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Finance Committee Meeting Agenda

Tuesday, December 3, 2024– 9:00 a.m.

MODL Council Chambers – 10 Allée Champlain Drive, Cookville

1. Call to Order

1.1 Mi'kma'ki Territorial Acknowledgement

2. Nominations and Election by Ballot for Chair and Vice Chair

3. Announcements, Acknowledgements, Recognition

4. Public Input (15 Minutes)

5. Changes/Approval of Agenda

6. Approval of Minutes – September 3, 2024 (as circulated)

7. Business Arising from Minutes

8. Presentations/Scheduled Times

8.1 The Future is Bright – NS Community Solar Program MODL Solar Project 9:15 a.m. 1-5
Mila Simon, & Ina Lina, SolarBank Corp

9. Consideration of Correspondence - Nil

10. Recommendations from Council - Nil

11. Staff Reports

11.1 Finance Department

11.1.1 Operating Variance Report 2nd Quarter (to September 30, 2024) 6-10

11.1.2 Capital Status & CCBF Investment Report 2nd Quarter..... 11-18

11.2 Administration Department

11.2.1 Municipal Capital Growth Program 19-21

12. Added Items

13. In Camera

13.1 Contract Negotiations under Section 22(2)(e) of the MGA..... 11:00 a.m.

14. Adjournment



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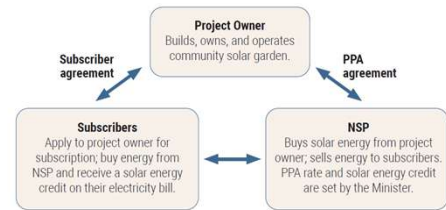
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Community Solar Program
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Community Engagement, Municipal Support
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Nova Scotia Needs Renewable Energy

- ❖ NS has the following challenges:
 - High electricity price: Average \$0.183/kWh
 - High emission on electricity generation
 - Fossil fuel production: **31% of electricity from Coal; 17% from Natural Gas**
- ❖ NS has the most ambitious goals in Canada for cutting GHG emissions:
 - 53% below 2005 levels by 2030, net-zero, by 2035
- ❖ NS will get **80% of its electricity from renewable resources by 2030** by:
 - **Community Solar Programs: 100 MW (2024)**
- ❖ The NS Community Solar Program seeks to expand solar energy to those residences or businesses who are interested in using green energy but unable to install solar PV panels
- ❖ How it works:
 - Project owners construct, generate and operate the community solar garden
 - Generated solar energy is connected to Nova Scotia Power Incorporated (NSPI)
 - Residences or businesses (Subscribers) enter a virtual subscriber agreement with the Project Owner
 - NSPI administrates the solar energy to subscribers, such as billing, payments
 - Project owners continue to engage subscribers and manage subscription



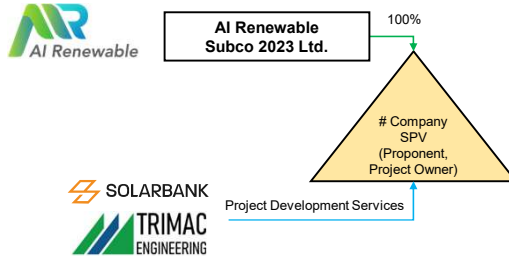
Community Benefits

A community solar project in MODL has many **community benefits**, and can play a significant role in strengthening future renewable energy initiatives in the community in several ways:

- ❖ **Energy Cost Savings:** Subscriber will receive \$0.02/kWh credit on their bills for the solar electricity subscribed
 - approx. 10-15% off your NSP bill.
 - No commitment & no fees.
 - Priority Subscription offered to local community and other marginalized communities.
- ❖ **Local job creation and economic growth**
- ❖ **Local green energy generation to increase grid resilience** – the project would be connected to the distribution system.
- ❖ **Reduce emissions (GHG)**

The Proponent

Proponents **Proponent means** a Person registered under the Community Solar Program for the purpose of applying for the process, who is responsible to develop, finance, own and operate the Project. For greater certainty, the Proponent must have a Controlling interest in the Project at the time of Proposal submission and at the time that the Agreement is executed.

