

**Town of Mulgrave
Meeting Minutes
June 16, 2025**

Present: Mayor Chisholm, Deputy Mayor Maas Latimer, Councillor Russell, Councillor Michel, Councillor Tate and CAO Gray.

1. Call to Order

Meeting called to order at 6:31 pm by Mayor Chisholm.

2. Approval of Agenda / Addition of Agenda Items

Moved by Councillor Russell, seconded by Councillor Michel that the Agenda be approved with the following additions:

- I. Property on Murray Street – Regarding Power being Disconnected
- II. Blue Building at McNairs Cove
- III. Update on Shoreline Protection Plan
- IV. Wastewater Treatment Plant Project
- V. Council Meeting and Proceedings Policy
- VI. Personnel Item in Camera
- VII. Personnel Item in Camera

Motion Carried

3. Minutes – June 2, 2025

Minutes Accepted

4. Business Arising From Minutes

None

5. Presentations – None

6. New Business / Carry Forward Business

a. Consolidated Financial Statements for the Year Ended March 31, 2025

Kyle Musial, CPA, CA from MNP LLP presented the Report to Council – 2025 Audit Findings from the March 31, 2025 Audit.

BE IT RESOLVED THAT:

The Consolidated Financial Statements for the Town of Mulgrave for the Year Ended March 31, 2025 as presented by MNP LLP be approved.

Moved by Councillor Tate, seconded by Councillor Russell. *Motion Carried*

b. Amendment to Land-Use By-Law # 2 – Second Reading (re: Shipping Containers)

CAO reviewed definitions of an Accessory Building, Shipping Container and Shipping Container Modified. Containers are permitted within Commercial Highway (C2) Zone, Industrial General (M1) Zone and Industrial Heavy (M2) Zone.

BE IT RESOLVED THAT:

Mayor and Council of the Town of Mulgrave accept Second Reading of Amendment to By-Law #02 Land-Use By-Law regarding Shipping Containers. The Amended By-Law #02 Land-Use By-Law is duly passed by the Mayor and Council of the Town of Mulgrave.

Moved by Councillor Russell, seconded by Councillor Tate. *Motion Carried*

c. Budget 2025 – 2026

i) General Operating Budget 2025 – 2026

Question regarding no allocation of funding for the Regional Emergency Management Office position. CAO indicated that Extended Producer Responsibility (EPR) revenues have not been incorporated in the budget due to unknown factors such as insurance, etc. It is anticipated that EPR revenues will offset the majority of costs of the Regional EMO position.

WHEREAS the Town of Mulgrave requires **\$1,828,950** to cover the cost of providing municipal services, after allowing for all other sources of revenue; **BE IT RESOLVED THAT** the **2025 / 2026** tax rate be applied as follows: **\$ 1.2375** per \$100 of taxable residential assessment on the assessment roll; **\$4.5257** per \$100 of taxable commercial assessment on the assessment roll; **AND** that the amount to be paid to the Mulgrave Water Utility of **\$107,793** be recovered through a levy of **\$.2015** per \$100 of assessed value in the area serviced by fire hydrants; **AND** that a rate of **\$.4510** per \$100 of assessed value in the area serviced for sanitary sewer; **AND** that each household pay a special levy of **\$145.73** per annum for solid waste collection.

BE IT RESOLVED THAT the Town of Mulgrave approve the **2025-2026 General Operating Budget of \$2,380,775.**

Moved by Councillor Tate, seconded by Councillor Russell. *Motion Carried*

ii) Water Operating Budget 2025 – 2026

BE IT RESOLVED THAT the Town of Mulgrave approve the **2025-2026 Water Utility Operating Budget of \$575,593.**

Moved by Councillor Russell, seconded by Councillor Michel. *Motion Carried*

iii) General Capital Budget 2025 – 2026

BE IT RESOLVED THAT the Town of Mulgrave approve the **2025-2026 General Capital Budget** as presented.

