



Victoria County Municipal Council
May 9, 2022

A meeting of Victoria County Municipal Council was held in Council Chambers in Baddeck on May 9, 2022, at 2:00pm with Warden Bruce Morrison in the Chair.

Present Were:

District #1- Paul MacNeil

District #2- Perla MacLeod

District #3- Bruce Morrison, Warden

District #4- Barbara Longva

District #6- Larry Dauphinee, Deputy Warden

District #7- Jackie Organ

District #8- Norman MacDonald

Also present were:

Leanne MacEachen, CAO

Alix Redden, CFO

Allan Bragg, Manager of Accounting

Stephanie MacLeod, Recorder

Dan Coffin, Tourism Officer

Ursula Melski, Communications

Absent: District #5- Fraser Patterson for medical reasons.



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Warden Morrison welcomed everyone and acknowledged that this meeting is being held in Unama'ki, One of seven traditional districts of Mi'kma'ki, the ancestral and unceded territory of the Mi'kmaw People.

Warden Morrison made mention of the Budget meeting that was held prior to Council and thanked the administrative staff for their work in preparing for the meeting.

CALL TO ORDER

Warden Morrison called the meeting to order and presented the agenda for approval.

On Motion of Councillor MacNeil, seconded by Councillor Organ that the Agenda for May 9, 2022, be approved.

Motion Carried.

UINR (Unama'ki Institute of Natural Resources) PRESENTATION – Lisa Young & Patricia Nash

Ms. Young gave an overview of ICPA (Indigenous Culture Protected Areas) and the protected areas and the difference in world view from the perspective of the indigenous peoples.

Highlights of the presentation include:

- 2017 Indigenous Circle of Experts (ICE) identified the use of ICPA's.
- 2019 funding from Federal Government to establish a network of protected areas in Nova Scotia.
- Mi'kmaw project led by Assembly of Nova Scotia Mi'kmaw Chiefs.
- Coordinated in Unama'ki by UINR.
- Different approach – culture and language are at the heart, with benefits to biodiversity, economy, and fighting climate change

Ms. Nash went over the Unama'ki ICPA Program and what the program was trying to achieve, which included:

- Community Engagement sessions (Feb 2020)
- Report prepared with recommendations
- Kluskap's Cave identified as the priority site due to its significant biocultural features

The group purchased the McLellan property adjacent to Kluskap's Cave to help better preserve it and potentially restore the McLellan house.



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Ms. Nash gave an overview of Klusklap's Cave:

- Concerns identified by Mi'kmaq and landowners from Cape Dauphin and New Campbellton
- Continued access to the trail, prevent vandalism and inappropriate use, ensure users are aware of hazards associated with Kluskap's Cave / Fairy Hole, reduce congestion at the trailhead, and assess feasibility of restoring the McLellan house
- Working in collaboration with Highland Village, local historians and adjacent landowners

Questions:

Councillor MacNeil asked if the whole Bras d'Or Lakes is still under consideration for the ICPA program and Ms. Young said it is. UINR has been working in the Bras d'Or watershed for a few years and know how important it is to be protected. ICPA doesn't have any policy for the lakes but acknowledge its significance and how it needs to be protected.

Councillor MacLeod thanked them for their presentation and asked what their partnership with the Highland Village is and Ms. Nash said 6 staff members from the Highland Village came to do an assessment of the McLellan House and they said it could be restored with some money and put them in touch with some historians.

Councillor Longva mentioned she has gone down to the Cave and was surprised at the amount of garbage and Ms. Nash said they are working with the province and the neighbours to address these issues.

Deputy Warden Dauphinee mentioned the graffiti and hoped this group could make that stop and Ms. Young said they are hoping education would help with this.

Councillor Organ thanked them for their presentation.

Councillor MacDonald thanked them for their presentation and asked what the distance was from the caves to the houses and asked if they have found any artifacts from the site. Ms. Nash said it is about 1.7km and they haven't had any archaeological assessments done on there yet, but they are hoping that will be something that the ICPA will look into. Ms. Young said that area is tied very much to our ancestral stories and oral history.

Warden Morrison thanked them for their presentation and mentioned that he has had the pleasure of seeing the cave both from land and sea and said that the Municipality is willing to help with any initiatives if need be.



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EDPC UNSIGHTLY PREMISES PRESENTATION – Johnathan Martin and Sean Donovan

Mr. Martin gave a short presentation on an unsightly premises complaint at 9 Fownes Drive in Baddeck. The property owner was issued a 7-day cleanup order and the property owner was present.

