



**Village of Belledune
Regular Council Meeting
February 22, 2021**

Electronic Live streamed on Belledune YouTube

Time: 7:00 PM
Place: Belledune Council Chambers
Mayor, Joe Noel
Councillor, Paul Arseneault
Present: Councillor, Lilliane Carmichael
Deputy Mayor, Tracy Culligan
Councillor, Nick Duivenvoorden
Councillor, Sandenn Killoran
Staff Present: CAO, Landon Lee
Clerk - Treasurer, Brenda Cormier

Call to Order & Welcome

Mayor, Noel called meeting to Order.

- Moment of Reflection
Mayor, Noel called for a moment of silence in memory of Tammy Furlotte of Belledune and Alphonsine Hickey formerly of Nash Creek.

Adopt Agenda

M 2021/02/22-14

Tracy Culligan moved that the Agenda be Adopted as Amended with changes: add under CAO, Lee Reports - ROCK Networks (Broadband) Update, seconded by Lilliane Carmichael. MOTION CARRIED.

Statements of Conflict of Interest

Councillor, Killoran declared a Conflict of Interest for item 7.1.3 on the agenda - Arena Summer Use Proposal - Lease Update.

Mayor, Noel recognized Councillor, Killoran's declaration and advised him to fill in the form and submit to the Clerk.

Adoption of Minutes

M 2021/02/22-15

Lilliane Carmichael moved that the Minutes of the Committee of Whole Council Meeting and the Regular Meeting of January 18, 2021 be adopted as presented, seconded by Tracy Culligan. MOTION CARRIED.

Business Arising from Minutes

Councillor, Duivenvoorden noted his conversation in the minutes regarding upcoming municipal elections and it is now less than three (3) months out and no candidates have been forthcoming yet.

Presentations / Petitions / Delegations Nil

Statements by Member of Council

Councillor, Duivenvoorden

- Firefighter's Recognition Program – Update

Councillor, Duivenvoorden advised the project is almost at the point to send out for art work. He hopes firefighters and Council will be pleased with the result. He will meet one more time with the fire chief and his entourage to make sure all is good.

Administration Reports

CAO, Lee

- ROCK Networks (Broadband) Update

CAO, Lee advised Council that ROCK Network had the application completed for the federal funding request for broadband and he and the Mayor have a communication with them going over some of the details of the application. The information was provided at a pretty high-end level. CAO, Lee will now make arrangements with ROCK to make presentation to Council as they did in the past via virtual meeting to review the information with them. As before, it will likely be offered at two different times, one during the day and one in the evening to accommodate Council members schedules. If either option does not work out for a Council member a separated request could be made to meet virtually with that member or members at their convenience.

Councillor, Arseneault noted that he had submitted a letter requesting specific information, which he shared with CAO, Lee and if CAO, Lee wishes he can share with Council as well. However, he will have to resubmit another letter as he did not get what he was looking for. He is trying hard to get the information he is requesting. Next meeting, at Committee of Whole Council, he will give an update. He would like to get all the information to perhaps change his initial vote.

- Social and Environmental Grant Report and Recommendation

Two requests were submitted, both fall outside the policy amount. One is for the DRHS exchange student program and the other is for a citizen, that due to a fire in the NB Housing residence they were living at, they were relocated to another NB Housing residence, but had some personal property loss and would like some funding to help them replace. He has no recommendation at it will be at Council discretion how they wish to proceed.

Council members discussed the current policy in relation to house fires and how the current policy does not have specifics on how Council can address these requests. Previously, there was content in the policy to handle hardship request which would allow the use of the Recreation Centre for fundraiser. But because of Covid-19 that is not possible at this time. There is not distinction between lost of house or loss of personal property. It was noted that there should really be a policy with strong parameters. As well it was noted that, as a public service announcement, recommendations should be made in reference to having home owner's insurance or renter's insurance. It was also noted that the policy in place is good one, but the Village contribution should not be for outside the Village, we should really stick to the Village and tax payers.

M 2021/02/22-16

Sandenn Killoran moved that the Social and Environmental CAO Grant Report of February 2021 be accepted as presented and the following grants approved; \$500 to DRHS International Students and \$400 to the Belledune Volunteer Fire Dept. for requests from Ernestine Lapointe for assistance due to fire losses, seconded by Tracy Culligan. MOTION CARRIED.

- Economic Development Grant Report & Recommendation

Information enclosed, received from Mr. Claude Carrier, specific to an application for the renovations component of our Economic Development Grants policy, for renovations he has done to his business in Belledune. Mr. Carrier has provided the receipts which results in a grant allocation of **\$3002.00**. The pending application as noted in communications to Council has been received.

M 2021/02/22-17

Nick Duivenvoorden moved that in accordance with the Economic Development By-law No. ED 01 2019 for Economic Development Grant, Council accepts CAO, Lee's recommendation for a Grant of \$3,002 (equal to 10% of eligible costs) to Claude Carrier Towing, in association with the expansion of his facility for business development, seconded by Tracy Culligan. MOTION CARRIED.

