

Council Chambers
City Hall
Moncton, N.B.
January 16, 2023
4 p.m.

MINUTES – REGULAR PUBLIC MEETING

MEMBERS OF CITY COUNCIL

Mayor Dawn Arnold	Councillor Charles Léger (WebEx)
Deputy Mayor Bryan Butler	Councillor Daniel Bourgeois (WebEx)
Councillor Monique LeBlanc	Councillor Dave Steeves
Councillor Marty Kingston	Councillor Susan Edgett (WebEx)
Councillor Paulette Thériault	
Councillor Shawn Crossman (WebEx)	

ABSENT

Councillor Paul Richard

ALSO PRESENT

M. Landry, City Manager
S. Morton, City Clerk, Director of Legislative Support
N. Robichaud, City Solicitor, General Manager of Legislative Services
E. Aucoin, General Manager Sustainable Growth and Development Services
L. Hanson, General Manager of Corporate Services
A. Binette, General Manager Operations Services
K. MacIntyre, General Manager Community Services
J. Cohoon, Director of Recreation
G. Houser, Deputy Treasurer/Controller
A. Richard, Director of Facilities
Insp. C. Farrah, OIC Specialized Policing Services (SPS)
C. Landry, Fire Chief (Webex)
B. Budd, Director, Planning and Development
S. Anderson, Manager of Development Planning
A. Smith, Manager of Long-Range Policy Planning
D. Geldart, Urban Planner
J. Adams, Urban Planner
T. Carter, Purchasing Manager
A. Jardine, Manager, Strategic Communications
K. Williamson, Solicitor
V. Merola, Community Development Officer, Social Inclusion
K. Fram, Superintendent, Water and Wastewater
R. Lagacé, Director of Engineering
R. Rifaat, Transportation and Parking Engineer
N. Taylor, Director of Water of Wastewater

1.

CALL TO ORDER

2.

ADOPTION OF AGENDA

Motion: That the agenda for the regular public Council meeting dated January 16, 2023, be approved as circulated.

Moved by: Councillor Léger
Seconded by: Deputy Mayor Butler

MOTION CARRIED

3.

CONFLICT OF INTEREST DECLARATIONS

None declared

4.

ADOPTION OF MINUTES

Motion: That the Minutes for the Public Meeting of November 21, 2022, be adopted as circulated.

Moved by Councillor Kingston
Seconded by Deputy Mayor Butler

MOTION CARRIED

5.
CONSENT AGENDA

6.
PUBLIC AND ADMINISTRATION PRESENTATIONS

6.1 PUBLIC PRESENTATIONS

5 minutes

6.1.1 **Presentation** – Saint Mère Teresa Conference, Society of Saint Vincent de Paul – Rose-Marie Bourgeois

Ms. Bourgeois provided a PowerPoint presentation to council on an upcoming conference in Moncton. The Saint Vincent de Paul Society has approximately 700,000 members across 148 countries worldwide. Members operate through conferences that may be based out of a church, community center, school, hospital, etc., and is composed of Catholic volunteers who dedicate their time and resources to help those in need in their community.

Their mission is to help people in various situations of poverty through home visits, housing support, food and material assistance. Their group believes the City of Moncton would greatly benefit from the programs they provide, addition this committee recommended the following actions from the City of Moncton:

- Better communication and collaboration between agencies and nonprofit organizations.
- Better access to information on programs and services available.
- Collaborate in developing better support programs.
- Advocate for more subsidized housing, and transitional housing and support for people coming out of addiction programs.

Mayor Arnold and staff thanked Ms. Bourgeois for her presentation and asked that staff follow up on possible solutions to support this group.

Other Presentation

2 minutes

6.2 ADMINISTRATION PRESENTATIONS

15 minutes

6.2.1 **Update** – RCMP – Insp. Chantal Farrah, OIC Specialized Policing Services (SPS)

Inspector Farrah provided a few highlights on the work by the Codiac Regional RCMP:

Stuff the cruiser initiative: This initiative led by those in the community and patrol members partnered with Sobey's in Moncton, Dieppe, and Riverview by providing donations to support local food banks.

Panhandling initiative: Education and enforcement have been the focus of this initiative and have proven to be successful. Patrols have been monitoring high risk intersections and 29 repeat offenders were identified. From the 29, 15 have stopped after the 1st or 2nd warning, 9 have stopped after 1st or 2nd ticket, and 2 were served court appearances. Since then, numbers have remained very low and new offenders are being addressed very quickly.

Other activities include supporting local schools, connecting with youth, and finding positive outlets to support school districts with issues such as cybersecurity and drug use.

The RCMP continue to work closely with By-Law Enforcement to address homelessness issues. Members continue to connect those experiencing homelessness with services to assist them in getting out of the rough situations they find themselves in. The opening of the additional shelter and warming shelter has had a positive outcome for many.