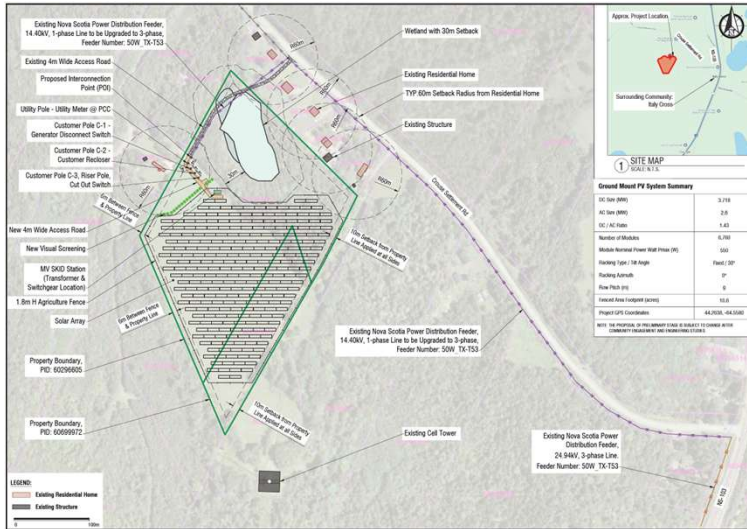


Full Vertical Integration

- While most of our competitors focus on single areas of the renewable energy value chain, our expertise at every stage makes us highly competitive on cost and volume.
- We create value by designing, constructing and operating projects to maximize long-term performance and returns.
- Our in-house development, engineering and construction expertise means that we can finish turnkey solar projects in an efficient and timely manner.

<p>ORIGINATION:</p> <ul style="list-style-type: none"> • Policy analysis • Financial analysis • Site control 	<p>DEVELOPMENT:</p> <ul style="list-style-type: none"> • Grid Interconnection • Regulatory Permitting • Environmental Approvals • Incentives & Tax Agmt. • Power Purchase Agmt. 	<p>FINANCING:</p> <ul style="list-style-type: none"> • Equity • Investment Tax Credit (ITC) • Long-term Debt • Construction financing 	<p>DELIVERY:</p> <ul style="list-style-type: none"> • Engineering • Procurement • Construction • Commercial Operation 	<p>On-going Operation:</p> <ul style="list-style-type: none"> • Operation & Maintenance • Subscriber Management • Asset Management
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NS-Crouses Settlemen – Site Location



- **Address:** Crouses Settlement Road
- **GPS:** 44.2638, -64.5580
- **PIDs:** 60296605, 60699972
- **Zoning:** Unzoned
- **Soil:** Class 7
- **AC Size:** 2.4 MW AC

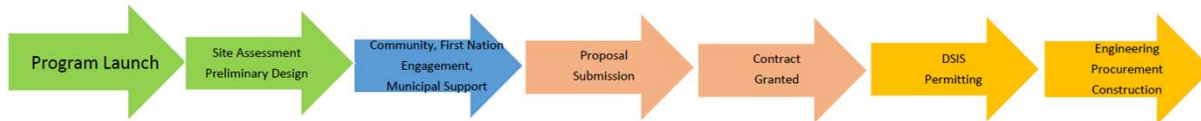


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Municipal Support Letter or Resolution

- ❖ The program first launched on March 1, 2024 and operates on a first-come, first-serve basis until the full 100MW is allocated. We are currently in the phase of preparing a proposal to submit to the Nova Scotia Community Solar Program for review.



- ❖ We have completed the site assessment, preliminary design and submitted Preliminary Interconnection Assessment
- ❖ We are currently working on fulfilling the program engagement requirements, which include **Community Engagement and Municipal Support**, other preliminary feasibility studies, and checking with Planner for solar permitting requirements
- ❖ Once we have completed all application requirements, we will submit a proposal submission to the province
- ❖ If selected for a contract, detailed engineering work will commence after the contract is granted; and all protocols including, but not limited to site plan review, geotechnical study, applicable visual screening, and other requirements, will be followed.

