



**COUNCIL MEETING OF
TUESDAY, OCTOBER 8, 2024 7:00 P.M.
COUNCIL CHAMBERS, MUNICIPAL OFFICE
31C MAIN STREET, SACKVILLE NB**

In attendance were Mayor Andrew Black, Deputy Mayor Greg Martin and Councillors Allison Butcher, Matt Estabrooks, Josh Goguen, Barry Hicks, Bruce Phinney, Michael Tower and Debbie Wiggins-Colwell. Also in attendance were Chief Administrative Officer Jennifer Borne, Director of Legislative Services Donna Beal, Director of Engineering & Public Works Jon Eppell, Director of Financial Services Michael Beal, Assistant Clerk Becky Goodwin, Communications Officer Jeremy McLaughlin and Plan360 Planning Manager Lori Bickford.

Also, in attendance were two (2) members of the Public.

1. CALL MEETING TO ORDER

Mayor Andrew Black called the meeting to order.

Mayor Andrew Black acknowledged that we are located within the territory of Mi'kma'ki, the unceded, ancestral territory of the Mi'kmaq people.

2. ADOPTION OF AGENDA

#24-186 MOVED BY COUNCILLOR MATT ESTABROOKS AND SECONDED BY COUNCILLOR BARRY HICKS THAT COUNCIL APPROVE THE AGENDA OF THE REGULAR COUNCIL MEETING OF OCTOBER 8, 2024 AS AMENDED. MOTION CARRIED.

3. CONFLICT OF INTEREST DECLARATION

Mayor Andrew Black asked if there were any disclosure of interest. Councillor Debbie Wiggins-Colwell declared a conflict of interest with item 6.iii Quarry Park Bridge.

4. ADOPTION OF MINUTES

#24-187 MOVED BY COUNCILLOR MATT ESTABROOKS AND SECONDED BY DEPUTY MAYOR GREG MARTIN THAT COUNCIL ADOPT THE MINUTES OF THE REGULAR COUNCIL MEETING OF SEPTEMBER 9, 2024, AS CIRCULATED. MOTION CARRIED.

#24-188 MOVED BY COUNCILLOR BARRY HICKS AND SECONDED BY COUNCILLOR MICHAEL TOWER THAT COUNCIL ADOPT THE MINUTES OF THE SPECIAL MEETING OF COUNCIL OF SEPTEMBER 18, 2024 AS CIRCULATED. MOTION CARRIED.

#24-189 MOVED BY COUNCILLOR DEBBIE WIGGINS-COLWELL AND SECONDED BY COUNCILLOR BRUCE PHINNEY THAT COUNCIL ADOPT THE MINUTES OF THE COMMITTEE OF THE WHOLE MEETING OF SEPTEMBER 23, 2024 AS CIRCULATED. MOTION CARRIED.

5. CONSENT AGENDA

#24-190 MOVED BY COUNCILLOR BARRY HICKS AND SECONDED BY COUNCILLOR MATT ESTABROOKS THAT COUNCIL APPROVE THE CONSENT AGENDA OF OCTOBER 8, 2024. MOTION CARRIED.

- i. RFD 2024-097 – BULK SALT 2024/2025
- ii. RFD 2024-098 – COMMERCIAL WASTE CONTAINERS AT MUNICIPAL SITES
- iii. RFD 2024-101 – CANADA COMMUNITY BUILDING FUND WITH LOCAL GOVERNMENTS

6. REPORTS FROM ADMINISTRATION

- a) TEXT AMENDMENT (HEIGHT CHANGE) TO TOWN OF SACKVILLE ZONING BY-LAW DOWNTOWN BUSINESS DISTRICT

#24-191 MOVED BY COUNCILLOR DEBBIE WIGGINS-COLWELL AND SECONDED BY COUNCILLOR MICHAEL TOWER THAT WHEREAS COUNCIL HAS CONSIDERED AN APPLICATION FROM JN LAFFORD REALTY AND MIKE WILSON TO AMEND BY-LAW NO 244, THE TOWN OF SACKVILLE ZONING BY-LAW TO CHANGE THE MAXIMUM HEIGHT REQUIREMENTS IN THE DOWNTOWN BUSINESS DISTRICT FROM 15.25 M TO 22.76 M;

