

Letter, Re: Subdivisions on Private Roads

The final Supplementary letter was to Mr. Kelly from Mr. Greg Haverstock, Assistant Director of Community Planning, Municipal Affairs, dated July 17, 1981 and was in response to a previous letter from Council requesting information on the status of Subdivision on Private Roads.

The letter advised of a meeting held between Keith Birch and Staff from the Departments of Transportation and Municipal Affairs, July 17, 1981 to discuss the afore-mentioned issue. However, Mr. Haverstock's letter advised that due to vacation schedules there was little likelihood of a solution to the Municipality's concerns as early as the end of July.

This letter was included for information only.

MEETING WITH DEPARTMENT HEADS

Mr. Ken Wilson, Director of Finance

Mr. Wilson had no written report to submit to Council at this time but advised that he would be happy to answer any questions with regard to the six-month financial report previously submitted.

There were no questions on this issue, however, there was some discussion regarding the six advertised drop off spots for payment of taxes by cheque only.

Councillor Gaetz and Deputy Warden Deveaux were concerned that there were no drop off points in the outlying areas of the County such as Musquodoboit. Although it had been indicated to him that payment could be made at Post Offices, Councillor Gaetz advised that the Post Office in his area was not aware of these arrangements.

Mr. Wilson advised that even though there was a postal strike the local post offices were still open but there was no way the Municipality would be able to advertise these arrangements without running the risk of having postal pickets outside the Municipal Building.

Various other methods of paying the taxes were discussed by Council. Councillor Smith advised that the Canadian Imperial Bank of Commerce at Head of Jeddore were accepting Municipal Tax payments and wondered if this bank service could be extended to the Royal Bank in Musquodoboit Harbour or possibly throughout the Municipality, to which Mr. Wilson advised that the Banks are accepting these payments on their own initiative without arrangements for the service through the Municipality. He advised that the Municipality were certainly accepting payments made in this manner but that they are sceptical of making arrangements for this payment method because many residents would not be paying the interest charges accruing to late payments and the Banks would not be insisting on interest charges. This could present a large financial loss to the Municipality.

Councillor McCabe suggested that payments could be made by local Drug Stores or Grocery Stores and could be picked up by someone from the Municipality on a daily or weekly basis. However, Mr. Wilson advised that this posed a problem with respect to insurance which was the reason that drop off points were being located in Municipally-owned buildings such as fire halls, etc. Unfortunately fire halls could not be utilized in some areas as there was not staff on hand all the time.

Another method of payment suggested by Councillor MacKenzie was that mail for the Municipality could be picked up at the Waverley Post Office where it is still going but not proceeding on from there. Mr. Wilson advised that this possibility would be looked into.

Deputy Warden Deveaux and Councillor Williams were concerned that people would be charged interest through no fault of their own because of the absence of drop off points in their districts. The Deputy Warden felt that there should at least be one drop off point in each district.

Councillor Williams suggested approaching the concern in another way; he felt that it was unfair that residents would be charged the interest on their tax bills due to a postal strike. Therefore he suggested that no interest be charged during the postal strike.

Mr. Wilson advised that the Municipality had already considered this but were waiting for the large Mortgage Companies, etc. to pay their taxes as it was felt that these companies would take advantage of such an decision by withholding money deliberately.

Subsequent to lengthy discussion on this option:

It was moved by Councillor Williams, seconded by Deputy Warden Deveaux:

"THAT interest charges on tax bills be deferred until the August 18, 1981 Regular Council Session at which time the situation with regard to the postal strike will be evaluated."  
Motion Carried.

Several Councillors were opposed to the passing of this motion. Among these Councillors was Councillor Benjamin who spoke on the motion, indicating that this would encourage people not to pay their taxes. He felt a much better option would be to encourage people to pay at the drop off points or the banks as suggested by Councillor Smith. Councillor Margeson was also in agreement with this suggestion.

Mr. Lorne Denny, Industrial Promotions Officer

Mr. Denny advised that he did not have a report to submit at this time, but that the Industrial Commission was having its six-month semi-annual meeting on August 5 at which time he would have a full report to submit to Council, otherwise he advised that he would be happy to answer any questions Council may have.

He further advised that an agenda would be distributed to all Councillors and all Councillors were invited to the meeting which would begin at 7:00 P.M. in the Council Chambers.

There were no questions for Mr. Denny.

Mr. Birch, Chief of Planning & Development

Mr. Kelly distributed copies of a memo from Mr. Birch in regard to the Lake Major, Lake Loon-Cherry Brook and East Preston Municipal Development Plan; this memo contained the proposed amendments to the MDP pLan and the Zoning By-Law which would be required in order for the Minister of Municipal Affairs to approve the MDP Plan.

Mr. Birch advised that with the amendments to the MDP Plan which had been made by the Department of Municipal Affairs, the Plan could be approved today; otherwise, the next opportunity for approval would not present itself until mid-September.

Mr. Birch outlined the amendments to the Plan and the Zoning By-Law advising that they were mainly housekeeping items. However, several Councillors requested more detail on these amendments as they had been presented on such short notice without first being presented to the Joint-Action Committee.

Mr. Bill Campbell of Municipal Affairs and Ms. Valerie Spencer of the Planning Department, Policy Division, commented in detail on the specifics of the Amendments both to the Plan and the ByLaw, answering questions from Council to Council's satisfaction.

On the basis of the clarification presented by Mr. Campbell and Ms. Spencer and the fact that Councillor Adams and Mr. Birch were pleased with the Plan and the subsequent amendments, the following motion was made:

It was moved by Councillor Adams, seconded by Councillor Tople:

"THAT Municipal Council approve the amendments to the MDP Plan and the Zoning By-Law and request the Minister of Municipal Affairs to incorporate these changes in his imminent approval and signature."  
Motion Carried.

At this point in the meeting, Mr. Birch commented on the letter to Mr. Kelly, from Mr. Haverstock of the Department of Municipal Affairs regarding subdivision on Private Roads.

Mr. Birch commented on the meeting, at which they discussed the principal problem of development on private roads and the possibility of takeover of the roads by the Department of Transportation and the subsequent cost to bring the roads up to standard. The Province, he advised, is very concerned about the expenditures involved in this process and they suggested that if they were County Roads, the Municipality would be as concerned.