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Community Engagement Plan

- For Public:
 - Public Meetings: on-line and in-person
 - Project Website Notification: <https://www.airenewable.ca/community-solar/modl-solar-project/>
 - Notified project outline and public meeting to:
 - The municipal staff and council, social media, and local media.
 - Local ward Councillor
 - First Nations Engagement
 - Marginalized Community Engagement
 - Provided contact info for on-going inquiries and questions

Priority Subscription Plan

We are offering priority subscriptions to communities interested in green energy & energy savings

- Firstly, to project's surrounding communities and marginalized communities, such as MODL local residences, low income or senior housing, First Nation community.
- Second, to other communities in project adjacent areas and other marginalized communities
- Finally, to the general public and businesses for the excess capacity

Next Step: Municipal Support Resolution or Letter

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Thank You


Q&A

Stock Symbol Cboe:SUNN

Contact:

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Municipality of the District of Lunenburg

Report to Council

Report To: Finance Committee
Submitted By: Elana Wentzell, CPA, CMA, Director of Financial Services
Date: December 3, 2024
Re: Operating Variance Report 2nd Quarter (to September 30, 2024)

The enclosed Operating Fund Variance Report gives Council details of operating budget accounts where variances to budget have occurred. Staff have commented on all forecasted budget variances over \$1,000.

Budget variances occur for a variety of reasons. The budget is a plan made before the beginning of the fiscal year based on the information available at that time. When new information becomes available, staff make adjustments and show those in their forecasts. Directors are responsible for managing their department budgets.

In this second quarter report, staff are projecting an Operating surplus of \$749,790 which represents a 1.68% budget variance.

The revenue variance shows \$620,350 in additional revenue expected to be received compared to budget. The majority of this increase can be attributed to the forecast for deed transfer tax revenue.

The expenditure variance shows a forecasted budget savings of \$177,700 (excluding net area rates).

Please refer to the attached report for details of the variances.

Report Preparation	
Department	Finance
Report Prepared by	Elana Wentzell
Report Approved by	
Date Reviewed by C.A.O.	

**Municipality of the District of Lunenburg
Operating Fund Variance Report - 2nd Quarter
September 30, 2024**

	Comments on Forecast Variance to Budget	Actual to Date	Annual Budget	FORECAST	Actual Variance (% Budget left)	Forecast Variance to Budget
REVENUE						
Tax Revenue	Forecast revised based on actual tax billing & an estimated reduction based on outstanding appeals (\$15M of \$185M assessment appealed - 40 of 480 properties outstanding)	\$ 32,443,375	\$ 32,444,900	\$ 32,433,500	0.0%	\$ (11,400)
Business Property	Actual received more than budget estimates (Aliant \$7,600, HST Offset \$17,200)	165,475	168,600	193,400	2%	24,800
Deed Transfer Tax	Actual received is higher than expected (\$1.8M to Oct 31)	1,485,597	1,800,000	2,400,000	17%	600,000
Other Taxes		72,370	72,500	72,500	0%	-
Grants in Lieu of Taxes		-	268,700	268,700	100%	-
REMO/Accessibility recovery from Other Units		103,118	206,300	206,300	50%	-
Sale of Services						
Recreation Services	Reduction for Active Communities Fund revenue (\$7,500 vs \$25,000 budget)	5,889	78,000	60,750	92%	(17,250)
Regional Building Inspection Services		-	306,000	306,000	100%	-
Other Revenue - Fines, Permits, Rentals & Interest	Estimate increased revenue from ballfield rentals, zoning confirmations, ProKids revenue)	1,877,232	2,856,300	2,870,000	34%	13,700
Farm Acreage Grant	Actual grant received more than budget estimates	58,973	99,200	101,100	41%	1,900
Provincial Grants	Grants for Students - Planning, Recreation & Tourism	759,618	695,000	703,600	-9%	8,600
TOTAL REVENUE		\$ 36,971,645	\$ 38,995,500	\$ 39,615,850	5%	\$ 620,350
EXPENDITURES						
Mayor & Council		\$ 350,952	\$ 846,600	\$ 846,600	59%	\$ -
Bank Interest & Charges		2,949	4,700	4,700	37%	-
Administration		688,454	1,371,100	1,371,100	50%	-
Finance		422,425	863,000	863,000	51%	-
Tax Exemptions		579,468	868,700	868,700	33%	-

