

Council says "No" to Elementary School

By Maurice Rees

Despite having the first right of refusal, Colchester Council decided to say "No" to an offer from the Central-Chignecto Regional Centre for Education (CCRCE) to assume ownership of the Tatamagouche Elementary School. The decision was taken on motions by Councillors Gregory and Cavanaugh at the September 13 committee meeting of council.

H. B. Steeves, CCRCE's Director of Operational Services had offered the school to the municipality in a letter dated June 18th and requested a decision by September 28th. Council's committee decision will go forward to council's monthly meeting on September 27th for ratification.

Tatamagouche Elementary School has been declared surplus. Councillors based their decision on there appears to be little if any interest by community groups in the building. An inspection was conducted on August 28, 2018 which confirmed the building requires extensive work; presence of Asbestos is highly probable; and it appears to have been built in three sections, which would make renovations difficult.

The inspection report suggested if the Municipality assumed ownership the operating costs for the building would be in the range of \$50,000 to \$75,000 annually, which would be in addition to capital costs for updating the building.

Municipal Garage to get 60' Expansion

By Maurice Rees

At the August 30th meeting council approved awarding a tender for the expansion of the Public Works Garage, Lower Truro. Deputy Mayor Masters asked if staff had accessed was there enough land for 15 years into the future, because there are adjacent lands available?

Councillor Taggart asked that large capital projects be brought back to council for discussion and issuing a tender, even those they have been approved in five year capital budgets. On motions by Councillors Gibbs and Gregory, the tender was awarded to Lindsay Construction for a total contract value of \$739,950 excluding taxes, and an internal contingency of \$70,000 be carried, to be spent only on authority of the Director of Public Works.

The Public Works garage in Lower Truro serves as year-round headquarters for wastewater collection and transportation staff, and also accommodates recreation and mowing crews in the summer.

In background information on the building it was constructed 14 years ago. The building was fabricated with concrete tilt up technology. The cost at the time was \$660,000. It has 3 office spaces, a lunch room, 2 bathrooms, a locker room and a 60 ft wide bay with 4 bay doors.

At the time of construction, the building housed the following equipment and people: Wastewater collection crew (6); Water utility staff (4), however they were moved to Debert in 2006 due to space restrictions; a 2-ton truck; ¾ ton truck; two half ton trucks and three sidewalk

plows

Over the last 14 years staff and equipment compliment have increased substantially with the following people and equipment housed at the Public Works garage: Wastewater Collection Crew (11-12) depending on season; Summer crews, including 6 recreation staff; One 5-ton truck; Two 1.5-ton trucks; Four pickups; one vacuum truck; one loader; three sidewalk plows; plow and salt spreader attachments for all equipment; a backhoe (to come); sewer camera system; asphalt roller; flail mower and three commercial lawn mowers.

The garage bays are used for mechanical maintenance of equipment as well as storage. The tender asked for pricing on one 40 ft bay using and an option of a 60 foot expansion using tilt up concrete construction.

A public call for tenders was issued on July 25, 2018. A total of three companies requested the bid documents, but only one company submitted a tender at closing on August 22, 2018.

Lindsay pricing (excluding HST) was \$599,950 for 40 feet or \$739,950 for 60 feet. The additional cost of \$140,000 for the 60 ft expansion will essentially provide a 50% increase in the space for a 25% increase in cost.

Council's approved capital budget includes \$700,000 in fiscal 2018/19 for the expansion of the Public Works building. Source of funds is a debenture. Other anticipated costs in addition to the tender price include \$5,000 for materials testing, \$5,000 for updated fuel storage tanks, and \$10,000 for staff time.

Stewart Said it Best

By Maurice Rees

Councillor Geoff Stewart said it best at Colchester's August 30th meeting. He was speaking on the August 9th council meeting at which the Kennel Development By-law was given first reading. Documents related to the matter were provided to councillors when they arrived.

Stewart said he had not read the information, and was slow on the up-take, when he should have moved to table the proposed by-law, or defer to a later meeting. Without the advantage of undoing history, he suggested moving forward important documents should not be provided last minute and that should also apply to adding items to the agenda.