Mr. Birch advised of the following options which were discussed:

1. For Future Problems: it was felt that legislative action could be taken amending the MDP Plans, the Zoning By-Law and the Subdivision By-Law and Regulations, which could permit development. There would have to be a provision that any future public takeover would be at the cost of the abutting land owners.
2. A) Existing Situations: Serviced Private Lanes (this has been done by agreement with abutting land owners) Where this Agreement cannot be achieved the County could take action to secure the appropriate right-of-way through negotiations with the Department of Transportation regarding upgrading cost under the existing agreement that we have with the Department of Transportation.  
B) Existing Problems in Rural Areas: Again legislative change could be possible with regard to the MDP Plan, Zoning By-Law and Subdivision By-Law and Regulations, but legal advice would have to be looked at to seek possible solutions prior to that change which for some areas could be some time away. In future take-over the cost would be again allocated to the abutting land-owners.
3. Property with sufficient Backland but insufficient frontage to permit a second lot: Possibility of a solution through legislative change to the MDP Plan, Zoning By-Law and Subdivision By-Law and Regulations which would allow reduced frontage for a single lot only in the backland.
4. Road Realignments Eliminating Public Road Frontage on Certain Properties:
  - A) Future Situations: Suggest Road Realignments be examined by County Staff to eliminate possible future problems.
  - B) Existing Situations: Case by Case review of the situation.

There was further lengthy discussion on this item, however, Mr. Birch advised that he and the Departments involved had not gotten down to specifics with regard to the item and that further meetings would be taking place. He advised that the above were not recommendations but notes he had taken during the meeting which were being provided at this time for Council's information as they were the areas that would be looked at.

Subsequent to the completion of Mr. Birch's report and prior to the Report of Mr. Wdowiak, those members of council who were planning to respond in the affirmative to the invitation to attend the July 27, 1981 Council Session in Colchester County were requested to advise the Warden's secretary, Mrs. Pauline Hamilton so that travel arrangements could be decided among these Councillors and so that Mrs. Hamilton could advise the County of Colchester.

It was determined that all Councillors intending to go to the Session should arrive at the Halifax County Municipal Building not later than 6:00 P.M. on the 27th.

Mr. Wdowiak, Director of Engineering and Works

Mr. Wdowiak advised that he did not have a Report to submit to Council. However, he gave updates on the two Takeover Inspections for the Prospect Road Elementary School advising that the Management Committee had passed a motion authorizing immediate takeover of the facility and for the George Bissett Forest Hills School, which was to be taken over in approximately one weeks time subsequent to correction of several deficiencies.

Mr. Wdowiak advised that in regard to the Hillside Elementary School Renovations and Additions the contract had been awarded to Merlin Kerr Woodworkers with a 50-week completion date.

In regard to the proposed land acquisition in Lakeside, Mr. Wdowiak advised that in speaking to one of the principals, it had been indicated to him that he is agreeable to a voluntary transfer of the land.

In response to a question from Deputy Warden Deveaux, Mr. Wdowiak commented on the recommendation to amend the servicing boundary to include Phases 11 and 12 of the Nova Scotia Housing Commission's lands in Sackville advising that there were costs associated with this procedure but that they would presumably be picked up by the Nova Scotia Housing Commission.

Some concerns were expressed by Council regarding the legality of altering serviceable area boundaries. However, keeping in mind that the originally approved boundary was approved by Council in 1969, it was felt that anything approved by Council can be altered by Council.

Mr. Meech advised in regard to the P.Q. concerns, that he had requested that Mr. Gillis of the School Board supply him with an updated report as to what their requirements are and as to the suggested location. He also advised that the School was released from the moratorium.

Councillor Poirier requested whether the altering of this boundary would affect the proposed takeover of the system by Bedford which Mr. Wdowiak answered that it would not affect the system. He enlarged on this by advising her that when expanding the system the comparable service would have to be cut off elsewhere, thus not affecting the system. He further advised that the upper reaches of the existing serviceable area have not been serviced yet, so there are areas within the serviceable area, that are owned by the Nova Scotia Housing Commission which haven't been serviced yet.

Councillor Wiseman advised that there has already been a definite offer from the Housing Commission to trade off a piece of land that is already within the serviced boundary for the area that is outside of the serviced area and this offer was made to the Engineering Department a year ago. The priority regarding development with the Housing Commission was to develop Phases 11 and 12; the advantages to the community in developing Phases 11 and 12 would outweigh the advantages to developing Millwood.

Councillor Wiseman further indicated her concern that this item had been discussed at PAC without her input as a concerned Councillor.

Councillor Lichter advised that when this item had been discussed at the July 20, 1981 PAC Meeting it had not been determined to be a trade off but rather an extension of the boundaries.

Mr. Meech confirmed this but advised that in discussing the matter with Mr. Tam because of the size of the expansion it was not that large in terms of the overall serviceable area and Mr. Tam did not think from a technical point of view that very much would be achieved with a trade off and he was concerned that in trying to find an appropriate piece of land for a trade off it might have an impact on some other private property owner; on this basis it did not seem necessary to make a trade off one of the requirements in recommending expansion of the serviceable boundary. However, as stated by Councillor Wiseman, Mr. Meech advised that there would be no difficulty with the Housing Commission agreeing to a trade-off.

Councillor Lichter expressed his regret that Councillor Wiseman had not been invited to the meeting but advised that the original recommendation from Mr. Meech was to further consult the Housing Commission before bringing the matter to Council, which would have provided ample time for Councillor Wiseman to do additional study before the next Council Session; however, Councillor Lichter advised that other Committee members as well as himself felt that this item had been delayed long enough and that the decision should be made as soon as possible, resulting in the matter being brought before Council today.

At this time in the meeting Councillor Lichter requested further assurances from Mr. Wdowiak that the foundation of the Dutch Settlement School will be completed by winter and subsequent to some input from Councillor MacKay regarding the delays at Hillside Elementary School, Mr. Wdowiak reassured Councillor Lichter advising that he did not expect to run into the same problems with Dutch Settlement School as he had at Hillside Elementary.

Councillor Stewart requested an update on the site selection process for the new Elementary School in South Cole Harbour and was advised by Mr. Wdowiak that nothing as yet had come forward from the School Board but advised that the Engineering Department had received a request from the Developer in the area for some input as to possible requirements for the school location. As a result of these inquiries Mr. Casey of the School Board has been advised that the Developer is endeavoring to get lands set aside.

Councillor Benjamin advised that in spite of assurances from the Engineering Department and in spite of the County Engineer, Mr. Ted Tam, Experts from CIL and Engineers from the Department of Transportation, the residents of the surrounding area are still being exposed to danger from the Blasting being done by Nova Construction at the intersection of Highway 102 and Windsor Junction and some serious measures must be taken to either curtail or stop this blasting.

He advised that in the first place Nova Construction had been blasting without a permit; a violation of the Municipality's Blasting By-Law which they had not been prosecuted for.

He gave the following examples of the danger presented:

1. Damage done to the roof of the nearby School when a rock went through the roof of the administration offices of this School.
2. One Resident was the recipient of a 12" boulder which gained entrance to his home through a window.
3. There have been many instances of broken windshields to passing cars
4. Danger to swimmers.
5. Rocks have been airborne as far as Eagle Point Drive.

Councillor Benjamin requested whether some type of screening could be supplied to offer the proper protection to residents and he inquired of the Solicitor of the legal measures which could be taken to solve the problem.

