

MUNICIPALITY OF THE COUNTY OF  
**ANTIGONISH**

**Municipal Council Meeting- Minutes**

**Tuesday, June 28, 2022**

**7:30 pm**

**Council Chambers**

**Municipal Administration Building**

**285 Beech Hill Road**

**Beech Hill, NS B2G 0B4**

**Councillors Present:**

Warden Owen McCarron

Deputy Warden Hugh Stewart

Councillor Mary MacLellan

Councillor Donnie MacDonald

Councillor Remi Deveau

Councillor John Dunbar

Councillor Harris McNamara

Councillor Shawn Brophy

**Regrets:**

Councillor Gary Mattie

Councillor Bill MacFarlane

**Staff Present:**

Glenn Horne, CAO

Beth Schumacher, Deputy Clerk

Sean Donovan - Dangerous and Unsightly

Premises Administrator - EDPC

Dawn Sutherland, EDPC

**Also Present:**

Stephen Smith, Smith and Fraser Homes

Gillian Sampson

Gallery

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**Call to Order- Chairman, Warden Owen McCarron**

Warden McCarron called the meeting to order at 7:36pm.

**Approval of Agenda**

Warden McCarron called for any additions or deletions to the agenda.

**Min # 2022-081**

Moved and Seconded

That the agenda be approved as presented.

**Motion Carried**

**Approval of June 14, 2022 Municipal Council Minutes**

Warden McCarron called for any errors or omissions in minutes.

**Min # 2022-082**

Moved and Seconded

That the Municipal Council Minutes of June 14, 2022 be approved.

**Motion Carried**

**Business Arising from Minutes**

There was no business arising from the minutes.

**Statutory Public Hearings**

Mr. Horne reviewed the Rules of Order for the Statutory Public Hearings.

Development Agreement - Taylor's Road

Ms. Sutherland provided an overview of the application, including a flow chart of where the application in the approval process. An overview of the parcel subject to the Development Agreement, to permit residential development, was given. Staff reviewed the Source Water Protection mapping, as well as the Phase I and Phase II Environmental Assessments done on the property. A development plan was shared, and a review of the applicable Municipal Planning Strategy policies was provided. Ms. Sutherland noted that no written submissions were received regarding the application.

Questions from Council included maintenance of the property. Ms. Sutherland noted the Development Agreement would be registered on title. No parties were present to speak in favour or against the proposal.

**Min # 2022-083**

Moved and Seconded

THAT Council gives Second Reading and approves the development agreement to allow for a mini home park with a maximum of 10 mini homes on Taylor's Road, Lower South River, Antigonish County, Nova Scotia, PID 01264084, which is substantively the same (save for minor differences in form) as the draft set out in the planning report dated 6 June 2022.

**Motion Carried**

### Rezoning - Pomquet Beach Road

Ms. Sutherland presented the proposed rezoning of a property on Pomquet Beach Road. The proposed use of the property, for tourist accommodations and a small convenience store, with photographs of the site and proposed sites plans, were shared. Staff confirmed advertising timelines, and no written submissions were received regarding the applications.

There were no questions from Council regarding the proposed rezoning. There was no one in attendance wishing to speak against or in favour of the rezoning.

**Min # 2022-084**

Moved and Seconded

THAT Council gives Second Reading and approves the amendments to the Central Antigonish Land Use By-law to rezone the property with PID 01312743, on Pomquet Beach Road from Rural Development (RD-1) to Tourist Commercial (TC-1) and a portion abutting the road to Rural Commercial (RC-1) zone as per the Rezoning Map.

**Motion Carried**

### Dangerous and Unsightly By-law - Order to Remedy

Mr. Sean Donovan provided a summary of Dangerous and Unsightly complaint that has been regarding 1205 Ohio West Side Road, Cross Roads Ohio. An order to remedy the conditions is recommended for a Demolition Order, that the building are to be demolished and all debris be removed and disposed of in the appropriate manner within thirty (30) days.

**Min # 2022-085**

Moved and Seconded

That Municipal Council issue an "Order to Remedy Condition" for the property at 1205 Ohio West Side Road, Cross Roads Ohio, and that the Order be a Demolition Order issued from Council to the owners that states to the owners that the buildings are to be demolished and all debris be removed and disposed of in the appropriate manner within thirty (30) days and if the property owner fails to comply the Municipality will complete the same and recover the costs.

**Motion Carried**

### Dangerous and Unsightly By-law - Order to Remedy

Mr. Donovan provided an overview of the property at 549 Pomquet Monks Head Road (the former Pomquet Co-op). Photographs of the condition of the building were shared,

noting the partially collapsed building open to elements, not secured to entry from animals, and not being suitable for use due to lack of maintenance. Staff is recommending that a Demolition Order be issued by Council to remove the building in thirty (30) days.

A question was asked about whether the gas tanks were still in ground. Mr. Donovan noted that his evaluation only considered the building. Discussion followed regarding ownership of the building, and Mr. Horne noted that the property has been in tax sale with no bids for the property received.

**Min # 2022-086**

Moved and Seconded

That Council issue an "Order to Remedy Condition" for the property at 549 Pomquet Monks Head Road, and that the Order be a Demolition Order issued from Council to the owners that states to the owners that the dwelling is to be demolished and all debris be removed and disposed of in the appropriate manner within thirty (30) days and if the property owner fails to comply the Municipality will complete the same and recover the costs.

**Motion Carried**

**Correspondence**

There was no correspondence.

**Committee Reports**

June 14, 2022 Committee of the Whole Report

**Min # 2022-087**

Moved and Seconded

That Municipal Council approves creating the position of Administrative Assistant in the Public Works Department.

**Motion Carried**

June 28, 2022 Asset Management Committee Report

There were no recommendations made at the June 28, 2022 Asset Management Meeting.

June 28, 2022 Committee of the Whole Report

Mr. Horne noted that there were no motions coming through from the business so far covered earlier in the evening at the Committee of the Whole. Any recommendations

made when the Committee of the Whole reconvenes after the Council meeting will be taken to the next regular Council meeting.

**Motions**

There were no motions.

**Miscellaneous Business**

There was no miscellaneous business.

**Adjournment**

**Min # 2022-088**

Moved

That the Council meeting adjourns at 8:06pm.

**Motion Carried**

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Warden Owen McCarron

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Glenn Horne, CAO