**Municipality of the District of Lunenburg
Operating Fund Variance Report - 2nd Quarter
September 30, 2024**

	Comments on Forecast Variance to Budget	Actual to Date	Annual Budget	FORECAST	Actual Variance (% Budget left)	Forecast Variance to Budget
Legal & Advisory Services	Forecast increase due to project design services for potential high density housing project	135,065	469,800	488,300	71%	18,500
Administration Building, Supplies, Advertising and Data Processing	Estimate reduction for propane and generator costs at Municipal Services Building	488,700	1,145,800	1,141,100	57%	(4,700)
Allowance for Uncollectible taxes		-	150,000	150,000	100%	-
Tax Sale Expenses		9,720	70,000	70,000	86%	-
Government Relations, Communications & Municipal Celebrations		49,618	119,000	119,000	58%	-
Insurance		113,161	212,900	212,900	47%	-
Grants to Organizations	Estimate reduction for sponsorship ads, elite athlete and ProFund grants	796,267	1,249,400	1,239,150	36%	(10,250)
Election Costs	Estimate savings due to reduced wages and mileage; full report to follow.	90,477	190,000	170,000	0%	(20,000)
Assessment Services		352,088	704,200	704,200	50%	-
Police Protection		1,096,293	4,337,100	4,337,100	75%	-
Correction Services & Prosecutions		54,922	68,400	68,400	20%	-
Fire Protection Municipal Costs		132,556	484,100	484,100	73%	-
Emergency Measures		125,307	513,700	513,700	76%	-
Protective Inspection Services	Estimate increase for vehicle insurance & regional building service technical costs	408,794	875,700	877,000	53%	1,300
Dog Control		22,727	44,900	44,900	49%	-
Common Services (Engineering)		303,716	737,500	737,500	59%	-
Provincial Roads & NSTIR Paving Partnerships		239,004	2,080,000	2,080,000	89%	-
Municipal Road Maintenance	Estimate reduction based on actual summer maintenance costs for municipal roads	89,893	367,500	311,400	76%	(56,100)
Garbage & Waste Collection		1,556,227	3,126,700	3,126,700	50%	-

**Municipality of the District of Lunenburg
Operating Fund Variance Report - 2nd Quarter
September 30, 2024**

	Comments on Forecast Variance to Budget	Actual to Date	Annual Budget	FORECAST	Actual Variance (% Budget left)	Forecast Variance to Budget
Planning & Zoning	Increase for actual computer costs	544,883	1,601,600	1,604,400	66%	2,800
Economic Development, Schools, CES Bldg & Tourism	Reduction based on actual tourism VIC and travel costs	517,137	1,474,100	1,469,600	65%	(4,500)
Recreation Staffing, Facilities and Programming	Decrease based on the Active Living Coordinator staff vacancy & associated programming (\$87K), other recreation summer programming and facility summer maintenance costs	892,621	1,975,400	1,870,650	55%	(104,750)
Libraries		99,850	199,700	199,700	50%	-
LCLC		382,759	859,800	859,800	55%	-
Education		5,323,384	10,646,800	10,646,800	50%	-
Financing & Transfers		-	738,000	738,000	100%	-
TOTAL EXPENDITURES		\$ 15,869,416	\$ 38,396,200	\$ 38,218,500	59%	\$ (177,700)
Area Rates						-
Fire Protection Revenue	Fire payments are made in November	4,751,434	4,735,400	4,752,600	0%	17,200
Fire Protection Expenditures		(2,176,085)	(4,735,400)	(4,752,600)	54%	(17,200)
Sewage Collection & Disposal Revenue	Estimate increased maintenance costs for Conquerall Bank, Cookville, & New Germany	414,479	517,400	530,100	20%	12,700
Sewage Collection & Disposal Expenditures		(490,783)	(1,085,200)	(1,174,860)	55%	(89,660)
Private Road Maintenance Revenue	Actual revenue offsets expenditures by \$17,100 (administration fee collected)	354,254	331,900	354,300	-7%	22,400
Private Road Maintenance Expenditures		(337,185)	(316,500)	(337,200)	-7%	(20,700)
Street Lighting Revenue		138,616	138,200	138,200	0%	-
Street Lighting Expenditures		(66,321)	(158,100)	(158,100)	58%	-
NET AREA RATES		\$ 2,588,410	\$ (572,300)	\$ (647,560)		\$ (75,260)
SURPLUS (DEFICIT)**		\$ 23,690,640	\$ 27,000	\$ 749,790		\$ 722,790
% Annual Budget			0.06%	1.68%		1.62%



Municipality of the District of Lunenburg

Report to Council

Report To: Finance Committee
Submitted By: Elana Wentzell, CPA, CMA, Director of Financial Services
Date: December 3, 2024
Re: Capital Status & CCBF Investment Report 2nd Quarter
(to September 30, 2024)

The Capital Budget Status & Canada Community Building Fund (CCBF) Report is enclosed to give Council information on the status of the projects approved in this fiscal year.