Mr. Wdowiak confirmed that there have been instances of flying rock in spite of the fact that the above-mentioned experts and engineers have been present to do seismic monitoring. He advised that screening or matting the area of the blast is impractical due to the density and height of the rock and other than trying to contain the blast, Nova Construction is attempting to carry out the blasting procedure required for the widening of the Highway according to guidelines as far as vibration, velocity and so on. The flying rock is the only thing they have been unable to control which could be lessened by reducing the number of holes loaded with explosive. He also advised that the indication from the representative of CIL was that everything is in order.

Solicitor Cragg advised that the permit could be suspended but that in prosecuting the offender the courts would only be able to levy a fine which would not find immediate satisfaction. He advised that the two alternatives would be to suspend or revoke the permit or if for some reason the Engineer felt there was not just cause to revoke or suspend, an injunction could be issued.

There were further discussions regarding the possible legal alternatives and regarding the Blasting By-Law during which several inadequacies were found in the By-Law. This resulted in the following motion:

It was moved by Councillor MacKay, seconded by Councillor Margeson:

"THAT the Blasting By-Law be referred to the Policy Committee for possible revisions."  
Motion Carried.

Subsequent to further discussions on the solutions to the problem of danger to the residents as a result of the blasting:

It was moved by Councillor Benjamin, seconded by Councillor Lichter:

"THAT the Blasting permit of Nova Construction Limited be revoked pending guarantees of the screening of the project as the intent of the Blasting By-Law (to protect the Residents) is not being achieved at present."  
Motion Carried.

Subsequent to this item, the Council Session adjourned for one half hour for supper.

#### MOTION OF RECONSIDERATION

This item; a motion of reconsideration brought forward from the July 7, 1981 Council Session was in regard to the South Shore Recreation Association.

It was moved by Councillor Margeson, seconded by Councillor Lichter:

"THAT Mr. Meech and Mr. Markesino review the South Shore Regional Recreational Association operation and report back to Council."  
Motion Carried.

Councillor MacKenzie requested that the Beaver Canoe Club also be included in the Report - This was Agreed by Council.

Deputy Warden Deveaux suggested the result of the study of the South Shore Regional Recreation Association would serve to determine how other organizations requesting such grants as the Beaver Canoe Club would be handled.

#### URBAN AREA STUDY

In regard to cost of implementing the recommendations in the Urban Study Report, Mr. Wilson had written a memo to Mr. Meech supplying him with approximate cost for each recommendation; this memo was included in the agenda for information while debating the recommendations.

It was moved by Councillor Stewart, seconded by Councillor MacKay:



"THAT Council adopt the report in principal, debating each recommendation one by one."  
Motion Carried.

### Councillor Organizational Structure

This recommendation initiated the greatest response and debate from Council, as many Councillors were strongly opposed to this Committee, feeling it would divide Council into two distinct Councils, thus, paving the road toward separation of the Rural and Urban areas. Among the Councillors who spoke in opposition to the recommendation for the above and other reasons were Councillors Poirier, Smith, Walker, Benjamin, MacKenzie, Gaetz and Williams. Some of the other reasons for their opposition were: a possible duplication of work, cost of the extra Committee Meetings, etc.

Councillor Margeson spoke on this issue providing a totally different alternative to the problem in his suggestion that the Rural Councillors meet once a month, the Urban Councillors meet once a month and that a Committee of the Whole Meeting be held once a month, for a period of six months, subsequent to which an evaluation could be done of this system to determine its feasibility.

Among the Councillors who spoke in favour of the recommendation were Councillors MacDonald, Wiseman, MacKay, Stewart, Lichter, Topple and Deputy Warden Deveaux. Councillor Stewart felt that there would be nothing to loose in giving this system a trial period of one year, after which, if it did not prove to be a viable system, it could be discontinued. This was also the opinion of Deputy Warden Deveaux.

Mr. Meech and Warden Lawrence clarified several points on behalf of those Councillors opposed to the recommendation: In response to Councillor Smith the Warden advised that the proposed Committee would meet less frequently than the Policy and Management Committees probably with the greater number of meetings occurring on a seasonal basis according to the concerns discussed. She also advised in response to the Councillors who felt this Committee would initiate a division of Council, that the Urban Councillors already met amongst each other to discuss common issues which were then brought to Council, therefore, this would only be an extension of a present adhoc arrangement.

Mr. Meech advised that the items to be dealt with by the proposed Urban Committee would only be those items which are presently financed and maintained by an Area Rate and that they would continue being financed in this way, thereby not affecting the rest of the Municipality budgetwise.

The cost for the implementation of this committee was provided in Mr. Wilson's memo as being approximately \$400 per meeting, therefore if meetings were held twice a month the yearly cost would be \$9,600 or \$4,800 if meeting once a month.

Subsequent to the above discussions and clarifications:

It was moved by Councillor Wiseman, seconded by Councillor MacDonald:

"THAT Municipal Council institute a new standing Committee of Council, this Committee called an Urban Services Committee, will be composed of all Urban Councillors with one Rural Councillor appointed to it and the Warden as an ex-officio member, the Councillor involved would be those from Districts 6, 7, 7A, 16, 19, 20 and District 2."  
Motion Carried.

Councillor Walker requested that he be recorded in the minutes as being opposed to the motion.

#### Municipal Administration

It was moved by Councillor Margeson, seconded by Councillor Stewart:

"THAT Municipal Council give consideration to the locating of their new Municipal Building in Sackville and if this is deemed inadvisable, serious consideration should be given to locating a sub-office in the Community. That the Municipal Council give consideration to the locating of a sub-office in the Eastern Area and that a cost analysis be undertaken to detail the most appropriate and economic services to be included in Sub-Offices."  
See Motion to Amend.

Councillor Stewart suggested that since the idea of constructing a new building had been decided against, at previous Council Session, that the motion be amended as follows:

It was amended by Councillor Stewart, seconded by Councillor MacKay:

"THAT the Municipal Council give consideration to the locating of a sub-office in the Eastern and-or Sackville area as appropriate and that a cost analysis be undertaken to detail the most appropriate and economic services to be included in sub-offices."  
Amendment Carried.

There was some considerable discussion on this item as well, Councillors Williams and Benjamin speaking in opposition to it while Councillor MacKay and Deputy Warden Deveaux spoke in favour.

Subsequent to this discussion the question was called for on the amended motion.

Moved by Councillor Margeson, seconded by Councillor Stewart:

"THAT the Municipal Council give consideration to the locating of a sub-office in the Eastern and-or Sackville area as appropriate and that a cost analysis be undertaken to detail the most appropriate and economic services to be included in sub-offices."  
Motion Carried.