BE IT RESOLVED THAT THE COUNCIL OF TANTRAMAR DIRECTS THAT THE APPROPRIATE BY-LAW BE PREPARED TO AMEND THE ZONING BY-LAW AS PER THE PROPOSED CHANGES; THAT THE PROPOSED BY-LAW BE REFERRED TO THE SOUTHEAST PLANNING REVIEW AND ADJUSTMENT COMMITTEE FOR THEIR VIEWS; THAT THE NOTICE OF INTENTION REQUIREMENTS OF THE *COMMUNITY PLANNING ACT* BE FULFILLED WITH RESPECT TO THE PROPOSED AMENDMENT, AND SETS THE COMMITTEE OF THE WHOLE MEETING ON **NOVEMBER 25, 2024** AT 3:00 PM, IN THE COUNCIL CHAMBERS AT THE MUNICIPAL OFFICE, 31 MAIN STREET, 2ND FLOOR, SACKVILLE NB AS THE DATE, TIME AND PLACE FOR THE **PUBLIC HEARING** OF CONSIDERATION OF OBJECTIONS TO THE PROPOSED BY-LAW. MOTION CARRIED.

- b) REZONING OF 106 FAIRFIELD ROAD, SACKVILLE – FRESHWINDS HOUSING

#24-192 MOVED BY COUNCILLOR MATT ESTABROOKS AND SECONDED BY COUNCILLOR ALLISON BUTCHER THAT WHEREAS COUNCIL HAS CONSIDERED AN APPLICATION FROM FRESHWINDS ECO-VILLAGE HOUSING CO-OPERATIVE TO AMEND BY-LAW NO 244, THE TOWN OF SACKVILLE ZONING BY-LAW TO CHANGE THE ZONE ON THE PROPERTY KNOWN AS PID 00892786 FROM URBAN RESIDENTIAL 1 TO URBAN RESIDENTIAL 3;

BE IT RESOLVED THAT THE COUNCIL OF TANTRAMAR DIRECTS THAT THE APPROPRIATE BY-LAW BE PREPARED TO AMEND THE ZONING BY-LAW AS PER THE PROPOSED CHANGE; THAT THE PROPOSED BY-LAW BE REFERRED TO THE SOUTHEAST PLANNING REVIEW AND ADJUSTMENT COMMITTEE FOR THEIR VIEWS; THAT THE NOTICE OF INTENTION REQUIREMENTS OF THE *COMMUNITY PLANNING ACT* BE FULFILLED WITH RESPECT TO THE PROPOSED AMENDMENT, AND SETS THE COMMITTEE OF THE WHOLE MEETING ON **NOVEMBER 25, 2024** AT 3:00 PM, IN THE COUNCIL CHAMBERS AT THE MUNICIPAL OFFICE, 31 MAIN STREET, 2ND FLOOR, SACKVILLE NB AS

THE DATE, TIME AND PLACE FOR THE **PUBLIC HEARING** OF CONSIDERATION OF OBJECTIONS TO THE PROPOSED BY-LAW. MOTION CARRIED.

c) WASTE COLLECTION SERVICE CONTRACT – FORMER LSD AREAS – J. EPELL

#24-193 MOVED BY COUNCILLOR ALLISON BUTCHER AND SECONDED BY COUNCILLOR BARRY HICKS THAT COUNCIL AUTHORIZE FERO TO PERFORM WASTE SERVICES FOR TANTRAMAR'S FORMER LOCAL SERVICE DISTRICT AREAS FROM NOVEMBER 4, 2024 TO JANUARY 31, 2025 AND AUTHORIZE THE MAYOR AND CLERK TO SIGN AND SEAL THE CONTRACT. MOTION CARRIED.

d) MOTION FROM COUNCILLOR JOSH GOGUEN

#24-194 MOVED BY COUNCILLOR JOSH GOGUEN AND SECONDED BY DEPUTY MAYOR GREG MARTIN THAT COUNCIL AUTHORIZE THE USE OF FUNDS UP TO A MAX OF \$5000.00 FROM THE COUNCIL INITIATIVES BUDGET LINE ITEM FOR A MULTI-DAY EVENT IN REGARD TO HOUSING INITIATIVES. MOTION CARRIED.