Projects are moving forward as indicated in the attached status report. Included in the report are columns for the approved project budget, actual costs incurred to date, cost variance actual to budget, forecast to March 31, 2025.

Of the \$11.5M approved budget, project costs in the amount of \$1,592,137 have been paid at the end of the second quarter with a forecast of \$10.1M to be completed by year end.

Report Preparation	
Department	Finance
Report Prepared by	Elana Wentzell
Report Approved by	
Date Reviewed by C.A.O.	

5 Year Capital Investment and Canada Community-Building Fund Plan			Approved Budget	Actual Cost	Actual Cost	Forecast Cost
	Project Description	Project Status	2024/25	30-Sep-24	Variance to budget %	31-Mar-25
Climate Change Action Plan						
Facility & Energy Assessment CES Building	Assessment for energy upgrades and safety/accessibility options.	<i>Stantec Awarded.</i>	50,000	5,440	89.12%	50,000
Solar Panels - Conquerall Bank WWTP	Installation of 10KW system, plus building addition to accommodate inverter	<i>95% Complete; Final Inspections to be done; Generating power.</i>	50,000	26,161	47.68%	50,000
Community Solar Garden - Site Selection & design	Construction of 7 MW Solar Garden managed by AREA (energy savings equal to 700 homes or 150,000 trees). Municipal partnership with MODL share up to 50%. Subscription model to be considered. \$880,000 contribution from Lunenburg County Community Fund in Trust.	<i>AREA is working on the application for the Power Purchase Agreement which will be submitted in January 2025.</i>	500,000	187,169	62.57%	250,000
EV Fleet Chargers	Install EV charges in the fleet parking lot at Municipal Services Building. Council's approval received: \$386,000. Spent \$151,000 by March 31. Carry over remaining balance required \$235,000	<i>55% Complete Waiting for CSA Approved Enclosures.</i>	235,000	56,224	76.07%	235,000
Public Transit Osprey Village	RFP Awarded \$51,048 in 2023/24 (spent \$46,931)	<i>Final RFP Cost carry-over for Public Transit Operating & 5 year plan.</i>	-	4,034		4,034
Climate Change Action Plan Subtotal			835,000	279,028		589,034
Osprey Village Growth Centre						
Land Acquisition & access to facilitate deliveries	Facilitate deliveries to Osprey Village (looking for 3rd party contributions)	<i>Still waiting on Legal.</i>	160,000	-	100.00%	160,000
Enhancement Plan	Plan to inform where beautification should occur based on existing and expected development in Osprey Village. Where to place streetlights, benches, landscaping.	<i>RFP Consultant selected.</i>	75,000	6,132	91.82%	75,000

5 Year Capital Investment and Canada Community-Building Fund Plan			Approved Budget	Actual Cost	Actual Cost	Forecast Cost
	Project Description	Project Status	2024/25	30-Sep-24	Variance to budget %	31-Mar-25
E-permitting platform	Replace software permitting platform to facilitate e-permitting for expected growth in MODL.	<i>Regional inspection services agreement signed Oct. 16/24; Staff working with partners to prepare RFP.</i>	150,000	-	100.00%	150,000
Osprey Village Water Tower - Year 1 of 3 (Site Selection, Design & Site Prep)	Water Tower - funding 73% of \$2.9M, TOB MODL share 50% Total \$3.84M for tower and connections, design included (TOB has committed \$350K only).	<i>Aboriginal Consultation complete, consultation with PSCB ongoing, negotiating land acquisition.</i>	800,000	-	100.00%	800,000
WWTP Cookville Plant Expansion Year 1 of 3 (award tender & start construction)	Upgrades to support housing growth in Osprey Village. Grants received: ICIP Grant 73.3% grant \$9.1M for design and construction; \$1,136,943 Sustainable Service Growth Fund. \$4,100,000 (MCAP - 50% cost sharing - received March 2024)	<i>Council approved \$24.5M for Construction and Engineering at the October 8 Council meeting.</i>	4,000,000	389,677	90.26%	4,000,000
WWTP Cookville I&I investigation	Carry over balance of project delayed due to equipment availability.	<i>Draft report received October 2024</i>	40,000	3,485	91.29%	40,000
Nathan Cirillo Pumpstation Backup Power - Year 1 of 2 (design & begin construction)	Provide on site generator to supply backup power during power outages, design in year 1, construct in year 2.	<i>Council awarded Alternative Procurment to L&B Electric at the October 8 meeting</i>	100,000	-	100.00%	90,000
<i>Subtotal Osprey Village Growth Centre</i>			5,325,000	399,294		5,315,000
Other Infrastructure Projects						
Municipal Services Building Warranty Repairs	HVAC (3rd party warranty \$400,000), Miscellaneous upgrades balance carry forward until complete.	<i>This work is 90% complete although there are still some outstanding issues to be addressed.</i>	250,000	88,086	64.77%	250,000
Office reconfiguration	Create office space from existing storage room.	100% Complete.	100,000	67,642	32.36%	100,000