Mr. Martin went over the current complaint file:

- Complaints received April 19, 2022
- Order Issued April 22, 2022, delivered to property, spoke with Owner
- Order appealed to council in writing April 28, 2022
- Owner was handed a letter on April 29, 2022, notifying them of the date and time of this council meeting.

Warden Morrison asked does Council want to uphold the order.

Deputy Warden Dauphine asked if each time a complaint is made and orders are made, does the property owner clean it up, then avoids the order, then the property gets unsightly again and Mr. Donovan confirmed this. It is an ongoing issue so now EDPC just issue orders each time there is a complaint for this property.

The property owner said he has no objection to the order but mentioned that it is significantly cleaned up.

The property owner said he owns a repair company so some items that he was ordered to remove were not his.

Warden Morrison said the property needs to be cleaned up to the satisfaction of EDPC. EDPC wants the order to uphold.

On Motion of Deputy Warden Dauphinee, seconded by Councillor MacNeil that the cleanup order will proceed as recommended by EDPC.

Motion Carried.

Mr. Donovan will send a list to the property owner of what needs to be cleaned up and Warden Morrison said if EDPC is satisfied with the clean up then Council will be as well.

Warden Morrison asked what the next steps are, and Mr. Donovan said the 7 days starts again today, if it is not completed, they will request the tender to remove any items that were in the order.



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APPROVAL OF MINUTES

The Minutes of the April 25, 2022, meeting of Victoria County Municipal Council was presented for approval.

On Motion of Deputy Warden Dauphinee, seconded by Councillor MacDonald that the Victoria County Municipal Council Minutes of April 25, 2022, be approved.

Motion Carried.

CAO REPORT

Old Business

- Received quotes on different areas of concern for the Courthouse, the next reports would cost about \$77,000, new building will be about \$4-7 million.
- Received word from DNRR, they have given us a letter of offer of 5 hectares of land for the White Point lot for the new potential location of the Transfer Station.
- Heavy garbage May 9th.
- May 16 meeting of provincial Department of Public Works, policies, admin

Councillor Longva requested a committee to be formed for helping to bring in families fleeing from the Ukraine. Warden Morrison said to reach out to Councillor Longva if you are interested in joining the committee.

Warden Morrison requested a motion to contact Brett MacDougall with the NSHA (Nova Scotia Health Authority) to see when town hall meetings will be scheduled in Victoria County.

On Motion of Deputy Warden Dauphinee, seconded by Councillor MacLeod that Brett MacDougall with the NSHA be contacted to see when town hall meetings will be scheduled for Victoria County

Motion Carried.

New Business

Communications

- May 10th information will be posted for Boundary Review and Accessibility Road Show.
- Accessibility survey will be launched around that same time.
- No Mow May signs have arrived and are up on the Courthouse lawn.
- VCT North bus is down for repairs.

Tourism



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- Regular meetings taking place with tourism operators on a range of tourism issues. Labour and Concerns over the Cabot Trail detour in Middle River are popular issues currently
- Congrats to John and Rosalie Pino on purchasing and re-opening the Highwheeler Café in Baddeck – opens Friday the 13th!
- Also starting to see many food service operations beginning to open for the season. We encourage residents to get out and support these businesses this time of year to help keep these key businesses running in our small communities.
- DCB Operator meetings to discuss next steps on the Cape Breton wide marketing levy are happening now. Has been some poor turnout to first few meetings on such a key topic. Thanks to the few businesses in Baddeck and St. Ann's that attended the first two meetings.
- Had meeting with Tourism Nova Scotia to discuss future tourism strategy.

Community Development:

Trails:

- Follow up with Archeological Resource Impact Assessment is on-going now that the snow is gone.
- Meetings with local Trail groups and clubs continue to outline route and planning for future trail projects the clubs are working on.

Placemaking:

- Attended Launch of "The Gathering Place" in St Ann's (Indian Brook Firehall) being led by St Ann's Bay Development Association (SABDA) of which we have been able to support through our placemaking project
- Submitted 2 applications for Placemaking project at Cops Cove in Ingonish. One application to ACOA and one to Develop Nova Scotia for this key project in partnership with Ingonish Development Society, Parks Canada, and ourselves.
- Continuing to follow up with the 5 communities from last summer's Placemaking engagement sessions and working to move these locations forward through small enhancements and creation of working groups to oversee these locations.

