



MUNICIPALITY OF THE DISTRICT OF ARGYLE
REGULAR COUNCIL MEETING MINUTES
FEBRUARY 8, 2024

Council Members Present: Warden Danny Muise, Deputy Warden Nicole Albright, Councillor Richard Donaldson, Councillor Gordon Boudrau, Councillor Guy Surette, Councillor Glenn Diggdon, Councillor Ted Saulnier, Councillor Calvin d'Entremont, and Councillor Kathy Bourque.

Absent with Regrets: None

Staff Present: Chief Administrative Officer Alain Muise, Deputy Chief Administrative Officer Scott Surette, Director of Protection Services/Building Inspector Rene Jeddry and Finance Officer/Recorder Sheila Muise.

1. **Call Meeting to Order**

Warden Danny Muise called the meeting to order at 6:30 p.m.

2. **Invitation to Stand and Move**

Warden Danny Muise reminded Council that they are permitted to stand and move as they need to during the meeting. This is a new initiative introduced by Argyle Recreation which normalizes movement in meetings.

3. **Approval of Agenda/Conflict of Interest Declaration**

By consensus, the agenda was approved as circulated with no conflict declared at this time.

4. **Presentation – Réal Boudreau, Comité d'action pour une nouvelle école à Pubnico-Ouest**

Réal Boudreau and 3 members of the Comité d'action were in attendance to give council a presentation about the state of École Pubnico-Ouest. Numerous slides were shown, portraying the dire need for a new building. They are looking for a letter of support from Council to urge the province of the necessity for a new school in this area. Warden Muise thanked Mr. Boudreau and the Comité for their presentation.

It is MOVED by Councillor Glenn Diggdon and seconded by Councillor Calvin d'Entremont that a letter of support be sent to the Minister of Education, the Honourable Becky Druhan, with a copy to CSAP and the Comité d'Action.

MOTION CARRIED UNANIMOUSLY

5. **Adoption of Minutes**

a. **Executive Council Meeting Minutes – January 25, 2024**

By consensus, the Executive Council Meeting Minutes of January 25, 2024, are approved as presented.



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6. **Recognizing Argyle**

Councillor Kathy Bourque had the honor of visiting a grade 10 class who are studying about the Municipality and different levels of Government. They had numerous questions for Councillor Bourque, and it was a great experience. They will be visiting the mun office on February 22nd.

Deputy Warden Nicole Albright reports that the Eel Brook fire hall is near completion, and it is a beautiful building that warrants going to see.

7. **Wardens Report**

Warden Danny Muise's report is attached to the agenda. There were no questions on his report.

8. **Committees Report**

a. **Yarmouth Area Industrial Commission**

No report

b. **REMO Executive Meeting**

No report

c. **Mariners Management Authority**

No report

d. **Mariners Centre Expansion Board (MCEB)**

Deputy Warden Albright reports that the development agreement amendments have been approved and things are on track and going well. A meeting will be held next week, and a new EPC member will be chosen.

e. **Yarmouth and Acadian Shores Tourism Association**

No report

f. **Yarmouth County Solid Waste Park**

No report

g. **Yarmouth International Airport Corporation**

Councillor Surette noted that the Airport Committee was not included on the Agenda and he asked that Deputy Chief Administrative Officer Surette look into this matter.

h. **Nakile Board**

No report

i. **Western County Regional Libraries**

No report



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- j. **WREN Liaison and Oversight Committee**
No report
- k. **Argyle Recreation Committee**
Deputy Warden Albright attended an ARC meeting and Senior activities were discussed, it was noted that they are very well attended.
- l. **Police Advisory Board**
No report
- m. **Doctor Recruitment**
Nothing to report
- n. **Waste check**
No report
- o. **Sewer Committees**
No report
9. **7-day Notice**
- a. **Article C23 – Phase 1 and 2 Wedgeport Sewer Policy**
Council received 7-day notice to pass the amendments to Article C23 – Phase 1 and 2 Wedgeport Sewer Policy. This policy is set to be passed at the February Executive Council Meeting
- b. **Article C52 – Phase 3 Wedgeport Sewer Policy**
Council received 7-day notice to pass Article C52 – Phase 3 Wedgeport Sewer Policy. Councillor Boudreau asked for clarification on 8.2, CAO Muise will look into the wording and bring it back for the final reading. This policy is set to be passed at the February Executive Council Meeting.
- c. **Article P2 – Anti-Discrimination and Anti-Harassment Policy**
Council received 7-day notice to pass Article P2 – Anti-Discrimination and Anti-Harassment Policy. This policy is set to be passed at the February Executive Council Meeting.
10. **For Decision and Discussion**
- a. **First Reading – Development Agreement for PID# 90087388**
The Municipality has received a Development Agreement (DA) for the property at 4134 Highway 308. This will be to permit a gas bar, retail store and drive-through, and Director of Protection Services/Building Inspector, Rene Jeddry explains that only the drive-through requires a DA, all other uses are permitted.



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It is by MOVED Councillor Guy Surette and SECONDED by Deputy Warden Nicole Albright to consider the proposed Development Agreement (save for minor differences in form and character) to permit the development of an automotive service station, retail store, and drive through located at 4134 Highway 308 (PID# 90087388) in Tusket; and authorize staff to schedule a public hearing.

MOTION CARRIED UNANIMOUSLY

b. First Reading – Land Use By-Law Housekeeping Amendments

The Planning and Development Department has initiated changes to the Land Use By-Law regulations to fix minor errors, omissions, or inconsistencies. In total, 11 housekeeping amendment changes are proposed the LUB.

It is MOVED by Councillor Kathy Bourque and SECONDED by Councillor Gordon Boudreau to consider approval of the proposed amendments to the Land-Use By-Law and authorize staff to schedule a public hearing.

MOTION CARRIED UNANIMOUSLY

c. Article C16 – Low Income Property Tax Exemption Policy Amendments

The Low Income Property Tax Policy was circulated with minor amendments to facilitate yearly approvals.

It is MOVED by Councillor Richard Donaldson and SECONDED by Councillor Kathy Bourque to approve the amendments to Article C16 – Low Income Property Tax Exemption Policy as presented.

MOTION CARRIED UNANIMOUSLY

d. NSFM Membership 2024-2025

The invoice from NSFM for the upcoming year Membership is circulated to Council.

It is MOVED by Councillor Richard Donaldson and SECONDED by Councillor Guy Surette to approve the NSFM Membership for 2024-2025.

MOTION CARRIED UNANIMOUSLY

11. Correspondence and For Information

a. Letter re: Coastal Flooding

Council received a letter regarding Coastal Flooding.

b. Letter to Department of Public Works re: Creamy Treat Intersection

A letter was sent to the Department of Public Works asking them to revisit the safety concerns at the Creamy Treat Intersection.



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c. **Letter to Department of Public Works re: Wedgeport Crosswalk Painting**

A letter was sent to the Department of Public Works asking them to paint the Wedgeport Crosswalk in spring of 2024.

d. **REMO Letter re: VPR**

Council received a letter from the REMO Executive Committee advising them that REMO will not be considering preparing a vulnerable persons registry at this time.

12. **Financial Requests**

None

13. **Agenda Topics for the next meeting/Notice of Motion by Councillors**

None

14. **Question Period**

None

15. **In-Camera**

None

16. **Adjournment**

There being no further business, the meeting was adjourned at 7:25 p.m.

Date Approved

Chair

Clerk/Recorder