- Arena Summer Use Proposal - Lease Update

Councillor, Killoran vacated the meeting at 7:22 p.m. due to declared Conflict of Interest.

CAO, Lee noted there was supposed to be something in place previously, but the holdup was in reference to insurance. Legal counsel has drafted the following resolution and by passing this, Hollis Chamberlain and his group could go ahead with their advertising. There has been changes in their Associations insurance, which now has the group with full coverage year around. So, the insurance issue is resolved.

M 2021/02/22-18

Tracy Culligan moved that the following Resolution regarding Northern Moose AAA Hockey Group if the CAO proposal be accepted as presented, seconded by Lilliane Carmichael. MOTION CARRIED.

RESOLUTION

Whereas Council resolved to proceed on an agreement with the Northern Moose AAA Hockey Group if the CAO evaluated the proposal and it presented a good business case, AND WHEREAS the CAO advises Council that there is a good business case, the discussions are ongoing and that final details are required to circulate an agreement for approval; BE IT RESOLVED that the CAO continue the development of an agreement with the Northern Moose AA Hockey Group and report back to Council at its Regular Meeting in March.

Council members noted they are happy to see this proceed as it will highlight our community. It was noted that this is a good opportunity and liked the way the process developed.

Councillor, Arseneault requested that CAO, Lee prepare a full written report for the next meeting - either Committee of Whole Council or Regular, with all the details of the proposal and why it make business sense. He believes the public should know this because if they had all the information that Council has, then they would probably be as supportive of the proposal as Council is.

CAO, Lee noted that would not be a problem, he could speak to the economic side of the proposal and the financials, it is a good business case to present to the public.

Councillor, Killoran returned to meeting at 7:26 p.m. following the motion of Council.

- RCMP, Memorandum of Understanding - Occupancy of Premises at #2471 Main Street
The MOU provided to Council in their packages has been vetted by legal and will allow for RCMP to use the police services room in the new municipal building.

Council members discussed the use of the room at no charge. Some expressed concerns over no rental fees when the Village is paying so much for the services. Other comments included the fact that it should lead to more presence in the community. Other referenced the fact that this was a MOU and not a lease agreement, there was no exit strategy or termination strategy.

CAO, Lee clarified that under #12 in the MOU, there is early termination clause of 6 months.

Councillor, Arseneault suggested tabling the motion until March and have CAO, Lee goes back one more time about rental fee. They may not budge, but they may come back with some sum of money. It would be good for them to hear this is a genuine concern.

Deputy Mayor, Culligan inquired if rent had ever been on table, did it ever come up.

Mayor, Noel advised No.

CAO, Lee said there were no parameters around rent initially. There are no negotiation ramifications any more that just prolonging it for a month.

Councillor, Arseneault wondered about setting precedent in our building by having a renter paying no rent. What if others feel they should not pay rent?

Councillor, Killoran noted he would like to see us get some money, but has concerns about putting them off a month. What if the regional policing happens, he feels it is best to get them in there, and get the 6 months time frame for terminate started. He asked the Mayor, about time line for regional policing model.

Mayor, Noel advised he had a conversation with Public Safety recently. Their study is completed and it was expected it would have been released by then. They are gathering information on where they want to go and in a short time it will go public. We are not going to stay where we are, and he can see regional policing here. He agrees to get the RCMP in the space sooner than later.

Councillor, Carmichael agrees that the faster RCMP here, the people will see them in the area. Then there is a 6-month window and if we go regional policing, at least they hear at this time.

M 2021/02/22-19

Tracy Culligan moved that the Council of the Village of Belledune accepts, as presented, the Memorandum of Understanding (MOU) between the Royal Canadian Mounted Police (RCMP) and the Village of Belledune, for Occupancy of Premises at #2471 Main Street, and the Mayor and Clerk sign said MOU, seconded by Lilliane Carmichael. MOTION CARRIED

Against: Tracy Culligan and Nick Duivenvoorden.

	For	Against	COI
Paul Arseneault	x		
Lilliane Carmichael	x		
Tracy Culligan		x	
Nick Duivenvoorden		x	
Sandenn Killoran	x		
	3	2	0

- Offer Property Purchase - PID 50210798

CAO, Lee advised he provide Council will a lot of information, but will summarize for the public. An unsolicited proposal was received from Mr. Stevens to purchase a piece of property that is at the end of Gagnon St. In the past the village intended to extend the public road and this would have been a turning area. That did not happen. The amount being offered is below fair market value and Mr. Stevens explain that in his proposal. Legal counsel has drafted the resolution for Council consideration. It is also noted in the resolution that the purchaser will be responsible for all legal fees, etc. From his perspective, CAO, Lee sees this piece of property as no value for the Village, will not be utilized in the near future and it is more useful to an adjacent property owner. Council can deliberate or if they wish to proceed the resolution is there.