Rec/AL

- Co-ordinating First-Aid training for staff (beginning with Public Works, but will find out what other staff need their certification renewed and determine whether or not we need to offer another session)
- Nova Scotia Walks Day is next Wednesday, May 11th and we are hosting a community walk leaving from the front of the Courthouse in Baddeck at 12pm and walking around the village for roughly 30-40 minutes. All are welcome!



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- Looking into submitting an expression of interest to the Connect2 program & the Beautification & Streetscaping Program
- Working on finalizing the survey for Accessibility Advisory Committee & coordinating engagement sessions for end of May early June
- Hoping to collaborate with the Clean Intern on some shoreline cleanups in the month of June
- Attending the St. Ann's info fair on Saturday and have compiled resources from multiple departments to share with newcomers to the community
- Community garden work has begun
- Working with DCB to plan a waterfall hike as part of their spring campaign

Finance

- Working on Budget
- New Customer Service Clerk started this week
- Interviewing down north for seasonal positions.
- Hired a seasonal water utility position for down north.
- Put in an application to replace the Dingwall water tower with PCAP. Need a Council resolution.

EDO

- Still working on business plans in VC
- Working on a couple of investment attraction projects in coordination with NSBI
- Connected with another potential housing developer and have connected him to community groups in Ingonish, Bay St. Lawrence, and New Haven to explore a cooperative model of housing
- There's a new capebreton.shop e-commerce platform that the Partnership is working on with DCB. It's similar to an Etsy format and if businesses are interested, they can reach out to Erica
- Connected with DNRR to discuss lands in Ingonish for future development
- Also reached out to CMHC to learn more about their programs – setting up a meeting in the near future
- Meeting with Parks Canada next week to discuss business in the park as well
- Discussed running an immigration and housing webinar through the Cape Breton Partnership – stay tuned for more info

Public Works

- Heavy garbage May 9th, residential only, not commercial
- Need staff at the Baddeck PW. Stay tuned for job postings.
- Re-Use Centre opened last week.
- Water meter issue at the Keltic Lodge, working with PW on that.
- Rise in fuel costs are making an impact.



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Other

- CAO mentioned that she is on the hiring committee for a new executive director for AMANS.

TAXATION UPDATE

As of today, we're at \$777,343 total outstanding, compared to \$781,405 this time last year for a total difference of **\$4,062** ahead.

Unfortunately, current outstanding has increase and is now at **\$76,125** higher than last year with \$442,224 as of today compared to \$366,098 this time last year.

Arrears outstanding is at **\$80,188** better than last year - \$335,119 compared to \$415,307 this time last year.

Since the last update, **\$47k** has been collected toward outstanding taxes.

Reminder letters with updated messaging went out last week to everyone with an outstanding balance so we hope this will cause payments to pick up again before our 2022 bills go out in early June.

Also, just another reminder that the next tax sale is June 21 at the Inverary. List to be advertised in the Post and posted to our website Saturday, May 21.

CAO MacEachen also had some great news regarding our financial condition indicators with the province. For many years Victoria County were in the red, then the yellow for our outstanding tax collections arrears. Through the very hard work of the Tax Department, CAO was happy to announce, Victoria County is now in the green for tax collection.

DEPARTMENT OF PUBLIC WORKS

District 1

Councillor MacNeil said he has a tour with MLA Bain and Steve on Friday and the new ferry is coming. Service will be out for 2-3 weeks.

District 2

Councillor MacLeod had the following concerns:

- Highway between exit 8-9 deeps potholes, need patching.
- Update: some asphalt repairs to the detour route on West Side Middle River Road and MacLennan's Cross road were done, the West Side Middle River Road and two crossroads, Church and MacLennan's are scheduled to be repaved early this construction season.



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- The temporary detour bridge at Gold Brook on Cabot Trail, there is a tender out now to build this bridge, schedule for opening will most likely be mid summer. A second tender is following for the new bridge, this will most likely be a two-year project.

District 3

Warden Morrison was pleased to see extensive patching around the Village.

District 4

Councillor Longva had the following concerns:

- Long Hill Road needs immediate attention as there is a section that is very dangerous and no markers on it.
- Complaints about the Old Big Harbour Road needs work where it goes off the Big Harbour Road. She hasn't seen it yet, but assumes it's pretty bad as the constituent said he has no issues with the Big Harbour Road, which is also in bad condition
- Bad washout on the Bay Road as well, but it is marked with some reflectors.