Crime Reduction Unit: This unit continues to work on various crime trends and execute search warrants. This unit is also working hard on enforcement to tackle open air drug use and pushing those with addictions to access the various services available within our community.

Councillor Crossman requested information on the status of the recommendation from the CRPA to increase their budget in order to add additional officers to address the crime in the City.

Insp. Farrah advised Councillor Crossman that she would look into the status and follow up with an answer.

7.
PLANNING MATTERS

7.1 **Introduction** – Zoning and Municipal Plan Amendment for Local Governance Reform – Josh Adams

Mr. Adams provided a PowerPoint presentation outlining plans to accommodate amendments to the Zoning By-Law and Municipal Plan to account for the lands that were annexed to the City of Moncton on January 1, 2023.

The provincial government initiated the Local Governance Reform initiative in 2021, which led to a restructuring of many communities across the province. The reform has reduced the number of local entities in the province from 340 to 89. As a result of this initiative, the City of Moncton's municipal boundary was changed as a portion of the former Moncton Local Service District was annexed to the City. The annexed lands are approximately 10 square kilometers in size, located in the northwest portion of the City.

The amendments are described in Draft Zoning By-Law Z-222.11 and Draft Municipal Plan By-Law Z-122.3.

Motion: That Moncton City Council proceed with the municipal plan and zoning by-law amendment process of By-Laws Z-122.3 & Z-222.11, and:

- a. That Council give first reading to Municipal Plan By-Law amendment Z-122.3 and Zoning By-Law amendment Z-222.11;
- b. That a Public Presentation be set for February 6, 2023;
- c. That a Public Hearing be tentatively set for March 20, 2023; and
- d. That the By-Laws be referred to the Planning Advisory Committee for their written views, with an extension to February 22, 2023 to receive those views.

Moved by: Deputy Mayor Butler
Seconded by: Councillor Steeves

MOTION CARRIED

Deputy Mayor Butler advised that Council continues to receive inquiries from residents on whether the City or the Province will be responsible for the roads with these new changes.

Mr. Landry confirmed that they will provide clarification to residents by updating the website and ensuring staff and dispatch have the information to respond to inquiries.

Councillor Bourgeois questioned whether these residents should be taxed differently as they do not receive all City services for these areas.

Mr. Landry confirmed that this item was raised during Budget Deliberations as a follow-up for 2023; internal dialogue and analysis is occurring with the finance team. City Council will receive an update once administration have a better understanding of the resources required to undertake this request.

Councillor Crossman pointed out that a portion of land off Harrisville Boulevard on the snow dump map is sold and is no longer active as it is currently being developed.

Mr. Adams confirmed that he will look into this and ensure the map is updated accordingly.

7.2 Introduction - Local Governance Reform – Re-adoption of By-laws – Bill Budd

Mr. Budd provided a PowerPoint presentation to Council outlining requirements of new the Local Governance Reform legislation, the purpose of this item is to re-adopt existing by-laws to apply to the newly annexed lands.

Motion: That Moncton City Council give first reading of the following proposed by-laws:

- a. A By-law to Establish a Planning Advisory Committee for the City of Moncton (PAC By-law # Z-1423)
- b. A By-law Relating to the Subdivision of Lands in the City of Moncton (Subdivision By-law # Z-323)
- c. A By-law Relating to Plumbing in the City of Moncton (Plumbing By-law # Z-1323) and;

That Moncton City Council refer the following proposed by-laws to the Planning Advisory Committee:

- a. A By-law to Establish a Planning Advisory Committee for the City of Moncton (PAC By-law # Z-1423)
- b. A By-law Relating to the Subdivision of Lands in the City of Moncton (Subdivision By-law # Z-323)

Moved by: Deputy Mayor Butler
Seconded by: Councillor Steeves

MOTION CARRIED

7.3 Public Hearing – 1333 Main Street – Rezoning lands from R2U (Urban Dwelling Zone), R3 (Multiple Unit Dwelling) to CBD (Central Business District) – Bill Budd

Mr. Budd provided a PowerPoint presentation to Council on an application from Chad Blakney, agent, on behalf of 717035 NB Inc, landowner, to rezone lands from R2U (Urban Dwelling Zone), R3 (Multiple Unit Dwelling), and CBD (Central Business District) to CBD (Central Business District).

The rezoning will accommodate the construction of a 10-storey mixed-use building at the northwestern corner of Vaughan Harvey Boulevard and Main Street. The building will have commercial on the main floor, two levels of underground parking (approximately 166 underground parking stalls), and a total of approximately 151 residential units. It was noted that objections have been received for this project.

Mayor Arnold opened the Public Hearing and called upon the proponent for comments. The agent, Chad Blakney, spoke on behalf of the owner to advise that he is available to address questions or concerns.

