburg Academy roof assessment, councillors discussed the Lunenburg Academy Foundation's commitment to funding half of the assessment. They also questioned the Town's ownership of the building and the annual costs associated with deferred maintenance and upkeep. Councillors inquired about the possibility of other organizations taking

ownership of the building and debated the feasibility of a small town continuing to bear the costs of maintaining a national historic site.

Additionally, councillors emphasized the Town's responsibility to its tenants in the building. Staff noted that roof repairs were excluded from the building's restoration project five years ago.

Moved by Deputy Mayor Ernst, seconded by Councillor Halverson, that Council award the Lunenburg Academy Roof Upgrades Request for Proposal (RFP) to Fishburn Sheridan Atlantic Inc. for the total amount of \$109,238 plus HST, pending receipt of \$54,619 plus HST from the Lunenburg Academy Foundation.

FOR
3 Councillors

AGAINST
3 Councillors
(Councillors Duggan, Mosher & Birtles)

Motion defeated

Moved by Councillor Duggan, seconded by Councillor Mosher, that Council allow Rachel Bailey, a representative from Lunenburg Academy Foundation, to address Council with respect to the Lunenburg Academy Roof Upgrades Request for Proposal decision.

Motion carried unanimously

Rachel Bailey highlighted that the Council approved funding for this project through its annual budget earlier this year and emphasized the importance of maintaining the building for the tenants currently operating there.

Moved by Councillor Duggan, seconded by Councillor Birtles that Council reconsider the decision made at the July 16, 2024 Council meeting, where Council defeated the motion to award the Lunenburg Academy Roof Upgrades Request for Proposal (RFP) to Fishburn Sheridan Atlantic Inc. for the total amount of \$109,238 plus HST, pending receipt of \$54,619 plus HST from the Lunenburg Academy Foundation; and that this motion be reconsidered before the closing date of the RFP.

Moved by Councillor Duggan, seconded by Deputy Mayor Ernst, that Council amend the presented motion to reconsider the motion at the July 16, 2024 Council meeting.

FOR	AGAINST
5 Councillors	1 Councillor (Councillor Mosher)
Motion carried	

Moved by Councillor Birtles, seconded by Councillor Halverson, that Council reconsider the decision made at the July 16, 2024 Council meeting, where Council defeated the motion to award the Lunenburg Academy Roof Upgrades Request for Proposal (RFP) to Fishburn Sheridan Atlantic Inc. for the total amount of \$109,238 plus HST, pending receipt of \$54,619 plus HST from the Lunenburg Academy Foundation; and that this motion be reconsidered at the July 16, 2024 Council meeting.

FOR	AGAINST
5 Councillors	1 Councillor (Councillor Mosher)
Motion carried	

Council reconsidered the original motion as follows:

Moved by Councillor Halverson, seconded by Deputy Mayor Ernst, that Council award the Lunenburg Academy Roof Upgrades Request for Proposal (RFP) to Fishburn Sheridan Atlantic Inc. for the total amount of \$109,238 plus HST, pending receipt of \$54,619 plus HST from the Lunenburg Academy Foundation.

FOR	AGAINST
5 Councillors	1 Councillor (Councillor Mosher)
Motion carried	

Staff noted that contract negotiations are still ongoing with the Lunenburg Academy Foundation for cost-sharing on this item.

Lunenburg Athletic Facility Fund (LAFF) Application: Lunenburg Tennis Club	<p>Moved by Councillor Mosher, seconded by Councillor Duggan, that Council approve the Lunenburg Tennis Club's application to the Lunenburg Athletic Facility Fund (LAFF) for \$94,820 to resurface all three tennis courts using the Sport Master ProCushion Surface System.</p> <p style="text-align: right;">Motion carried unanimously</p>
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Recess	The Mayor called a recess from 7:35 p.m. until 7:43 p.m.
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Pre-Approval and	Regarding the Lunenburg Fire Department's request to pre-approve the
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Issuance of RFP
for #6 Tanker
Replacement

purchase of a replacement tanker and initiate the request for proposal process, Council made the following motion:

Before any discussions or decisions took place, Councillor Birtles declared a conflict of interest and moved to the public gallery.

Moved by Councillor Halverson, seconded by Councillor Mosher, that Council approve issuing the RFP for the #6 Tanker replacement immediately, aiming for the earliest possible release date.

Moved by Deputy Mayor Ernst, seconded by Councillor Duggan, that Council pre-approve the #6 Tanker replacement for the 2025/26 capital budget in the amount of \$798,000, with 50% of the cost to be covered by the Fire District 1 and 2 Commission.

Motion carried unanimously

Councillor Birtles returned to the Council table.

Council Meeting
Submissions and
Public Input Policy

With respect to the proposed Council Meeting Submissions and Public Input Policy, councillors indicated they would like more time to review the policy and suggest edits such as opening the public input section to any matter rather than just items included in the meeting agenda and a better understanding of staff operational responsibilities

Moved by Councillor Mosher, seconded by Deputy Mayor Ernst, that Council refer the Council Meeting Submissions and Public Input Policy to a future Committee of the Whole meeting for further discussion.

Motion carried unanimously

Public Statements
Policy

Moved by Councillor Duggan, seconded by Councillor Halverson, that Council give notice to approve the new Public Statements Policy as presented, repealing and replacing Policy #80, the Commemorative Flags and Proclamations Policy.

Motion carried unanimously

Potable Water
Quality Test
Results

Council received the potable water quality test results for January to March 2024.

Wastewater
Quality Test
Results

Council received the wastewater quality test results for January to March 2024.

- Notices of Motion and Councillor Reports Councillor Birtles thanked the public works crew and everyone working through the heatwave for their efforts and dedication.
- Councillor Halverson submitted a notice of motion requesting that the reconsideration of renaming Cornwallis Street to Queen Street be referred to the Committee of the Whole for discussion.
- Mayor Myra submitted a notice of motion requesting that staff prepare a report on recommendations on revising the Land-Use By-law's main street form zone requirements to encourage more varied development in this zone.
- Mayor Myra also provided the following updates: Staff are working on the RFP for the bandstand project, and the Town's salary wage scale will soon be available on its website.
- Motion Action List Council received, for information, the motion action list.
- In Camera Moved by Councillor Mosher, seconded by Councillor Birtles, that Council move in camera at 8:27 p.m. to discuss agenda item 14.1 Contract Negotiations per the Municipal Government Act.
Motion carried unanimously
- Before the Council entered a closed session, a brief recess was called.
- Revert to public meeting Council reverted to open meeting at 9:04 p.m.
- Adjournment There being no further business, the July 16, 2024 Council meeting adjourned at 9:05 p.m.

The minutes were read and approved.