District 6

Deputy Warden Dauphinee is looking forward to seeing the grader come to the Ingonish area.

District 7

Councillor Organ had requests for sign replacements at Smithville Road and Ocean View Drive.

District 8

Councillor MacDonald forwarded all concerns to Steve and requested an updated for the Dingwall Road and Steve has assured him it was still on the list.



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MOTIONS/RESOLUTIONS

PCAP Resolution:

Be it resolved that the Municipality of the County of Victoria directs staff to apply for a grant opportunity through the Provincial Capital Assistance Program (PCAP) for the replacement of the Dingwall water tower.

Be it further resolved that the Municipality has identified this as a critical priority.

The following motion was made and passed on May 9, 2022:

It was moved by Councillor MacDonald and seconded by Councillor Organ that Council directs staff to apply for a grant opportunity through the Provincial Capital Assistance Program (PCAP) for the replacement of the Dingwall water tower.

Motion carried.

Canada Community Building Resolution:

Be it resolved that the Municipality of the County of Victoria directs staff to transfer funds from the CCBF (Canada Community Building Fund) to be applied to the development of a multi use trail system.

Be it further resolved that the Municipality has identified trail development as a strategic priority to be carried about by an assigned, administrative trails team.

The following motion was made and passed on May 9, 2022:

It was moved by Councillor MacLeod and seconded by Deputy Warden Dauphinee that the Municipality directs staff to transfer funds from the CCBF to be applied to the development of a multi use trail system.

Motion carried.

Warden Morrison gave a brief background for the Baddeck Community Wharf project for the resolution that was requested from Village of Baddeck, it read as follows:

As everyone is aware repairs and improvements to the Baddeck Community Wharf in the amount of \$1.6 million have been completed. Throughout the project Develop Nova Scotia and others have been emphasizing the importance of having 3 phase power at the wharf to enable Baddeck to be designated a Port of Confidence with a suite of services available to boaters. While the initial project budget and related funding requests had provision for electrical costs, the estimates provided by the consulting engineers were low resulting in a funding shortfall. To cover the current shortfall, funding for the \$1.6



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million referred to already includes an additional \$21,400 from the donor community in addition to the initial \$20,000 required by ACOA.

ACOA granted the Village of Baddeck a second extension to the project completion date which is now July 31, 2022.

To complete this project, it requires that 3 phase power be delivered to the Freight Shed building addition. Over time, Nova Scotia Power (NSP) and Waterfront Baddeck have looked at various options for delivery of electrical service to the wharf and now have determined the best option is to eliminate the need for additional power poles and use underground rather than overhead delivery. While Nova Scotia Power was on site recently, we haven't yet received their quote for their services. However, a quote from LYNK electric has been received for their component of the work and it is \$38,800 net of HST recovery. We anticipate the overall cost will be \$76,000 once NSP's quote is received and to provide for some contingency.

This project meets a number of the project eligibility requirements of the Canada Community Building Fund including Recreational Infrastructure and Tourism Infrastructure.

The Village of Baddeck has asked Council to make the following Resolution on their behalf:

Given the importance of the completion of Baddeck Community Wharf Project and the necessity of meeting ACOA's extended project completion date, it was moved by Deputy Warden Dauphinee and seconded by Councillor MacNeil that the Village Commissioners of Baddeck approve the withdrawal of up to \$76,000 from the Canada Community Building Funds (formerly Gas Tax Fund) to be used to complete the delivery of 3 phase power to the Baddeck Community Wharf.

Motion Carried.

DISTRICT CONCERNS

District 1

Councillor MacNeil is having issues with geese in his district and asked if there could be a policy adopted to not feed the geese and asked for a letter to be sent to the Department of Natural Resources and Renewables asking for their assistance with the geese issue and what can be done.

On Motion of Councillor MacLeod, seconded by Deputy Warden Dauphinee that a letter be sent to the Department of Natural Resources and Renewables asking for their assistance with the geese in District 1.

Motion Carried.



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District 2

Councillor MacLeod requested the CAO ask the Active Living and Recreation Coordinator about putting on a babysitting course again and CAO said yes, she will ask for an update on that.

Councillor MacLeod asked if the street name change on Campbell Street has been approved and Warden said he is still waiting for an update from the Deputy Minister of Public Works.

District 3

Warden Morrison mentioned the seasonal adjustment tax and requested a meeting with the Minister of Municipal Affairs. Warden Morrison asked that the issue be reopened and rewording be done as has been requested the last 10-12 years.