5 Year Capital Investment and Canada Community-Building Fund Plan			Approved Budget	Actual Cost	Actual Cost	Forecast Cost
	Project Description	Project Status	2024/25	30-Sep-24	Variance to budget %	31-Mar-25
Tax Bill Portal	Purchase software for online access to Tax Bills (Provincial funding rec'd) also includes employee pay stubs. Carried over - waiting on software vendor.	<i>Working on Contract with software vendor. Implementation expected in winter 2024.</i>	30,000	-	100.00%	30,000
Internet - Final Year of Connectivity Strategy	Per Council Internet Strategy - remaining areas include Molega Lake Lun Co.	<i>Limited work completed.</i>	249,000	121,085	51.37%	250,000
J Class Roads (NSPW paving Partnership)	NSPW partnership to pave non-owned MODL roads. Carry over 2023/24 Point Road \$334,200 2024/25 Request: Darby's Head Rd (0.45 km), St. Augustine Rd (0.13km), Riverside(0.1 km), Freeman(0.37 km), Riverview (0.18 km) & Church(0.25 km) Total 3.12km.	<i>The Point Road paving is complete. 2024/25 formal request approved by Council. Credit in account is difference between contract for Southside Road paving vs actual cost when invoice received.</i>	700,000	(14,536)	102.08%	700,000
Centre School ESA Assessments	ESA Assessment, Implementation of remediation & demolition of building. 73% grant funding estimate.	<i>Phase II ESA Awarded & Hazmat Screening Survey awarded to Strum Consulting.</i>	100,000	42,353	57.65%	100,000
Green Compost Carts - annual purchase	Annual purchase of Green Compost Carts.	<i>MJSB to Purchase.</i>	60,000	7,300	87.83%	60,000
<i>Subtotal Other Infrastructure Projects</i>			1,489,000	311,931		1,490,000
Re-Create! Parks						
Wayfinding (Directional/Visual Signage to MODL Assets) * Multi-year project to install signage at municipal parks & trails	The RFP was awarded and signs are scheduled to be installed by the end of December 2025.	<i>RFP Consultant selected.</i>	425,000	1,564	99.63%	425,000

5 Year Capital Investment and Canada Community-Building Fund Plan			Approved Budget	Actual Cost	Actual Cost	Forecast Cost
	Project Description	Project Status	2024/25	30-Sep-24	Variance to budget %	31-Mar-25
Rec Assets Accessibility Audit & Implementation	The accessibility audits have been completed. A plan to allocate the remaining funds will need to be brought forth to council to help address accessibility in MODL parks.	<i>Plan will be brought to Council with recommendations. Allocate fund to park bench/picnic table installations</i>	260,000	38,059	85.36%	180,000
Mush-a-Mush vault washroom facilities	Building design, & construction of an accessible vault washroom facility.	<i>Design work has been awarded to Stantec, a tender document is expected in fall, 2024.</i>	190,000	19,601	89.68%	190,000
Park Standards Upgrades	Upgrades to parks as identified in the Parks and Open Space Standards document and in response to the park, trail and open space survey conducted in summer 2023. This will be based on direction from Council.					
Park Bench, picnic tables & bollards Installations	Concrete pads & installation for park benches, picnic tables and entrance bollards.	<i>At the March 12, 2024 Council meeting a motion was made to purchase park benches, picnic tables, waste receptacles at the cost of \$78,490 plus HST. It was noted some carry over may need to happen in 2024-2025 budget. All park furnishings arrived in new budget year, budget was not changed to reflect the carry over. The installation was aslo slated for this year. The projected budget reflects purchase of materials and installation. Anticipated forecast is approximaltey \$170,000. Funds allocated in accessibility upgrades will be underspent to off set this.</i>	90,000	97,945	-8.83%	170,000