Moved by Councillor Russell, seconded by Councillor Michel. *Motion Carried*

iv) Water Capital Budget 2025 - 2026

There are no capital expenditures in the 2025-2026 Water Capital Budget.

d. Extended Producer Responsibility (EPR) for Packaging and Paper Products

BE IT RESOLVED THAT

Mayor and Council of the Town of Mulgrave accept the offer from Circular Materials as received on February 14, 2025, subject to completion of a formal agreement.

7. Reports

a. Council Committee Reports

- i. Police Advisory
Regular quarterly meetings will continue starting September 2025.
Police representative will be attending meetings.
- ii. Library
Meeting the week of June 9th.
- iii. MARA
Next meeting September 16, 2025.
- iv. Recreation / Culture
No meeting date set.
- v. Guysborough County Home Support Agency (GCHSA)
July 7, 2025 next meeting.
- vi. Eastern Region Solid Waste Management (ERSWM)
Next meeting June 19, 2025.
- vii. Tourism Guysborough County
Next meeting September 2025.
- viii. Source Water Protection Committee (SWPC)
TBA – Last part June 2025.
- ix. Accessibility Committee
Request for members to be issued for residents with accessibility needs and representatives of outside organizations.
- x. TAG
Meeting to take place June 24, 2025.

8. Approved Additions to the Agenda

- i. Updates from Building Inspector re: House on Murray Street
CAO to follow-up with Building Inspector to ensure call is made to Nova Scotia Power re: power disconnection;
- ii. Blue Building McNairs Cove
A local artist is interested in using the building three days a week, one of the days during Market-by-the-Sea.
Councillor Russell made a motion to allow the artist to use the building for a two-month period free of charge, and possibly charge a minimal fee after the two-month period. Seconded by Councillor Tate. *Motion Carried*

- iii. Update on Shoreline Protection Plan
Meeting to take place with Mike Shea – Strait Engineering.
- iv. Wastewater Treatment Plant Project
Public Works Supervisor and ODRC met with Strait Engineering and agreed on two options: 1. Packaged Plants 2. Pipeline under Strait to connect with Port Hawkesbury Treatment Plant.
Costing out the two alternatives to determine which one is most reasonable; proposal would then proceed to Council for approval and then on to the Provincial and Federal Governments for final approval. Project deadline has been extended to March 2027.
- v. Council Meetings and Procedures Policy
Revised policy not updated on Town website; to be updated.

9. Date of Next Meeting: September 2, 2025

10. Gallery

Resident asked question regarding Code of Conduct Investigation and reprisals, and raised his voice while describing an alleged incident; Mayor requested that the resident “tone it down”; resident continued to speak in an elevated tone and was asked to leave the meeting; after further comments by the resident he was barred from all future meetings.

Resident of Mill Street asked why there are black garbage bags along the side of the road; another resident is cleaning the brook and is picking up the bags himself.

Lorne MacDonald reported that the upper level of the fire hall will be operational after tomorrow night; \$30,000 emergency funding available every two years; Fire Department will likely apply for funding for needed equipment; Vulnerable Persons List will be created for individuals who are using oxygen, for example, and need assistance in case of power outages, etc.

Sound System – complaint regarding sound levels.

Capital Projects Paving - tender to be issued for Tower Road and Terry Fox Lane – resident indicated there is a hole in the bridge on Duncan Street.

Question regarding load of gravel at the bottom of Mill Hill; Mayor will review.

11. In-Camera

- i. Contract negotiations – MGA 22(2)(e)

Moved by Deputy Mayor Maas Latimer, seconded by Councillor Tate to move in camera at 7:57 pm.


Motion Carried

Moved by Councillor Russell, seconded by Councillor Michel to move out of in camera at 8:52 pm.

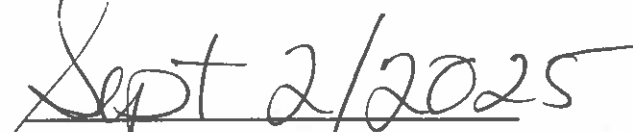
Motion Carried

12. Adjournment

There being no further business it was moved by Councillor Tate to adjourn at 8:53 pm.



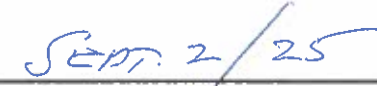
Mayor



Date



CAO



Date