Councillor Debbie Wiggins-Colwell left the meeting.

e) QUARRY PARK BRIDGE

#24-195 MOVED BY COUNCILLOR MATT ESTABROOKS AND SECONDED BY COUNCILLOR MICHAEL TOWER THAT COUNCIL ACCEPT THE RFQ SUBMISSION FROM RILEY'S RENOS TO CONSTRUCT THE PEDESTRIAN BRIDGE IN THE QUARRY PARK IN THE AMOUNT OF \$18,000 PLUS HST. MOTION CARRIED.

Councillor Debbie Wiggins-Colwell returned to the meeting.

7. BY-LAWS

a) BY-LAW NO. 243-E, A BY-LAW TO AMEND BY-LAW NO. 243 THE TOWN OF SACKVILLE MUNICIPAL PLAN

#24-196 MOVED BY COUNCILLOR JOSH GOGUEN AND SECONDED BY COUNCILLOR BARRY HICKS THAT COUNCIL GIVE FIRST READING TO BY-LAW NO. 243-E, A BY-LAW TO AMEND BY-LAW NO. 243 TOWN OF SACKVILLE MUNICIPAL PLAN. MOTION CARRIED.

#24-197 MOVED BY COUNCILLOR JOSH GOGUEN AND SECONDED BY DEPUTY MAYOR GREG MARTIN THAT COUNCIL GIVE SECOND READING IN ITS ENTIRETY TO BY-LAW NO. 243-E, A BY-LAW TO AMEND BY-LAW NO. 243 TOWN OF SACKVILLE MUNICIPAL PLAN.

The Council of Tantramar under the authority vested in it by Section 24 and in accordance with Section 111 of the *Community Planning Act*, SNB 2017, c.19 amends By-Law No. 243, The Town of Sackville Municipal Plan and enacts as follows:

1. By-Law No 243, The Town of Sackville Municipal Plan, is amended by changing the designation as shown on the Future Land Use Map schedule A of The Town of Sackville Municipal Plan, the property known as PID 70667639 as shown on schedule “A-1” attached hereto and forming part hereof, from Urban Residential to Industrial / Business Park. MOTION CARRIED.

b) BY-LAW NO. 244-Q, A BY-LAW TO AMEND BY-LAW NO. 244 TOWN OF SACKVILLE ZONING BY-LAW

#24-198 MOVED BY DEPUTY MAYOR GREG MARTIN AND SECONDED BY COUNCILLOR MATT ESTABROOKS THAT COUNCIL GIVE FIRST READING TO BY-LAW NO. 244-Q, A BY-LAW TO AMEND BY-LAW NO. 244 TOWN OF SACKVILLE ZONING BY-LAW. MOTION CARRIED.

#24-199 MOVED BY DEPUTY MAYOR GREG MARTIN AND SECONDED BY COUNCILLOR MICHAEL TOWER THAT COUNCIL GIVE SECOND READING IN ITS ENTIRETY TO BY-LAW NO. 244-Q, A BY-LAW TO AMEND BY-LAW NO. 244 TOWN OF SACKVILLE ZONING BY-LAW.

The council of Tantrammar under the authority vested in it by Section 53 and in accordance with Section 59 of the *Community Planning Act*, SNB 2017, c.19 amends By-Law No. 244, The Town of Sackville Zoning By-Law and enacts as follows:

1. By-Law no 244, The Town of Sackville Zoning By-Law, is amended by changing the zoning as shown on the zoning map figure “1” of The Town of Sackville Zoning By-Law for the property identified as PID 70667639 as shown on Schedule “A-1” attached hereto and forming part hereof, from Urban Residential 1 (R1) to Industrial / Business Park (IND) subject to the terms and conditions imposed in Schedule B, attached hereto and forming part hereof, the resolution registered against the property.

Schedule B Resolution Parcel Identifier # 70667639

Whereas Beale and Inch Construction Ltd. is the owner of the property known as civic address 146 York Street, Sackville being PID number 70667639, and as shown on Schedule A (hereinafter called the “property”); and Whereas the Municipality of Tantrammar has rezoned the “property”, from Urban Residential 1 (R1) to Industrial / Business Park (IND) under By-Law No. 244-Q, A By-Law to Amend By-Law No. 244 Town of Sackville Zoning By-Law, passed on _____, 2024, subject to terms and conditions imposed in this Resolution; be it resolved that the Council of Tantrammar, pursuant to Section 59 of the *Community Planning Act*, SNB 2017, c.19, imposes the following terms and conditions on the rezoning:

1. That the main use of the property be limited to a construction company;
2. That the operation of the business and future development shall be done in substantial conformity to the attached site plan;
3. That the existing vegetation and tree buffers along the driveway and from abutting residential uses to the north, east and south, remain and are maintained as buffers. MOTION CARRIED.

