

## **Municipality of the District of Lunenburg**

### **Minutes of a Meeting of the Policy & Strategy Committee**

Held in Council Chamber, 10 Allée Champlain Drive, Cookville, N.S.  
Tuesday, March 19, 2024– 9:00 a.m.

#### **Attendance**

Deputy Mayor Wendy Oickle, District 3, Chair  
Councillor Cathy Moore, District 5, Vice Chair  
Mayor Carolyn Bolivar-Getson  
Councillor Leitha Haysom, District 1  
Councillor Martin Bell, District 2  
Councillor Pam Hubley, District 4  
Councillor Michelle Greek, District 7  
Councillor Sandra Statton, District 6 (via Teams)  
Councillor Kacy DeLong, District 8  
Councillor Reid Whynot, District 9  
Councillor Chasidy Veinotte, District 10

#### **Staff**

Tom MacEwan, Chief Administrative Officer  
Alex Dumaresq, Deputy CAO (via Teams)  
April Whynot-Lohnes, Municipal Clerk  
Joanne Powers, Executive Assistant

#### **1. Call to Order**

Deputy Mayor Oickle called the meeting to order at 9:00 a.m. and began by acknowledging that the meeting was held in Mi'kma'ki, the traditional territory of the Mi'kmaq people.

#### **2. Acknowledgements/Recognition**

##### **2.1 Centre Scolaire de la Rive-Sud Students – Pilot Project, Voix du Changement**

Yanik Gallie, Teacher, Centre scolaire de Rive-Sud, and twelve Grade 9 students were present at the meeting. The students were working on a pilot project with Voix du Changement. A quest that was developed in which students had to solve challenges in order to receive the geographical coordinates to meet the next person of interest on their schedule. Mayor Bolivar-Getson welcomed them to the meeting and briefly spoke about leadership and their role in the community.

Mayor Bolivar-Getson and Deputy Mayor Oickle presented the students with a municipal token.

#### **3. Public Input**

Jake Wentzell, Conquerall Mills, a 3<sup>rd</sup> generation farmer asked if the conservation designation of the Cape LaHave Island will limit the use of grazing farm animals.

He was advised to look at the EngageMODL website for more information on Cape LaHave Island and also contact Trudy Payne, Director of Recreation, Parks and Tourism.

#### **4. Changes/Approval of Agenda (as circulated)**

Item 10.2 – Renaming the Portion of Logan Road, was removed from the agenda by Councillor Hubley.

**Moved by Councillor Moore, seconded by Councillor DeLong that the February 20, 2024, Policy & Strategy Committee agenda be approved as amended. Carried unanimously.**

#### **5. Approval of Minutes – February 20, 2024**

**Moved by Mayor Bolivar-Getson, seconded by Councillor Veinotte that the Minutes of February 20, 2024, Policy & Strategy Committee meeting be approved as circulated. Carried unanimously.**

#### **6. Business Arising from Minutes – Nil**

#### **7. Presentations/Scheduled Times**

##### **7.1 99pt5 Biotreaters – Arthur Sager**

Arthur Sager, of Pentz, 99pt5 Biotreaters, reviewed the presentation entitled, “99pt5 Biotreaters” (included in the agenda package). The presentation covered the following topics:

- Who is 99pt5?
- Introduction
- Key Numbers
- BioGas Production
- Benefits
- Feasibility & Infrastructure
- The 99pt5 BioTreater™ Advantage
- The Big Picture
- The BioTreater
- Sample Numbers
- Partnership/Collaboration

Mr. Sager explained that 99pt5 is a group of professionals with decades of experience designing and building process equipment for the oil and gas industry. They are committed to

revolutionizing waste management by harnessing the power of BioGas. He stated that BioGas could power all the vehicles from the three partnering municipal partners of the Lunenburg

Regional Community Recycling Centre (LRCRC) and the buses owned by Lunenburg County Wheels with their process.

Mr. Sager answered a number of questions from Committee members on how the process could work at the LRCRC. He was advised to contact Lesley McFarlane, Chief Operating Officer, Municipal Joint Services Board – Lunenburg Region, to request being placed on an upcoming agenda.

Mr. Sager left the meeting at 9:53 a.m.