Council comments and inquires were regarding the unsolicited proposal, advertisement requirements in the village policy, future use and services request (private access – not municipal street), acceptance of unsolicited proposal versus solicited and setting different standards.

CAO, Lee clarified that Mr. Stevens is aware that this is an unserved area and legal counsel will be including this in the purchase and sale agreement. As well the planning services are aware and if a building permit was applied for, they would need to come back to Council for a resolution. As for the policy for disposal of assets in relation to advertising, it was clarified that it does not have to be. However, the policy needs to be cleaned up a bit in terms of language and clarity so it is not subject to interpretation and he will have this done in the near future.

M 2021/02/22-20

Tracy Culligan moved that the following Resolution for the property purchase offer for PID 50210798 be accepted as presented, seconded by Lilliane Carmichael. MOTION CARRIED.

RESOLUTION

WHEREAS the village of Belledune owns the lands along a private un-served roadway that extends beyond Gagnon Street and is further identified by the apparent PID 50210798 currently assessed at \$5,700;

AND WHEREAS the village of Belledune has received an unsolicited proposal to purchase the property for \$2,000, along with a proposal to improve the land and possibly build a residence in the future;

AND WHEREAS the village of Belledune has no plans for the property in question and the land is no longer required;

AND WHEREAS the municipal policy on the disposal of municipal assets (DA 11-2014) allows Council to list the lands for 6 months before considering other methods of sale and, because of the unsolicited proposal, Council does not want to list the land, but rather consider the unsolicited proposal;

AND WHEREAS the economic development by-law allows Council to sell land at a price below market value;

BE IT RESOLVED that Council authorizes the sale of the land identified by PID 50210798 for a price that is below market value;

BE IT FURTHER RESOLVED that the land does not have to be listed for 6 months because Council received a reasonable offer;

BE IT ALSO RESOLVED that Council direct staff to prepare an agreement of purchase and sale for the property identified by PID 50210798 that would take into consideration

- the asking price of \$2,000,
- that the property is located at the end of a private section of roadway that does not have municipal services
- that the village does not provide any guarantee or warranty as to how the land can be used,
- that the purchaser is responsible to conduct his own due diligence to see if his projects would comply with municipal by-laws;
- the work identified by Mr. Stevens that is required on the land and his responsibility to pay for it without municipal assistance,
- that the purchaser is responsible to pay the legal fees related to the transfer of land (i.e., title search, surveying, AFR, transfer tax, registration, etc.) and other applicable closing fees for both the purchaser and village.

BE IT ALSO RESOLVED that the agreement be brought forward at Council’s next meeting for review and approval. **Against: Sandenn Killoran**

	For	Against	COI
Paul Arseneault	x		
Lilliane Carmichael	x		
Tracy Culligan	x		
Nick Duivenvoorden	x		
Sandenn Killoran		x	
	4	1	0

Clerk/Treasurer, Cormier

- Financial Reports

Councillor, Duivenvoorden inquired about the exact same amount under the General Operation Fund report for Accounts Receivable for the year 2020 and 2021. Is this just an error on the report?

Clerk/Treasurer, Cormier explained the report is correct, both those amounts are associated with the amounts due from the province for LSD Fire Services. The province displaced one of the invoices from the previous year and when it was noticed, Clerk/Treasurer, Cormier advised that she reissued the 2020 invoice to them.

M 2021/02/22-21

Nick Duivenvoorden moved that the Financial Report be accepted as presented and the Accounts Payable be paid, seconded by Lilliane Carmichael. MOTION CARRIED.

- Refinance Debenture

Debenture # BE 24-2011 in the amount of \$126,000 is due to be refinanced on May 27, 2021 for a term not to exceed five years.

M 2021/02/22-22

Nick Duivenvoorden moved that the following Resolution for Application to the NB Municipal Finance Corporation to refinance Debenture BE 24-2011 in the amount of \$126,000 for five-year term, be adopted, seconded by Lilliane Carmichael. MOTION CARRIED.

RESOLUTION

Application for Financing

Resolved that the Clerk and/or Treasurer and/or Mayor be authorized to issue and sell to the New Brunswick Municipal Finance Corporation a Municipality of Belledune debenture in the principal amount of \$126,000 on such terms and conditions as are recommended by the New Brunswick Municipal Finance Corporation, and be it resolved that the Municipality of Belledune agree to issue post-dated cheques payable to the New Brunswick Municipal Finance Corporation as and when they are requested in payment of principal and interest charges on the above debenture.

By-laws and Policies Nil

Motions and Resolutions Nil

General Correspondence

Restigouche SPCA Monthly Reports - January 2021

Atlantic Railway Maintenance Inc. - Track Inspection, February 2021

Elections New Brunswick - May 10 Municipal General Election

Closed Session Nil

Adjournment

M 2021/02/22-16

Lilliane Carmichael moved that the meeting adjourn at 8:03 P.M., seconded by Nick Duivenvoorden. MOTION CARRIED.

Mayor

Clerk/Treasurer