- c) BY-LAW NO. 2024-16, A BY-LAW RELATED TO THE ESTABLISHMENT OF A SPECIAL BUSINESS IMPROVEMENT AREA LEVY

#24-200 MOVED BY COUNCILLOR ALLISON BUTCHER AND SECONDED BY COUNCILLOR BARRY HICKS THAT COUNCIL GIVE FIRST READING IN NAME ONLY TO BY-LAW NO. 2024-16, A BY-LAW RELATING TO THE ESTABLISHMENT OF A SPECIAL BUSINESS IMPROVEMENT AREA LEVY. MOTION CARRIED.

#24-201 MOVED BY COUNCILLOR ALLISON BUTCHER AND SECONDED BY COUNCILLOR JOSH GOGUEN THAT COUNCIL GIVE SECOND READING IN ITS ENTIRETY BY-LAW NO. 2024-16, A BY-LAW RELATING TO THE ESTABLISHMENT OF A SPECIAL BUSINESS IMPROVEMENT AREA LEVY.

BY-LAW NO. 2024-16

A BY-LAW RELATING TO THE ESTABLISHMENT OF A SPECIAL BUSINESS IMPROVEMENT AREA LEVY

BE IT ENACTED by the Council of Tantramar under the authority vested in it by the Business Improvement Areas Act, S.N.B. 2014, C. 102 as follows:

1. A Special Business Improvement Area Levy in the amount of twenty cents per one hundred dollars (.20/100) of assessment for the year beginning January 1, 2025, is hereby imposed on all business properties within the area described in By-Law No. 128 being A BY-LAW TO DESIGNATE AND ESTABLISH A BUSINESS IMPROVEMENT AREA WITHIN BOUNDARIES OF THE TOWN OF SACKVILLE.

2. Proceeds from the levy in the amount of twenty-seven thousand, eight hundred and nine dollars and sixty cents (\$27,809.60) may be remitted following receipt by Tantramar to Mainstreet Redevelopment Sackville Inc. for the purposes contained in the budget submitted by Mainstreet Redevelopment Sackville Inc. and approved by Tantramar Council on November 12, 2024.

3. Upon passing of this By-Law, Tantramar By-Law No. 2023-09 is hereby repealed. MOTION CARRIED.

8. MAYOR & COUNCILLOR STATEMENTS & INQUIRIES

Councillor Josh Goguen noted that his notice of motion relating to Heritage would be delayed by a few months.

Councillor Josh Goguen asked if Tantramar has looked into other insurance providers. Director of Financial Services Michael Beal responded that staff could look into this in 2025 to ensure the municipality is getting the best pricing.

#24-202 MOVED BY COUNCILLOR MATT ESTABROOKS AND SECONDED BY COUNCILLOR MICHAEL TOWER THAT COUNCIL MOVE INTO IN-CAMERA. MOTION CARRIED.



Director of Engineering & Public Works Jon Eppell, Communications Officer Jeremy McLaughlin, Plan360 Planning Manager Lori Bickford and members of the public left the meeting.

In-Camera was related to File No. L-2024-07.

Staff and members of the public returned to the meeting and Mayor & Council Statements and Inquiries continued.

Councillor Michael Tower congratulated resident Ryan Coombs on a successful Buhurt event recently held in Sackville. Buhurt is a type of medieval combat which is gaining popularity within the area thanks to the Moncton Marauders.

Councillor Debbie Wiggins-Colwell wished Mr. Ernie Partridge of Dorchester a very Happy 95th Birthday.

Mayor Andrew Black congratulated resident Deanna Cadman on reaching her pledge goal for the recent Run for the Cure, which raises much needed funds for the Canadian Cancer Society for Breast Cancer research.

9. NOTICE OF MOTION

There was no notice of motion brought forward.

10. ADJOURNMENT

#24-203 MOVED BY COUNCILLOR MICHAEL TOWER AND SECONDED BY COUNCILLOR BRUCE PHINNEY THAT COUNCIL ADJOURN THE REGULAR COUNCIL MEETING OF OCTOBER 8, 2024. MOTION CARRIED.

MAYOR

DIRECTOR OF LEGISLATIVE SERVICES

ASSISTANT CLERK