Recreation

Subsequent to the Warden reading through the recommendation contained in the Urban Study Report with regard to Recreation:

It was moved by Councillor MacKay, seconded by Councillor MacDonald:

"THAT the Lake District Recreation Association be recognized as the body responsible for providing recreational program services in Sackville and further that the monies presently being held by the Nova Scotia Housing Commission for Recreational Development in Sackville be obtained by the Municipality and placed in a special reserve fund; this fund with interest accruing to it, will be earmarked entirely for the benefit to development of Recreational Sites on the Housing Commission lands in Sackville and that the Westphal-Cole Harbour and area Service Commission be identified as the Policy-Making body for recreation in the area and further that the County Recreation Supervisor act as a Co-ordinator for Recreational Programs in the Cole-Harbour-Westphal Area and be located there."  
Motion Carried.

There was some brief discussion in regard to these recommendations; Councillor Wiseman and Mr. Meech advising where the fund had come from (the levy of an additional \$100 charge per lot sold in Sackville by the Nova Scotia Housing Commission in the total amount of \$100,000; this money was intended to go toward recreation in the area) of which approximately \$83,000 was left.

As well Councillor Smith requested some clarification regarding the area supervisor. She was advised by the Warden that this Supervisor already had jurisdiction for this area and that her duties and responsibilities were not changing, merely her location, making her job easier and more efficient.

Parkland Maintenance

It was moved by Councillor Wiseman, seconded by Councillor MacKay:

"THAT the Municipality initiate a Policy for the development of green area sites by various community organizations, in this policy will be detailed terms of reference for site development so that community action on a particular site may move quickly, and that the municipality undertake the development of a parkland maintenance division to be a function of the recreation department, this division could make use of local personnel who are currently employed in the Urban areas. As well, that the costs for personnel for parkland maintenance be recovered: 50% from the general rate and 50% from an Urban area rate and that the Urban Services Committee identify those areas who will take part in the parkland maintenance rate and that this policy for the maintenance of parkland be reviewed after one year's operation."  
Motion Carried.

Prior to the passing of the motion, there was some discussion on the recommendation in regard to the method of cost recovery: 50% from the general area rate and 50% from the Urban area rate; the Councillors who expressed their concern by speaking on the motion were Councillors Walker and Gaetz.

However, Mr. Meech advised that the Urban areas would be paying for the rate in both the general and the Urban rate, thereby picking up the larger portion of the cost.

#### Sidewalk Maintenance

It was recommended in the Report that the Municipal Engineering and Works Department undertake a program for the removal of snow and the maintenance of sidewalks in the Municipality.

Councillor Lichter was concerned about the method of maintenance cost recovery of this item and was advised by Mr. Meech that the Municipality presently has a policy in force which indicates that only those areas who have sidewalks would be paying for them. Therefore, Councillor Lichter requested that this be included in the motion as a safeguard for the Rural areas who do not presently have sidewalks.

It was moved by Deputy Warden Deveaux, seconded by Councillor MacKay:

"THAT the Municipal Engineering and Works Department undertake a program for the removal of snow and the maintenance of sidewalks in the Municipality and further that the existing policy regarding cost recovery be confirmed."  
Motion Carried.

Councillor Smith expressed some concern regarding the statement that the Urban Services Committee would be responsible for the making of policies in terms of construction and maintenance of sidewalks, she requested whether this meant in the Urban areas only or throughout the entire County. Mr. Meech advised the Councillor that the Urban Services Committee would be dealing with only those items that affect the Urban areas and that in any case, all recommendations of the Committee would eventually come to Council and thus, to the attention of the Rural Councillors as well.

#### Storm Drainage

Subsequent to brief discussion in which the Warden pointed out an area of the recommendation which had been deleted:

It was moved by Councillor Lichter, seconded by Councillor MacDonald:

"THAT Municipal Council give every assistance to the Storm Drainage Task Force that is currently looking into the problem, and that Municipal Council discuss the recommendations of the Storm Drainage Task Force and recommend their approval where appropriate and that any policy established by Council in respect to storm drainage be reflected in Municipal Development Plans for the Urban areas "

Motion Carried.

### Planning

Subsequent to very brief discussion:

It was moved by Councillor Lichter, seconded by Councillor MacDonald:

"THAT the Municipal Council hold Public Hearings that deal with Urban Areas in the specific Urban Areas involved and that the Municipal Development Plan public participation committees continue to function on an informal basis to act as a forum for local input to the planning advisory Committee in terms of amendments or reviews of the plan (best accomplished in Sackville by having the Public Participation Committee become a subcommittee of the Land Use Development Committee of the Sackville Advisory Board) and further that support be given to the operation mainstreet program currently underway in Sackville to facilitate attractive growth in the Community and foster community identity."

Motion Carried.

Councillor MacKay suggested that the Public Participation Committees be retained as unpaid consultants, subsequent to the implementation of the Municipal Development Plans.

### Redistribution

Warden Lawrence advised that the recommendations of the Working Groups and those of the Urban Area Advisory Board had already been forwarded to the Redistribution Committee of the Policy Committee and that the Policy Committee had already finalized its recommendations and forwarded them to Council who had endorsed them and subsequently forwarded them to the Public Utilities Board. Therefore it was decided to approve the Urban Area Advisory Board recommendations in confirmation.

Councillor Smith requested additional clarification regarding the proposed realignment of boundaries between Districts 18 and 19; Mr. Kelly provided the Councillor with the required information.

It was moved by Councillor Stewart, seconded by Deputy Warden Deveaux

"THAT the boundaries between the existing Districts 16, 19 and 20 be realigned with the concept of Upper Sackville being associated with Middle and Lower Sackville and that District 7, Cole Harbour, be divided to provide two Councillors from that area (a line running north-south following forest Hills, Cumberland, Colby Drive, south to the Boundary of District 6), these two Municipal Districts to be called Cole Harbour East and Cole Harbour West and that the numbering system referring to the Cole Harbour-Westphal Districts be retained, such that Westphal would be District 7A, Cole Harbour East, District 7B and Cole Harbour West, District 7C."  
Motion Carried.

### Police

Subsequent to brief discussion of this item, Councillor Stewart advising that more work was needed in this area:

It was moved by Councillor Stewart, seconded by Councillor Wiseman:

"THAT the Municipal Council forward a request to the Attorney-General of Nova Scotia for an increase in the number of R.C.M.P. Officers located in the Urban areas with the objective of lowering the police officer-citizen ratio closer to the Nova Scotia average and that the Municipal Council consider the possibility of hiring additional By-Law Enforcement Officers to enforce all Municipal By-Laws.  
Motion Carried.

### Schools

Subsequent to the Warden reading the recommendations to the Council:

It was moved by Councillor Topple, seconded by Councillor MacKay:

"THAT the Municipal School Board formulate a policy and procedure to obtain public input prior to making major decisions on capital construction or alteration of school boundaries; developing a closer relationship between the residents, the Municipal School Board and the Municipal Council and that the guideline concerning bussing be reviewed such that no unnecessary bussing take place and that the School Board undertake an evaluation of the available maintenance personnel and programs with a view to upgrading both and further that a committee of School Board representatives and representatives of Municipal Council be formed to consult on future population growth and school sites."  
Motion Carried.