## **7.2 Property Tax Revenue – Barry Zwicker**

Barry Zwicker, Stillwater Lake, reviewed the presentation entitled, “Property Tax Revenue” (included in the agenda package). It included the following items:

- Mandatory Expenses vs Discretionary Expenses
- Property Assessment Capped
- Proposal for a CRA – municipal Revenue Collection
- Benefits
- Municipal Revenue Systems – MODL
- Past Correspondence

Mr. Zwicker stated that the way municipalities calculate property tax is outdated. He feels that municipalities should be submitting one number to the Canada Revenue Agency (CRA) each tax year. Then CRA would do a one-time modification to their tax software to calculate everyone’s property taxes based on their net income.

Mr. Zwicker asked that Municipal Council write to the Minister of Finance supporting his idea.

Mr. Zwicker left the meeting at 10:08 a.m.

The meeting recessed at 10:07 a.m. and resumed at 10:18 a.m.

## **8. Referrals from Council – Nil**

## **9. Staff Reports**

### **9.1 Recreation Department**

#### **9.1.1 Proposed Amendment to MODL 058 Fees Policy – Table 2 Recreation Services Fees**

Ruth Wawin, Tourism & Event Development Officer, discussed the proposed amendments to MODL Policy 058 – Fees Policy Table 2 Recreation Services Fees. Amending this policy would provide clarity on existing fees and introduce tournament rates for the Municipal Activity and Recreation Complex (MARC) ballfields.

The proposed changes included adding tournament fees, removing an obsolete rental fee, and clarifying existing rates. Staff proposed changes to Table 2 – Recreation Services Fees, as outlined in the staff report.

**Moved by Councillor Greek, seconded by Mayor Bolivar-Getson that the Policy & Strategy Committee recommend that Municipal Council amend MODL Policy 058 Fees Policy as presented, and hereby gives 7 days’ notice of Council’s intention to adopt the amended policy at the March 26, 2024, Council meeting. Carried unanimously.**

## **9.2 Planning Department**

### **9.2.1 Municipal Public Charging Station Fee Review**

Abhi Jain, Climate Change & Sustainability Planner, reviewed the report entitled, “Municipal Public Charging Station Fee – MODL Policy 058” (included in the agenda package). Mr. Jain reviewed the EV Charging Station Usage from 2022 to 2024 (until March 12<sup>th</sup>).

There was discussion on private industry versus NS Power installed charging station fees. Clarity was provided on the difference and that there is no regulatory board for setting rates. Consensus was that conducting a jurisdictional scan regularly would be beneficial to ensure MODL stations are aligned with industry standards.

**Moved by Councillor Statton, seconded by Councillor Bell that the Policy & Strategy Committee recommend that Municipal Council increase the municipal public charging station fee to \$1.50 per hour, and further that Council amend MODL Policy 058 Fees Policy to reflect the increase, and hereby gives 7 days’ notice of Council’s intention to adopt the amended policy at the March 26, 2024, Council meeting. Carried unanimously.**

## **9.3 Administration Department**

### **9.3.1 Proposed Joint Police Board for Lunenburg County**

Mr. Dumaresq reviewed the report entitled, “Proposed Joint Police Advisory Board for Lunenburg County” (included in the agenda package).

Presently, the Royal Canadian Mounted Police (RCMP) provide police services to four of the five municipalities in Lunenburg County including the District of Chester, the District of Lunenburg, and the Towns of Mahone Bay and Lunenburg. The District of Chester, the District of

Lunenburg, and the Town of Mahone Bay currently have active boards. The Town of Lunenburg is in the process of activating an advisory board and inquired with municipal staff in neighbouring units if there would be interest in exploring a joint board.

Since the RCMP provides policing services to four of the Municipalities in Lunenburg County, a joint regional board would provide a more cohesive view for the local governance of policing.

The Department of Justice confirmed that a joint board would not be inappropriate, and the process relatively simple. The Municipalities seeking a joint board must write a letter to the Minister seeking approval and outlining the reasons for seeking a joint board.