On Motion of Deputy Warden Dauphinee, seconded by Councillor MacLeod that a letter be sent to Minister Lohr requesting a meeting to discuss the seasonal adjustment tax.

Motion Carried.

District 4

Councillor Longva said that after attending a workshop at the spring NSFMC conference re: Diversity and Inclusivity and in the name of Truth and Reconciliation and recognize and are committed to working with the Mi'kmaw community in Victoria County.

Councillor Longva also said that as Nova Scotia wants to move toward green energy, she heard of a program, called, Solar Electricity for Community Buildings Program. It would involve a 20-year contract with Nova Scotia Power. It would involve a \$250,000 investment from the County but will bring \$35,000 to \$40,000 a year profit. Stewiacke has had 240 solar panels installed. Councillor Longva said she thinks it would be a great initiative for Victoria County with one installation placed at the Baddeck landfill and one at the landfill North, it would be great way to make more money for infrastructure.

Warden Morrison said to send the information to the CAO.

Councillor Longva requested staff to check with Nova Scotia Power to see if a streetlight has been fixed and also to report a light out at 594 Oregon Rd.

Councillor Longva mentioned that the North River Falls trail is in a bad state of repair, and said she will contact the local trail groups to put in an application for funding to do work on that trail and CAO MacEachen said to contact Dan Coffin or Lydia Kerr to apply for trail funding.



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District 6

Deputy Warden Dauphinee asked if we could find out how much it would cost for solar speed indicator signs that are just a sign, not attached to a trailer or anything and CAO said she would look into it.

Deputy Warden Dauphinee asked about the lands survey in Ingonish and CAO said there is an issue with Property Online. CAO said she will follow up again though.

On Motion of Deputy Warden Dauphinee, seconded by Councillor MacLeod that a letter be sent to Mattea Roach congratulating her on her Jeopardy success and to thank her for acknowledging the Cape Breton Highlands National Park and Ingonish on the show.

Motion Carried.

Deputy Warden Dauphinee expressed his frustrations over the province not coming to the table to negotiate a rate increase with the Nova Scotia Truckers Association to help offset the significant rise in cost of diesel fuel.

On Motion of Deputy Warden Dauphinee, seconded by Councillor Longva that a letter be sent to Minister Masland and Minister MacMaster requesting the province respond immediately to the Trucking Association of Nova Scotia with a reasonable trucking rate. The reasonable rate will ensure the continuing operation of local trucking firms. Without a rate increase these operators and staff face an uncertain future. The 2022/2023 construction season will also be in jeopardy.

Motion Carried.

District 7

Councillor Organ had no district concerns to report.

District 8

Councillor MacDonald mentioned the Canada Post situation in St. Margaret's Village, and he was talking to Sean Tobin and there seems to be some miscommunication whether it be from Canada Post to the Municipality because operations were supposed to be up and running but they are still having issues with a location for the mailboxes.

To simplify things, residents are asking if Canada Post can put up super boxes at the Credit Union. This would save residents having to travel 20 minutes or more to collect their mail.



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On Motion of Councillor MacDonald, seconded by Councillor Organ that a letter be sent to Canada Post requesting super boxes be placed at the Credit Union in St. Margaret's Village until they can resolve the issue with the mail.

Motion Carried.

Councillor MacDonald mentioned that the washrooms in District 8 in Bay St. Lawrence are open and are 24 hour access and the washrooms at the Cape North Museum should be open in June.

PROCLAMTION

On Motion of Councillor Longva, seconded by Councillor MacLeod that May 2022, as the Scottish Heritage Month in Victoria County.

Motion Carried.

COMMITTEE REPORT and OTHER UPDATES

Warden Morrison said there is active committee formed for the development of a new rink for Baddeck and requested a letter of support. Seconded by Councillor MacLeod.

CORRESPONDENCE

All has been sent out.

OTHER

Warden Morrison acknowledged that we raised the Gaelic flag in honor of Scottish Heritage Month and local resident Sam MacLean read the proclamation aloud in Gaelic and we thank him for that.

Councillor Longva acknowledged the great news that the Non-Resident Tax was cancelled.

On Motion of Councillor Longva, seconded by Deputy Warden Dauphinee that a letter be sent to Premier Houston to thank him for listening to the municipalities and removing the non resident tax.

Motion Carried.



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COUNCIL MEETING

Next Council meeting is May 30, 2022, at 2:00pm.

On Motion of Councillor MacNeil to go In Camera

Motion Carried.