### Transit

It was moved by Councillor Wiseman, seconded by Councillor Adams:

"THAT the Metro Transit Commission undertake a study of the current routes within Halifax County and attempt to lessen the debt load associated with them and that public input be included in the determination of all present and future transit routes."  
Motion Carried.

#### Sackville Advisory Board

Subsequent to clarification from Councillor MacKay regarding the method used to realize the funds to cover the cost of operating the Sackville Advisory Board, recommended by the Urban Study:

It was moved by Councillor Wiseman, seconded by Councillor MacDonald:

"THAT the Sackville Advisory Board should be recognized by Council as the Consultative and Advisory body in Sackville and that the Sackville Advisory Board be supplied with a grant from the Sackville Area 1% administration fee levied to cover their operating cost."  
Motion Carried.

#### Westphal - Cole Harbour and Area Service Commission

Subsequent to discussion, the following recommendations were approved. Included are the changes in wording, etc. made during discussion.

The recommendations approved were in the following five areas:

Representation, Budget, Fire Departments, Recreation, Parkland Maintenance.

#### Representation

- a) That an equal number of representatives be elected from each electoral district involved in the service commission area.
- b) That the Service Commission Executive determine the number of representatives from within each district with a review to be undertaken every three years.
- c) That the option of having a member from one district representing a district they do not live in, be discontinued and all representatives live in the district they represent.
- d) That the Municipal Councillors from each district involved in the Service Commission area be non-voting members of the Service Commission Executive, thereby having notices, agendas and minutes of all meetings forwarded to them and have the right to attend all meetings.

Budgeting

- a) That the Service Commission Executive be able to draw on the available expertise of the Municipal Staff in preparing their budget.
- b) That the Budget of the Service Commission be presented to the Councillors of the areas involved and the Chief Administrative Officer of the Municipality at least three weeks prior to the Annual General Meeting of the Service Commission.
- c) That the Chief Administrative Officer and Councillors review and comment on the Budget, returning their remarks to the Service Commission Executive.
- d) That after the Service Commission budget is approved by the membership, it proceed to Municipal Council with a request for approval and the setting of an appropriate area rate.
- e) That the Service Commission Executive be provided with monthly statements of thier accounts, and receive financial guidance on requests.
- f) That since in practice, the Service Commission Executive has little involvement in the provision of street lights, garbage collection and disposal and sidewalks, that those services be provided directly by the Municipality.

Fire Departments

- a) That the policy regarding the level of fire protection, that is the number of people hired and the location of stations, remain as is with the Service Commission.
- b) That any collective agreement with the District 7, 7A Fire Department should be negotiated by the Service Commission Executive with the Chief Administrative Officer or his representative as a member of the negotiating team, if requested by the Service Commission Executive.

Recreation

- a) That the Service Commission be identified as the prime policymaking body in the field of recreation.
- b) That the Municipality transfer its recreation Supervisor for District 7 and 7A to the area, where she will act as a Recreation Co-ordinator for the various groups in the area.
- c) That the Recreation Supervisor work closely with and be responsive to the Service Commission.



Parkland Maintenance

- a) That the Municipality establish a county maintenance division as a function of the recreation department.
- b) That the development of sites be at the initiative of the Service Commission, with input from other community-minded groups, in consultation with the Recreation Supervisor. The maintenance of these sites, once developed, will be the responsibility of the Municipality.
- c) That the County Maintenance Division will attempt to make use of the rink staff of Scotia Stadium during the summer months.
- d) That the cost of Parkland Maintenance be recovered half by the general rate and half by the Urban rate.

It was moved by Deputy Warden Deveaux, seconded by Councillor Stewart:

"THAT the above recommendations be approved by Council."  
Motion Carried.

Warden Lawrence clarified for Councillor Smith, that the Recreation Supervisor would still cover the area she does now and that she will still be a County Employee responsible to Mr. Markesino.

Urban Area Rate

Subsequent to brief discussion:

It was moved by Councillor MacKay, seconded by Councillor Lichter:

"THAT Municipal Council support in principal, the Urban Area Rate Concept."  
Motion Carried.

It was further clarified that the system could not be implemented this year but that support in principal would be advantageous for the 1982 budget-year.

This completed the Urban Area Study Report. Several Urban Councillors spoke expressing their feeling that the approval of the Report will improve relations between the Rural and Urban areas and also expressing their gratitude for Council's support of the Report.

Among, these Councillors was Councillor Stewart who also advised at this time, "That he had been offered and had accepted a position with the Municipal School Board and in accordance with the Municipal Act was now resigning his position as Municipal Councillor, since a conflict of interest is deemed to exist between the positions of Councillor and School Board Representative." Councillor Stewart's resignation would be in effect as of August 1st, 1981.

Councillor Stewart's resignation was accepted by the Warden, on behalf of the Municipality and the Municipal Councillors with much regret.

Councillor MacDonald was excused from Council in order to attend a previous committment elsewhere.

#### SCHOOL BOARD REPORT

It was moved by Councillor Gaetz, seconded by Councillor Benjamin:

"THAT the School Board Report be received."  
Motion Carried.

#### Surplus Building - Musquodoboit Harbour Bus Garage

It was moved by Councillor Smith, seconded by Councillor Gaetz:

"THAT the School Bus Garage at Musquodoboit Harbour, which has been deemed Surplus Property, be accepted by the Municipality and be referred to the Industrial Commission, for suggestions as to its disposal."  
Motion Carried.

#### Fence - C. P. Allen School

It was requested by the Municipal School Board that Council approve of the construction of a fence on both sides of the front of the C.P. Allen School along to where these areas join the designated rocked school boundaries.

It was moved by Deputy Warden Deveaux, seconded by Councillor Williams:

"THAT this request be refused."  
Motion Carried.

Councillor Benjamin suggested that as there is a great deal of damage being done to this school and other schools in the whole County, that the Municipality should provide alternate suggestions to the School Board.

#### Capital Request - William Ross-Humber Park School

There was a request for an addition to the Humber Park Elementary School which nullified an earlier request for such an addition to the William Ross School. The Report gave various reasons for the change and recommended several renovations to the Humber Park School.

It was moved by Councillor Toppie, seconded by Councillor Stewart:

"THAT this request be referred back to the School Board for additional clarification."  
Motion Carried.

MANAGEMENT COMMITTEE REPORT

It was moved by Deputy Warden Deveaux, seconded by Councillor MacKenzie:

"THAT the Management Committee Report be received."  
Motion Carried.

Eastern Passage Pollution Control Plant

The Management Committee had been dealing with a problem at the Eastern Passage Pollution Control Plant regarding odors coming from the Plant. In March, 1981 a consulting firm, Interprovincial Engineering Ltd., was retained to study this problem and have completed their study recommending the construction of a decant tank for the digester operation.

Copies of the reports of Mr. Wdowiak and the Engineering Firm, as well as a Report outlining the method of funding for the decant tank, an estimated cost of \$160,000, were attached to the Management Committee Report.