**Moved by Councillor Bell, seconded by Councillor Veinotte that the Policy & Strategy Committee recommend that Municipal Council refer the matter of the creation of a Joint Police Advisory Board for Lunenburg County to the Police Advisory Board, and further request that they provide feedback before the May 14, 2024, Council meeting. Carried unanimously.**

## **10. Mayor's/Deputy Mayor's/Councillors' Matters**

### **10.1 Resolution on Federal Infrastructure Spending (Councillor DeLong)**

Councillor DeLong stated that this item was recently circulated in a Federation of Canadian Municipalities (FCM) newsletter and requested that members support their ask to the Federal Government for consistent infrastructure spending that tracks with real-world spending needs of municipalities.

Councillor DeLong supported this idea and wanted to give Committee Members an opportunity to consider it. She requested that a resolution of Council stating that we believe there should be consistent infrastructure funding, and further that a letter be sent to the Honourable Minister Sean Fraser stating as much.

**Moved by Councillor DeLong, seconded by Councillor Greek that the Policy & Strategy Committee recommend that Municipal Council write a letter to the Honourable Sean Fraser, Minister of Housing, Infrastructure and Communities requesting:**

- **that the Canada Community Building Fund be maintained as a source of direct, predictable, long-term funding for local infrastructure priorities, and**
- **commit, in Budget 2024, to meet the next generation of infrastructure programs, including water and wastewater infrastructure and increase the Disaster Mitigation and Adaption Fund, and**

**further negotiate a Municipal Growth Framework to modernize how municipalities are funded. And further that Council pass a resolution in the form attached from the FCM Toolkit. Carried unanimously.**

## **11. Added Items - Nil**

**12. In Camera - Nil**

**13. Adjournment**

There being no further business, the meeting adjourned at 11:03 a.m.

## SAMPLE LETTER TO YOUR MP

March [xx], 2024

[Mr./Mrs./Ms./Mx. (full name), M.P., or for Ministers: The Honourable (full name), P.C., M.P.]  
House of Commons  
Ottawa, ON  
K1A 0A6

**Subject: Urgent call for federal commitment in infrastructure to sustain growth**

[Dear Minister or Dear Mr./Ms. (last name of MP)]:

I write to you today to bring your urgent attention to an issue of growing concern to our municipality.

On March [xx], 2024, the council of the municipality of [xyz] unanimously resolved to urge the federal government to dedicate funds in the 2024 Budget to the next generation of infrastructure programs, including a new program for water and wastewater infrastructure and an increase to the Disaster Mitigation and Adaptation Fund.

**The federal government must step up in Budget 2024 and solidify its commitment to new housing by channeling investments into the supporting infrastructure. The housing crisis is not something any single order of government can solve. Our municipality, along with others across the country, has been accelerating housing construction, fast-tracking permit approvals, and coming up with innovative zoning solutions to get more housing built faster.**

However, the absence of a comprehensive housing and infrastructure plan brings uncertainty to the lives of individuals, particularly those searching for affordable housing. An immediate housing and homelessness plan is essential, one that extends beyond new housing units to include the infrastructure required to service these units and encompass a renewed commitment to invest in complete neighbourhoods with robust public services.

Moreover, our municipal council is concerned that the Canada Community-Building Fund (CCBF) is currently the only federal infrastructure program on which we can rely on to rehabilitate existing infrastructure and develop new assets to accommodate growth. It is crucial for Canada's growing municipalities to have access to a CCBF that is flexible and predictable as the renegotiation process concludes.

While municipalities are working hard to get housing built, they own and maintain most of the infrastructure that Canadians rely on every day. Yet, they only collect between 8 to 12 cents of every tax dollar. It is time to empower municipalities with the tools they need to support growth. Alongside the Federation of Canadian Municipalities, our municipality is advocating for all orders of government to come together to modernize the way that municipalities are funded to enable Canada's long-term growth, to ensure economic development and to provide a great quality of life for every Canadian.

The municipality of [xyz] looks forward to working with you to ensure a future where Canadians see their communities growing confidently, with scale and ambition that delivers what Canadians need now—more affordable housing, support for the most vulnerable, core infrastructure that can support generations of residents, and reliable, efficient transit we can rely on into the future.

Yours sincerely,

[name of signatory]

[title, municipality, province]