With additional discussion from various members council voted down the Kennel Development By-law, and referred to Public Advisory Committee (PAC) for further deliberations, consulting with kennel owners and report back to council in 3-5 months. (see also *'Kennel By-Law Dies, page 16'*)

Prior to his comments, council did add four items to the agenda, under action was a letter from the Municipality of Barrington, an item about the Debert Business Park, while a personnel and legal matter were added to the closed section.

Recommendations coming forward from council's August 9th committee meeting (as reported in September issue) were all approved by council. They included:

1. Purchase of Replacement Fire Repeaters: That Council approves that the purchase and installation of two new fire repeaters be awarded to Nova Communications, at a cost of \$18,495.12, including rebated tax.
2. Colchester Corporate Branding Clarification: That Council approves that the budget of \$25,000 be maintained for the Colchester corporate branding including one public presentation at the launching of the final product.
3. Municipal Funding for Insurance for Not for Profit Organizations Policy Amendments: That Council approves that the amendments to the Municipal Funding for Insurance for Not for Profit Organizations Policy as presented.

4. Colchester Ground Search and Rescue: That Council approves the annual funding for Colchester Ground Search and Rescue be increased from \$23,500 to \$35,000; and, That the increased funding begin in the current fiscal year, with source of funds for 2018/19 being an unbudgeted expense.

5. 4-H Barn Project: That Council approves funding in the amount of \$30,000 to Colchester County 4-H for lighting, electrical and exterior renovation upgrades.

6. Jordan Municipal Support Project: That Council approves that the following staff and Council members travel to Jordan to participate in the Jordan Municipal Support Project: Darlyne Proctor, Waste Reduction Manager; Mark Austin, Economic Development Officer; Tom Taggart, Councillor and Eric Boutillier, Councillor.

7. Force Tidal Energy Turbine: That Council approves that a letter be sent to the regulating authority of the Force Tidal Turbine in the Bay of Fundy requesting a full and factual report on the monitoring of the Turbine.

8. Great Village Post Office: That a letter be sent to Canada Post requesting information on the plans for the Great Village Post Office going forward.

9. Truro-Millbrook Wind Turbines: That Council approves the letter for Mayor Blair's signature, to Truro-Millbrook Wind GP, Ltd., as presented.

Council also approved Executive Committee - minutes of meeting held July 12, 2018 and Audit Committee - minutes of meeting held on July 12, 2018. Members of the executive committee are and were in attendance: Mayor Christine Blair, Chair; Deputy Mayor Bill Masters; Councillors Mike Cooper and Tom Taggart. Staff members included: Rob Simonds, CAO; Dennis James, Municipal Solicitor and Ms. Tracey Veno, Recording



Secretary. Three items were handled in Closed session: Four enforcement matters, a legal matter and personnel were discussed separately.

When the executive meeting re-convened into open session, the following motions were approved:

Physician Recruitment Mayor Blair advised the June 25th meeting on Physician Recruitment was

well attended with representatives from Colchester and Truro as well as community members. Minutes from this meeting will be distributed.

Provincial Consultation Session - Review of Sections of the MGA Related to Planning and Powers to Expend Money: Mayor Blair provided a brief update on the Provincial Consultation Session held on July 11, 2018 in Truro. The Department of Municipal Affairs sessions were on planning and powers to expend monies and Nova Scotia Environment presented on coastal protection legislation. Points to note from the sessions included:

Consideration is being

given for mandatory standard land use by-laws that would be for all lands in municipal units in the province.

Provincial statement made on safe drinking water.

New legislation is being implemented on Coastal Protection Legislation. The legislation will define a coastal protection zone; regulate specific activities and practices within the coastal protection zone; and, create provision for administration, monitoring and compliance.

Consideration for amendments to the Municipal Government Act, Section 65 - Powers to Expend Money, which would allow more flexibility to municipalities. Broadband internet was an example used during this part of the presentation.

At the audit committee on July 12th members of the audit committee were joined by Kim Livingston and Alisha Mombourquette, Grant Thornton to review the previous years audited statements prior to presentation the council at its special meeting on August 9.

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