The Management Committee recommended to Council, approval of the construction of the decant tank.

Councillor Margeson requested that clarification be obtained regarding the type of gas being burned at the plant while Councillor Lichter was concerned with the fee paid to the Consultant for the study. He was advised by Mr. Meech that the fee usually runs between 10 and 13% of the total cost of the project. He advised that he did not have the specific details of the cost but would provide them to Councillor Lichter at a later date.

Councillor MacKay requested if further clarification of the funding would be provided to Council, especially in terms of how much of the cost would be picked up by the users.

Mr. Meech advised that the Department of the Environment would be picking up 20% of the cost, and the remaining would be paid, hopefully 50% by the Capital Grants, in accordance with a policy now being looked into with regard to the distribution and use of the Capital Grants, the rest being paid by the serviced areas. He advised that the amount picked up by the users would depend on how much is paid out of the Capital Grants.

It was moved by Deputy Warden Deveaux, seconded by Councillor Margeson:

"THAT Council approve the construction of a decant tank, in the estimated amount of \$160,000, at the Pollution Control Plant in Eastern Passage."  
Motion Carried.

Bell Park School Property Sodding

Deputy Warden Deveaux advised that this item had come to Council prematurely as a study was presently being done regarding the sodding already placed on the field in question.

"THAT this item be deferred pending receipt of the report requested at the Management Committee."  
Motion Carried.

Supplementary Management Report

It was moved by Councillor Smith, seconded by Councillor Margeson:

"THAT the Supplementary Management Committee Report be received."  
Motion Carried.

Capital Debt Charges - C. P. Allen School

Subsequent to a meeting between the Management Committee and representatives from the Town of Bedford in which the C. P. Allen Capital Debt Charges were discussed, the Town of Bedford agreed to contribute to the C. P. Allen School Capital Debt based on student ratios of the 1980-81 net capital debt charges associated with the construction of the school.

The Committee recommend to Council, that the offer of the Town of Bedford to contribute to the debt charges of the C. P. Allen School be accepted by the Municipality of the County of Halifax.

It was moved by Councillor Lichter, seconded by Councillor Benjamin:

"THAT the recommendation of the Management Committee be accepted by Municipal Council."  
Motion Carried.

Supplementary Sidewalk Construction Agreement

The matter of a supplementary sidewalk agreement was also discussed with representatives of the Town of Bedford. This agreement had been entered into with the Department of Transportation and the Municipality prior to Bedford's incorporation as a Town. A section of sidewalk from Sunnyside Shopping Centre to Rockmanor Subdivision is not yet complete. The Town of Bedford has requested that the Municipality complete the agreement, the cost of which will be shared by the Department of Transportation and the Town of Bedford. Mr. Meech while outlining the report advised that he had written confirmation from the Town of Bedford that the Town was prepared to pay their share of the cost.

The Committee recommended to Council that the Municipality complete the agreement with the Department of Transportation.

It was moved by Councillor Lichter, seconded by Councillor Benjamin:

"THAT the Municipality complete the Supplementary Sidewalk Agreement with the Department of Transportation."  
Motion Carried.

Warden Lawrence clarified for Councillor Smith that this would complete the total agreement and there would be no further sidewalk construction between the Municipality and the Department of Transportation on Bedford's behalf.

#### POLICY COMMITTEE REPORT

It was moved by Councillor Gaetz, seconded by Councillor Poirier:

"THAT the Policy Committee Report be received."  
Motion Carried.

#### Placards and Pickets in Council Chambers

The Policy Committee recommended to Council that placards and pickets be barred from the Council Chambers as part of the Rules of Order for Council.

Subsequent to discussion, it was felt that placards and pickets should be barred from the entire building and not just the Chambers and that this should be indicated in any motion made to that effect.

It was moved by Councillor Topple, seconded by Councillor Poirier:

"THAT Placards and Pickets be barred from the County Building as part of the "Rules of Order" for Council."  
Motion Carried.

#### BUILDING INSPECTOR REPORT

It was moved by Councillor MacKenzie, seconded by Councillor Topple:

"THAT the Building Inspector's Report and the Supplementary Building Inspector's Report be Received and that the applications for Lesser Setback and Side Yard Clearance contained within the Supplementary Report be approved."  
Motion Carried.

The Building Inspector's Report was for information only and the applications for Lesser Setback and Side Yard Clearance in the Supplementary Report were as follows:

1. Application for lesser side yard clearance of 4', Lot 208, Colby Village, Cole Harbour, Applicant Richard Philip.
2. Application for lesser setback of 21', Lot G1, Charles Gray Subdivision, West Pennant, Applicant Francis MacLellan.

SUPPLEMENTARY PLANNING ADVISORY REPORT

It was moved by Councillor Walker, seconded by Councillor Gaetz:

"THAT the Supplementary Planning Advisory Committee Report be received."  
Motion Carried.

Recommendation to Amend the Servicing Boundary to Include Phases 11 and 12 of the Nova Scotia Housing Commission Lands in Sackville

The Planning Advisory Committee recommended to Council an amendment to the Sackville Servicing Boundary to include phases 11 and 12 of the Nova Scotia Housing Commission lands based on the following conditions which would be the financial responsibility of the Developer:

1. Construction of an additional pumping station.
2. Construction of an additional 1600 feet of force main.
3. Twinning of approximately 600 feet of the sub-trunk line.
4. Development to be designed with the criteria of 18 persons per gross acre. (not a cost factor)

Councillor Wiseman was not present at this time, as she had left to answer numerous telephone calls to her home (RE: raining and subsequent flooding). However, Councillor Margeson advised that he had spoken with her on this issue during supper break and he advised that she was not opposed to the amendment of the servicing boundary and did not wish to delay its approval.

It was moved by Councillor Lichter, seconded by Councillor Margeson:

"THAT the recommendation of the Planning Advisory Committee regarding the amendment to the servicing boundary, as outlined above with the attached conditions, be approved by Municipal Council."  
Motion Carried.

Mr. Meech advised with regard to the Nova Scotia Housing Commission's development of Phases 11 and 12, that whether or not this is done under a PUD Agreement or a type of Subdivision Agreement will be examined by staff, and Mr. Birch will discuss the matter fully with the Planning Advisory Committee at the appropriate time.

PUD Agreement No. 1-81-14 lands of O. & L. Land Development

Councillor Lichter requested that he be excused from his seat for this item as it presented a conflict of interest.

The above noted land holdings, located on Shubenacadie (Grand Lake), Halifax County, District 14 was discussed at the July 20, 1981 P.A.C. meeting which was attended by Mr. A. O'Neil of O and L. Land Development.

As a result of discussing the PUD Agreement, No. 1-81-14 the PAC Committee requested that Council request the Department of Municipal Affairs for clarification of the 20-30 mile radius of the Regional Development Plan as stipulated in the March 2, 1981 letter, and also that the Department of Transportation be contacted and questioned why they are requesting something from the Developer of the O. & L. Land Development, that has not been required by other Cottage Development Applicants.