5 Year Capital Investment and Canada Community-Building Fund Plan		Project Description	Project Status	Approved Budget	Actual Cost	Actual Cost	Forecast Cost
				2024/25	30-Sep-24	Variance to budget %	31-Mar-25
Indian Falls Stairs - Design & Installation		Design & construct new stairs to access river. Existing stairs were at end of life and removed. Pre-budget approval received Feb 27/24.	Project 100% Complete.	227,400	129,358	43.11%	150,000
MARC Playground Equipment Replacement		Council approved the purchase of replacement equipment at the MARC playground by the ball fields \$102,585 (net of HST rebate)	Project 100% Complete.	102,600	102,585	0.01%	102,600
Oakland Conservation Area Improvements		Install stairs and handrail on path to beach to improve safety of users accessing the water and clear undergrowth between road and parking lot to improve visibility.	Project is 100% Complete.	35,000	13,422	61.65%	15,000
Subtotal Re-create! Parks				1,330,000	402,535		1,232,600
Recreation Infrastructure							
Annual contribution to Trail Groups		Annual budgeted grant to local Trail associations (\$531/km in 2023/24, \$584/km in 2024/25 then 10% annual increase thereafter) for ongoing trail capital requirements.	Funds have been dispersed to the trail groups.	74,836	73,328	2.02%	73,328
Art on the Trail/in the Parks		Continuation of art installations on MODL trails/parks in consultation with stakeholders.	RFP needs to be developed and released. Will need to be carried over as installation would need to take place in the Spring/Summer of 2025.	30,000	-	100.00%	30,000
Arthur Young Trail		Upgrade existing trail.	100% Complete.	10,000	6,673	33.27%	10,000
MARC existing Trail Upgrade		Capital upgrades to existing trail (repairs & drainage enhancements).	100% Complete.	30,000	329	98.91%	30,000
Land Purchases - Open Space (from Open Space reserve)		Open Space reserves availability.		50,000	-	100.00%	50,000
Land Purchases - Conservation (from Sustainability reserve)		Sustainability reserves availability.		50,000	-	100.00%	50,000

5 Year Capital Investment and Canada Community-Building Fund Plan			Approved Budget	Actual Cost	Actual Cost	Forecast Cost
	Project Description	Project Status	2024/25	30-Sep-24	Variance to budget %	31-Mar-25
Sawpit Park	Community Plan awarded in fiscal 2022-2023 & funds carried over. Tender Award 2024-02-27 Council Meeting.	Project 100% Complete.	38,700	25,394	34.38%	38,700
Pine Grove Park	Passive Use Assessment & re-opening	On July 30/24, Municipal Council moved that staff proceed with rectifying safety related deficiencies that were indentified in a park assessment and re-open Pine Grove Park for public use.	-	3,869		11,100
AT Paved Shoulders	Carry over approval for Martin's River Paved Shoulders \$870,000	Completed.	870,000	-	100.00%	870,000
Para-sport equipment - wheelchairs & storage trailer	Grant received to purchase 6 wheelchairs and a storage trailer in the amount of \$45,549. MODL cost \$1,500.	Completed.	47,000	44,707	4.88%	47,000
E Bike Feasibility Study & Implementation	Expand the current MODL equipment loan program to include bicycles & e-bikes. Cost includes bikes, helmets, bike rack & storage containers. Connect 2 & rebates 75% funding.	Received funding. Need to issue RFP to purchase bikes.	41,000	-	100.00%	41,000
AT Plan - upgrade existing plan	2023/24 Project	Project 100% complete. Expanded scope into current fiscal year hence the additional cost.	-	1,869	0.00%	1,869
Subtotal Recreation Infrastructure			1,241,536	156,169		1,252,997