The Mayor asked if there were any proponents of the project that wanted to come forward and speak. No proponents came forward.

The Mayor asked if there were any objections to the rezoning; City Clerk listed the registered objectors and asked that they come forward:

- Cheryl Wood provided a written objection by email and spoke in objection of this project with a list of concerns including the height of the building and loss of sunlight, snow removal, parking, and crime.
- Kathryn Barnes provided a written objection by email and spoke in objection of this project with concerns on the height of the building, traffic, and parking.
- Lori Barnes provided a written objection by email and spoke in objection of this project with concerns on height, parking, traffic, effects on surrounding residents.
- David Weinberger spoke in objection of this project with concerns on traffic, the height of the building and additional density in that area in future.
- Lisa Whitely spoke in objection with concerns on increased traffic volume.

Mr. Budd addressed the concerns with regards to the Public Notice sent to residents. He indicated a notice was sent to residents within 100 meters of the project; additionally, the City provided advanced communication on this project including advertising in the newspaper, large signage placed on the property, as well as, information posted on the City's website and Let's Chat Moncton.

Mr. Budd provided information relating to the traffic concerns and confirmed that there will be a right-in/right-out to the development. Additionally, the area has good circulation and many combinations for entry and exit. Mr. Budd invited the City's Director of Engineering, René Lagacé to speak further on the traffic management, transportation, and parking.

Mr. Lagacé provided additional details on the Traffic Impact Study conducted and detailed the various combinations to enter and exit the development. Although traffic is anticipated to increase, it will be dispersed and flow evenly throughout the area. On-street parking has been factored in and will be well regulated.

Chad Blakney addressed concerns from Ms. Wood on the height of the building, the location of the entrance to the parking lot and concerns that this construction could create issues to her foundation.

Marcel Leblanc of Amico Construction clarified that with the professional engineered plans in place, there should be no issues with surrounding foundation effected during construction and excavation. An inspection can be conducted by members of their team.

Councillors provided their statements on the project and addressed the concerns presented. They requested that the item be postponed until the February 6th meeting so staff can address the concerns presented and include the modifications discussed.

Mayor Arnold thanked all participants and closed the Public Hearing and asked if any members of Council wanted to make a motion on the request to postpone.

Motion: That the amendment application for PIDs 00693614, 00693606, 00882894, 00696963, 70684642, and 00693622 at the intersection of Main Street and Vaughan Harvey Boulevard be postponed for additional information.

Moved by Councillor Bourgeois
Seconded by Councillor Léger

MOTION CARRIED
Nay: Councillor LeBlanc

Councillor Bourgeois left the meeting at 7:45 p.m.

The meeting was recessed at 7:45 p.m.

The meeting reconvened at 7:50 p.m.

8.

STATEMENTS BY MEMBERS OF COUNCIL

Councillor Kingston wanted to thank the City of Moncton and Monctonians for successfully hosting the World Junior Championships. Councillor Kingston provided a few highlights:

- 2023 is on track to have the highest uptake/usage of distributed tickets at a World Junior Championship in recent history.
- Halifax attendance to date: 10,974 and Moncton attendance to date: 10,322
- The Province generated \$20 million in economic activity
- 150+ volunteers who worked 1,785 shifts (more than 10,000 hours)
- 3 million views of the Moncton game broadcast
- 6,000 people attended the New Year's Eve Family Fun Fest

Mayor Arnold also took a moment to acknowledge this amazing opportunity and thanked the community and everyone involved in the success of the series of events that took place.

9.

REPORTS AND RECOMMENDATIONS FROM COMMITTEES AND PRIVATE MEETINGS

9.1 **Recommendation(s)** – Private Session – January 9, 2023

Motion: That Council accept the Offer to Purchase a Parcel “TBD,” to be created by subdivision plan from a portion of Parcels 70351614 and 70215934, for the sum of \$10,000, reserving unto the City an Option to Purchase;

2. That Council authorizes the City of Moncton to enter into a Purchase and Sale Agreement with 616066 NB Ltd. for the disposition of Parcel “TBD” to be created by subdivision plan from a portion of Parcels 70351614 and 70215934, on condition of the relocation of Pattison signage, the relocation of a temporary turnaround on Halifax Street, as well as the decommissioning of a fire hydrant, as well as an Option to be exercisable on the following terms:

3. That, should the Purchaser not fully construct the foundation on its proposed commercial development within 24 months from the date of completion of the sale, then the City shall have the Option to Purchase the lands, or any consolidation thereof, at market value, as determined by appraisal; and

4. That the Mayor and City Clerk be authorized to execute all necessary documents and to affix the Corporate Seal of the City of Moncton thereto.

Moved by Deputy Mayor Butler
Seconded by Councillor Kingston

MOTION CARRIED

Councillor Steeves was not present for the vote.