Mr. Birch answered several questions for Deputy Warden Deveaux advising that this agreement had nothing to do with subdivision on private roads.

Councillor Topple suggested some change of wording in the second half of the recommendation. (included in the motion below)

It was moved by Councillor Margeson, seconded by Councillor Topple:

"THAT Council request the Department of Municipal Affairs for clarification of the 20-30 mile radius of the Regional Development Plan as stipulated in the March 2, 1981 letter, and that the Department of Transportation be contacted and asked for clarification of the apparent change in policy on Cottage Development under PUD Agreement."  
Motion Carried.

#### NEW BUSINESS

None.

#### ADJOURNMENT

It was moved by Councillor Walker:

"THAT the Council Session adjourn."  
Motion Carried.

Therefore, the Council Session adjourned at 8:37 P.M.

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A U G U S T C O U N C I L S E S S I O N

Tuesday, August 4 and 18, 1981

&

Committee of the Whole August 25, 1981

&

Public Hearing August 24, 1981



COMMITTEE OF THE WHOLE

AUGUST 25, 1981

PRESENT WERE: Deputy Warden Deveaux, Chairman  
Councillor Lichter  
Councillor Adams  
Councillor Eisenhauer  
Councillor MacKay  
Councillor Gaetz  
Councillor Benjamin  
Councillor Smith  
Councillor Baker  
Councillor Wiseman  
Councillor Walker  
Councillor MacDonald

ALSO PRESENT: Mr. K. R. Meech, Chief Administrative Officer  
Mr. Robert Cragg, Municipal Solicitor

SECRETARY: Mrs. Christine Harvey

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Deputy Warden Deveaux brought the Committee of the Whole Session to order at 7:12 P.M.

The Deputy Warden advised that the purpose of the meeting was to receive recommendations in preparation for presentation to the Select Committee of the Legislature, for Volunteer Fire Services, by September 15, 1981. He brought the Council's attention to a brief submitted and prepared by staff, detailing the present structure and procedures in place in the Municipality of the County of Halifax as it relates to the operation of Fire Departments.

This document indicated a number of concerns encountered in Fire Department operations, but a good number of those issues were matters which were within the jurisdiction of Council to address and not necessarily issues that should form part of any presentation to the Select Committee.

It was therefore, Mr. Meech's suggestion that this document be referred to the Fire Advisory Committee for their consideration with a view to having recommendations put forward from the Fire Advisory Committee to the Policy Committee which would ultimately be considered by Council.

(Please refer to the distributed document for detail and clarification)

Mr. Meech advised that the first question in his mind was whether or not Volunteer Fire Services should continue to remain a function of the local Municipal Government, or should it become a Provincial responsibility. He advised that traditionally and legislatively, operation of Fire Departments is a responsibility and function of local government in Nova Scotia and it was his feeling that it should not change.

Mr. Meech felt that another question to be raised would be whether or not financial requirements for Fire Department Operation should be directly from the Municipality or from the Province of Nova Scotia; should they be requested to establish some sort of grant program for Fire Departments. Another question would be whether or not volunteer fire departments should continue to be financed as they are now by Municipal Taxation and partially by local fund raising by the fire departments or should it be funded entirely by taxation.

Another question which had been brought forward on several occasions is whether or not volunteer fire men should be remunerated either directly or indirectly by a small salary or honorarium; example: Municipal Tax Relief or a Tax Reduction. This has been suggested by the Halifax County Fire Chief's Association.

The Fire Advisory Committee has suggested that the Province might take the role in determining a minimal level of training for volunteer firemen.

The level or standard of service is another question, whether or not this should be determined by the Municipality or the Province. Mr. Meech noted in the paper prepared by staff that Halifax County was more unique than either the city of Halifax or Dartmouth in that it had a practice of policy whereby the level of service and funding is based on a district determination rather than on a Municipal across-the-board situation.

Mr. Meech questioned why the Province had established the Select Committee but assumed that it was brought about by pressure from volunteer fire department associations. Mr. Meech felt that some of these volunteer organizations would be bringing forth recommendations to the Select Committee that they should have more autonomy than they now have, in terms of having access to money, in the form of grants from the Province or Municipalities. He felt the issue may have begun a few years ago when the MSA program which was designed to provide assistance from the Department of Municipal Affairs for specific services including fire protection was changed. This provided some protection in that the money put aside for fire protection had to be used for that purpose only. Under the new grant program the Municipality receives a lump sum of money from the Province then has decision making power to decide how to allocate that money. Certain fire departments and Village Service Commissions objected to that system.

Mr. Meech advised that it was his assumption that Council would wish to continue to support the concept of Volunteer Fire Department Operation which is an invaluable service to the Residents of Halifax County.

#### COMMENTS FROM COUNCIL

In regard to the possible reasons why this Select Committee of the Legislature was established, Councillor Benjamin advised that over the Municipality of the County of Halifax and over the Province, there were many various levels and standards of service, training, and equipment and various levels of funding. He advised that there was need for some

low interest rate borrowing agency or Provincial Grants to allow the low areas which require fire protection, and do not have the resources, to obtain these fire fighting services.

Councillor Benjamin also went into a great deal of detail on the requirement for Provincial Fire Fighting Protection or funding for additional protection for the Halifax International Airport and surrounding areas. He felt that the Airport should be considered on the same level as the Halifax Harbour, as a Provincial Service which has an impact on all the commercial and industrial businesses in Nova Scotia. Therefore, he did not see why the Municipality of the County of Halifax should be the total financial supporter of fire fighting services for the Airport.

Councillor Benjamin's recommendation was that Council in making its presentation to the Select Committee of the Province for Volunteer Fire Services, should point out that the Halifax International Airport is a Provincial facility benefiting the entire Province and is not a district responsibility only; that it should be considered along the same lines as the Halifax Harbour and receive Provincial Funding for its Fire Fighting Services.

Deputy Warden Deveaux suggested that as the Airport also benefits the entire Country as it is more or less the Gateway to and from Nova Scotia to the rest of Canada, that perhaps some Federal funding should also be requested.

Councillor Benjamin felt that the Select Committee was established by the Province who could perhaps make their own recommendation in that respect to the Federal Government.

It was agreed by Council that this recommendation would be included as part of the brief submitted to the Select Committee.

Councillor Baker requested some clarification of what authority a Councillor has over his District Fire Department, other than checking bills, etc. to see that Municipal money is not wasted.

Mr. Meech advised that Mr. Cragg, the Municipal Solicitor, had researched this item at one time and had advised that ultimately Council legally has the right to set down policies, etc. to do with Fire Departments and the individual Councillors have a great deal of jurisdiction in this policy or decision making process.