5 Year Capital Investment and Canada Community-Building Fund Plan			Approved Budget	Actual Cost	Actual Cost	Forecast Cost
	Project Description	Project Status	2024/25	30-Sep-24	Variance to budget %	31-Mar-25
Wastewater Treatment Projects						
WWTP - Annual Large Pump Rebuilding/Replacement Program	Annual Large Pump Rebuilding/Replacement Program (\$15k/YEAR) 2024/25 NG RAS Pump; 2025/26 HB PS#20 Pump 1; 2026/27 HB PS#20 Pump 2; 2027/28 HB PS#19 Pump 1 ;2028/29 HB PS#19 Pump 2; 2029/30 HB PS#18 Pump 1; 2030/31 HB PS#18 Pump 2. HB would only be done if we don't upgrade the stations as part of the larger capital project for \$4M.	100% Complete.	15,000	9,169	38.88%	10,000
Conquerall Bank - I&I Study	Inflow & infiltration study at Conquerall Bank System.	<i>Need to do repairs during wet weather in the fall, 2024. RFP issued October 2024. Where there were no bids, Council cancelled the RFP and approved award of a quote under alternate procurement at its Nov 26/24 meeting.</i>	50,000	-	100.00%	50,000
Conq Bank - caustic soda system improvements	Expand existing building and install caustic soda system - 50% Provincial funding (estimate).	<i>Council cancelled tender at the October 8 meeting as it was over budget</i>	350,000	28,771	91.78%	30,000
WWTP NG Inflow & Infiltration Mitigation	Council pre-approval received. Carry over Year 4 for future investigation if required.	<i>95% complete, deficiencies need to be finished. Budget carryover not used as the majority of costs were paid in prior fiscal.</i>	900,000	5,239	99.42%	100,000
Portable Backup Power for Pumpstations	Portable trailer mount generator that can supply power to the pumpstations during power outages.	<i>Council awarded Alternative Procurement to L&B Electric at the October 8 meeting</i>	60,000	-	100.00%	87,500
Subtotal Wastewater Treatment Projects			1,375,000	43,179		277,500
TOTAL PROJECT COST			\$ 11,595,536	\$ 1,592,137		\$ 10,157,131



Municipality of the District of Lunenburg
Request for Decision

Report To: Finance Committee
Submitted By: Amy Wamboldt, Grant Coordinator
Date: December 3, 2024
Re: Municipal Capital Growth Program

Recommended Motion:

“that Municipal Council endorses the Cookville Wastewater Treatment Plant Upgrades – Phase 3 project as the funding priority for the Growth and Renewal for Infrastructure Development Program (GRID)”

Background

The Growth and Renewal for Infrastructure Development Program (GRID) supports investment in priority municipal infrastructure projects that address critical capacity issues, build more accessible and adaptable communities and enable the preservation and expansion of services to support housing. The province is requesting municipal applications that fall within 3 infrastructure categories:

- Water, Wastewater and Stormwater
- Climate Change Adaptation
- Accessibility

MODL owns and operates the Cookville Wastewater Treatment Facility, which is a Class III plant providing wastewater treatment for the Osprey Village area. Due to the high level of development scheduled for Osprey Village (approximately 800 units plus commercial development), the plant is expected to exceed its operational capacity within the next few years. Plant upgrades are required to ensure MODL can provide sufficient wastewater treatment capacity for the planned developments.

To date, MODL has been awarded two grants to help cover the costs of this substantial capital project:

Municipal Capital Growth Program (MCGP)	\$4,100,000
Invest in Canda Infrastructure Program (ICIP)	\$6,679,903
Total Grant Funding	\$10,779,903

The total cost of the Cookville Wastewater Plant Phase 3 upgrade is \$24,570,820 and MODL has only reached 43.9% funding for this project. To meet our funding target of 50%, a funding request of \$1,500,000 to the GRID program is recommended.

Discussion

The Provincial and Federal levels of government release grant programs throughout the fiscal year to provide support for various projects of strategic importance to municipal governments. When these grant programs are released, staff review the current and 5-year capital budgets to identify Council-approved projects that are best aligned with the various funding programs. Funding programs often require a Council motion to validate that Council supports the project and associated funding application. To meet the requirements of the grant application, staff have put forward this Request for Decision to attain the required Council motion to accompany the GRID application, which is due by December 13, 2024.

Previous to the GRID program announcement, staff presented information to Council suggesting that we would use the Sustainable Services Growth Fund (SSGF) contribution from the province (valued at \$1,205,260) towards the Cookville Wastewater Treatment Plant Phase 3 upgrade project. The GRID program allows for a more strategic use of the SSGF funds. Staff are considering reallocating the SSGF contribution to qualifying projects completed in 2023/24 which were funded through municipal reserve funds. Council will be advised, and a motion will be sought if this occurs.

Recommendation

To meet the funding target of 50%, a funding request of \$1,500,000 to the GRID program is recommended.

Report Preparation	
Department	
Report Prepared by	
Report Approved by	
Date Reviewed by C.A.O.	