Motion: That Moncton City Council approve the funding request for an amount of \$150,000 (plus applicable Harmonized Sales Tax) from the Council Reserve Contingency Fund to study the creation of a new Regional Park and conduct watercourse and wetland delineation in the Vision Lands.

Moved by Councillor Edgett
Seconded by Councillor Léger

MOTION CARRIED

Councillor Steeves was not present for the vote.

10.

REPORTS FROM ADMINISTRATION

10.1 Highfield Pumping Station pump repairs

Motion: That Moncton City Council authorize the unbudgeted expenditure of approximately \$208,000 to repair the backup pump at the Highfield Pumping Station; and

That Moncton City Council approve the award of repairs to the Primary Pump and Back-up Pump to Sansom Equipment, having submitted the lowest Total Quoted Price including a 10% contingency in the amount of \$298,037.27, including H.S.T. @ 15%.

That Moncton City Council approve the establishment of a Ten Percent (10%) Contingency Allowance for these repairs should each Supplier require additional parts or repair services due to unforeseen or unknown equipment conditions.

Moved by: Deputy Mayor Butler
Seconded by: Councillor Léger

MOTION CARRIED

Councillor Steeves was not present for the vote.

10.2 Mapleton Well Designation Order

Motion: That Moncton City Council request that the Department of Environment and Local Government remove the Mapleton wellfield protected designation under the Wellfield Protected Area Designation Order – Clean Water Act, and that the Mayor and City Clerk be authorized to execute all necessary documents and to affix the corporate seal thereto.

Moved by: Councillor Edgett
Seconded by: Councillor LeBlanc

MOTION CARRIED

10.3 **Award of Quotation QP22-105** – Janitorial Services – Moncton Farmer’s Market

Motion: That Moncton City Council award Quotation #QP22-105 – Janitorial Services (Moncton Farmer’s Market) to the lowest bidder, being Starclean Cleaning Services, for a one (1) year period, in accordance with the Unit Pricing specified in their bid submission, which represents a Total Estimated Annual Contract Value of \$42,757.00, including H.S.T. @ 15%, with options to extend the agreement up to four (4) additional twelve (12) month periods, if it is in the City’s best interest to do so.

Moved by: Deputy Mayor Butler
Seconded by: Councillor Kingston

MOTION CARRIED

11.

READING OF BY-LAWS

11.1 **A By-Law** in Amendment of a By-Law Relating to the Adoption of the City of Moncton Municipal Plan, being By-Law Z-122.3 – Local Governance Reform – **First Reading**

The Clerk gave first reading to By-Law Z-122.3

11.2 **A By-Law** in Amendment of the City of Moncton Zoning By-Law, being By-Law Z-222.11 – Local Governance Reform – **First Reading**

The Clerk gave first reading to By-Law Z-222.11

11.3 **A By-law** to Establish a Planning Advisory Committee for the City of Moncton, being By-law Z-1423 – **First Reading**

The Clerk gave first reading to By-Law T-1423

11.4 **A By-law** Relating to the Subdivision of Lands in the City of Moncton, being By-law Z-323 – **First Reading**

The Clerk gave first reading to By-Law Z-323

11.5 **A By-law** Relating to Plumbing in the City of Moncton, being By-law Z-1323 – **First Reading**

The Clerk gave first reading to By-Law Z-1323

11.6 **A By-Law** in Amendment of a By-Law Relating to the Stopping Up and Closing of Highways within the City of Moncton, being By-Law T-221.3 – **Second and Third reading**

Motion: That the Clerk give second reading to By-Law T-221.3

Moved by: Deputy Mayor Butler
Seconded by: Councillor Steeves

MOTION CARRIED

The Clerk gave second reading to By-Law T-221.3

Motion: That a By-Law Relating to the City of Moncton’s By-Laws, being T-221.3, be given third reading and that it be ordained and passed and that the Mayor and City Clerk be authorized to sign same and affix the Corporate Seal of the City of Moncton thereto.

Moved by: Deputy Mayor Butler
Seconded by: Councillor Léger

MOTION CARRIED

The Clerk gave third reading to By-Law T-221.3

- 11.7 **A By-Law** in Amendment of the City of Moncton Zoning By-Law, being By-law Z-222.10 – 1333 Main Street – ***Second and Third reading***

As per motion of Item 7.3, this item and the reading for By-Law Z222.10 have been postponed.

12.
NOTICES MOTIONS AND RESOLUTIONS

13.
APPOINTMENTS TO COMMITTEES

14.
ADJOURNMENT

Motion : That the meeting be adjourned.

Moved by: Councillor Steeves

MOTION CARRIED

.....
Dawn Arnold
MAYOR

.....
Shelley M. Morton
CITY CLERK & DIRECTOR OF
LEGISLATIVE SUPPORT

/8:07 p.m.

/ko