Councillor Baker also requested whether paid Firemen would receive tax concessions. Mr. Meech advised him that at the moment they are not entitled but if the appropriate level of government enacted legislation, it could become a possibility.

Councillor Baker took this opportunity to advise that one of his Fire Departments in Herring Cove won national recognition this year for coming first in a competition.

Deputy Warden Deveaux questioned if the Halifax Fire Chiefs Association would be making a brief to the Select Committee and was advised by Mr. Meech that it was his understanding that they would be doing so and that individual Fire Departments also had this opportunity.

The Deputy Warden advised that at the present time there have been no standards laid down as to what qualifications a Fire Fighter should have or how many paid members should be on a Department Staff. He felt it would be helpful if the Province came up with a minimum standard along these lines, as it would give some guidelines for the Departments to fall back on.

Councillor Benjamin felt that the size or standard of equipment could not be standardized for all areas, as the needs differ in various districts. He gave as examples, Councillor Lichter's area which has a mine, his own area which had a plastic plant, and areas that have subdivisions; all these areas he maintained would require different levels of equipment. He advised that there already were minimum levels of equipment set down by Fire Underwriters. He advised that the authority of our Volunteer Fire Departments across the County has not been standardized. He advised that they were given under the Fire Marshall, complete control while a fire is on, and the Fire Marshall's roll is to prevent fires. When fire is on, it is the responsibility of Fire Wards which comes under the Municipality's jurisdiction. He felt this was something that could be looked at by the Fire Advisory Board with the view of drawing up some term of reference in relation to the Councillor. He advised that there was nothing laid down in relation to appointing a Fire Chief.

Councillor MacKay agreed, in regard to the Halifax International Airport that there should be Provincial Assistance.

However, Councillor MacKay was concerned with the level of service the Municipality desired, compared to what the Municipality was prepared to pay for that service. He was unsure whether the Fire Advisory Committee or the Select Committee of the Province should be looking at this matter, not just in relation to the Airport but to Fire Fighting Service throughout the entire County. If the Municipality was going to make a submission to the Select Committee, it was Councillor MacKay's hope that this problem would be addressed.

Councillor Eisenhauer addressed the following points:

1. Halifax International Airport: He advised that the Department of Transport built the Airport and established a Fire Department there to take care of problems with the ingoing and outgoing planes, (this point was also made by Councillor Benjamin). Since the establishment of the Airport some private enterprise has entered into the area as well, and he suggested that if the same happened by the Bicentennial Highway, (example a shopping centre which served the County) and there was no fire department near-by, development would be able to proceed without the worry of whether or not there was a fire department near-by. It is not necessary in receiving a permit that a fire department be located close to the proposed development. The Airport hotel was the same situation, as it was

2. Nova Scotia Fire Fighting School: He advised that the Fire Advisory Committee had discussed this item, at which it was noted that the School is convenient for those persons in the Halifax-Dartmouth, County and other reasonably near-by areas. Firemen can take the course at their convenience and go home near-by without incurring much personal expense. However, it was determined that Firemen from further away, say as far away as Cape Breton would be inconvenienced by taking any courses at the School as they would be incurring large travelling expenses and expenses for accommodations. The Fire Advisory Committee felt that Provincial Funding for training would allow even those Firemen further away to enjoy the training without incurring too much personal expense, and this way would encourage a Provincial standard level of training.
3. Equipment Supply: He advised that there were so many different types, standards and costs of equipment, that there should be available, a manual outlining the various brand names of all Fire Fighting and related equipment, with recommendations on which brands would be the best value for the money. He advised this was discussed at a previous Fire Advisory Meeting where the recommendation had been put forward although nothing had yet come forward as a result of the request.
4. Ability to pay for a level of Service: Councillor Eisenhauer also briefly discussed the same item as Councillor MacKay had in regard to what level of service the residents want or need and based on their assessment, their ability to pay for this level of service. Councillor Eisenhauer felt that there should be some type of equalizing grant system based on populations or assessments so that areas who could not afford through their assessment, a standard level of fire fighting services, could achieve it through this grant system.

He advised that these things had been discussed by the Fire Advisory Board and it was recommended that these were the things that should be discussed at the Select Committee (items 2 through 4). The Committee felt that to go beyond this would be dangerous as Council would be delegating some of its authority to the Province and moving into sensitive areas as far as volunteer fire services went.

Mr. Meech advised in relation to the airport that the government's argument would be that the airport has in fact its own fire fighting service so that the only property to protect are the associated properties which have been constructed there which are auxiliary to the airport and which are taxed Municipally. So the Municipality is in a position legally and otherwise to tax for that service.

Councillor Benjamin agreed with Mr. Meech's comments about the airport but advised that in the case of Halifax Harbour, Federal funds have gone into the building of that Harbour and yet the Municipality locally, Halifax and Dartmouth have recouped the taxation. He further advised that it is not uncommon for the Federal Government to step in and assist the economy of a regional nature and there is no question

that Halifax Harbour is regional in scope and it was also his feeling that the Airport was another regional development.

He also questioned the responsibility of local fire departments to be equipped to handle such emergencies as could be caused by a rail accident equal to that recently in Missisauga. He advised that although almost all areas of the Municipality were touched by rail services which carried such things as chlorine gas and other hazardous materials, the County was not adequately equipped to handle such an emergency.

He felt these things should be included in the report to the Select Committee as they were items that should be co-ordinated on a Provincial basis.

He also advised that at the moment there were no terms of reference in regard to what Fire Departments could put on the expense accounts of the area rates or what is to be taken from their own funds. He advised this was a very sensitive area and he would not like to make a recommendation on it but possibly someone could come up with a code advising that area rates are to pay for certain things and others would have to come from private funding, etc.

He further advised that it was rarely that the Fire Departments were requested to cut-back their budgets at a ratepayer's meeting as the Fire Department budgets were already so tight.

In regard to the comments made by Councillor Eisenhauer, Re: the expense to a Municipality when you have the locations of buildings and large developments far away from a fire fighting facility, Councillor Wiseman thought a recommendation to the Province could suggest that one of the prerequisites for a Regional Development Permit could include accessibility to fire fighting services.

Mr. Meech advised that legislatively it was the Municipality who had the right to control development. Therefore, the Province would simply advise that if a development would create additional financial burden because of provision of services, then the Municipality should not permit the development in the first place.

Councillor Wiseman then questioned whether the Municipality had the ability to refuse a building permit because of a lack of facilities to which Mr. Meech replied it did not, but through the MDP process this should be considered.

Councillor Wiseman advised that as a politician she had concerns about accountability and responsibility as a Councillor and further to that as a Council or Staff of Council. She wondered what the limit to responsibility and accountability would be in demanding that a Fire Department using a low budget, purchase a lower grade of equipment for example; if this equipment proved to be unsuitable in handling an emergency. She also questioned the Councillors accountability if the Fire Department Staff proved to be negligent in some situations. She wondered if the Councillor themselves could then be held accountable.