

Council Meeting, June 11, 2020
Minutes of a Meeting of the Council
of the Town of Kippens, Held via Zoom & Live Streamed to Facebook
June 11, 2020 at 6:36 PM

Members Present	Mayor	Debbie Brake-Patten
	Deputy Mayor	Leon Benoit
	Councillors	Tim Alexander
		Shawn Boyd
		John Dawson
		Wayne Howlett
		Heather Shears
Also Present	CAO/Town Manager	Leonard Hann
	Town Clerk	Debbie Cormier

Motion #94/20: Motion by Councillor Dawson, seconded by Councillor Boyd, be it hereby resolved to adopt the May 14, 2020 Council Meeting Minutes.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #95/20: Motion by Deputy Mayor Benoit, seconded by Councillor Dawson, be it hereby resolved to adopt the May 25, 2020 Special Council Meeting Minutes.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #96/20: Motion by Councillor Shears, seconded by Councillor Boyd, be it hereby resolved to adopt the June 11, 2020 Council Meeting Agenda.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Financial

Motion #97/20: Motion by Councillor Howlett, seconded by Councillor Alexander, be it hereby resolved to approve the accounts payable totaling \$52,144.16 .

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

New Business

Permits

Motion #98/20: Motion by Deputy Mayor Benoit, seconded by Councillor Alexander, be it hereby resolved to approve permit to build a house at 6 Island Pond Drive, being in full compliance.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #99/20: Motion by Deputy Mayor Benoit, seconded by Councillor Howlett, be it hereby resolved to approve a permit to build a shed at the following addresses, being in full compliance:

16 McCarthy's Lane

26 Millenium Drive

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #100/20: Motion by Deputy Mayor Benoit, seconded by Councillor Boyd, be it hereby resolved to approve a permit to build a fence at the following addresses, being in full compliance:

16 Orchard Loop

8 Cherry Street

26 Woods Drive

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #101/20: Motion by Deputy Mayor Benoit, seconded by Councillor Shears, be it hereby resolved to approve a permit to build a patio extension at the following addresses, being in full compliance:

11 Fir Avenue

3 Crimson Avenue

16 Maple Avenue

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Deputy Mayor Benoit stated that the Approval in Principle for the development on McCarthy's Lane by 58663 Ltd. will be deferred pending information.

Additional Business

Councillor Alexander reported that the Fire Department is looking for a Rescue Truck. The chief has been looking at options and found a vehicle in Quebec for \$150,000 which meets their requirements especially for the storage of gear. Formal request to be funneled through the Finance Committee and then council.

Motion #102/20: Motion by Councillor Alexander, seconded by Councillor Boyd, be it hereby resolved to accept the February 4, 2020 Fire Department Meeting Minutes.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #103/20: Motion by Councillor Dawson, seconded by Councillor Alexander, whereas, changes in provincial legislation and government regulations may be made, from time to time; and whereas, sometimes such information is sometimes included in Town Policies for Information Purposes "ONLY"; and whereas, this type of information is not integral to a policy, be it hereby resolved that in such instances the Town Clerk/Town Manager (CAO) can make the link changes as part of their review/update of Policies and then inform Council Members that the specific change(s) have been made.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Motion #104/20: Motion by Councillor Dawson, seconded by Councillor Howlett, be it hereby resolved to accept the Kippens Respectful Workplace Policy as it complies with the requirements of OHS.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Councillor Boyd lost zoom connection to meeting.

Septic Pumping in Kippens

The Town has received numerous calls regarding septic pumping in Kippens. Mayor Brake-Patten received an email from Gales Septic which was forward to the Town Manager. Mayor stated septic systems are a deterrent to development and would like to assist residents in maintaining septic systems. Gales have a lagoon they have been using for years and although the Mayor does not know all of the details she is suggesting that the Town bring the issue to local members and take some of the strain off the residents. It's not so much the pumping as opposed to the dumping of it. Everyone should get a fair deal when it comes to pumping and dumping their systems. Councillor Dawson is assuming that up until the present year there had been no problem with this issue. He asked why is there a problem now and why are they allowed to go beyond Kippens to Port au Port and pump there. Mayor stated that if Gales pumps in Kippens they cannot take the waste out to their lagoon. This issue came up years ago and was resolved. Residents should have a choice and it should be fair to all people and this is discriminatory to Kippens residents. Town Manager reported that government stated in email that there is a government approved dumping station in Pasadena and Kippens falls within the two hour ban of travel for Pasadena therefore Gales has to dump there and not

in their lagoon. Kippens River is the border for the guideline. Mayor states this is not a good enough answer and it is discriminatory that they (Gales) can pump in Romaines, the Cape and out beyond and action must be taken to keep the rates down for residents. Deputy Mayor Benoit stated that according to the email Gales did not meet the environmental concerns and regulations. If there is a two hour regulation in place and environmental reasons then the environment has to be involved. Councillor Dawson commented that this is a political issue and smacks of making business for Pardy's when it would be preferable personally to have someone in the immediate area to do the work. This is a downloading of the septic sewer problem to the residents of Kippens. The government preferred septic over sewer when the Town was looking for funding and now they are forcing residents in a position where they have to pay thousands of dollars to have a septic system installed and hundreds to have it pumped. This seems prejudicial and something people in other towns do not have to face up to.

Town Manager confirmed that Councillor Boyd is still unable to connect to meeting.

Town Manager stated that there are only two approved dumping sites on the Avalon Peninsula. Mayor stated that the lagoon in South Branch, they are all substandard right now and they are expected to make all of the upgrades on their own yet the government has restrictions on them. The government is being asked to lift the ban until the remediation is completed. Perhaps council can lobby government to lift the ban until the work is completed.

Town Manager clarified that if Pardy's pumps in Kippens the waste goes to Pasadena and EnviroGreen goes to Stephenville. EnviroGreen has an approved dumping site on the far side of the airport. This is not the Town of Stephenville site. Discussions were previously held with the Town of Stephenville about putting in an extra field

with government support so that they could accommodate Kippens. If government is not prepared to allow what was used in the past to continue then perhaps pressure could be placed on them to make something else available to Kippens. Mayor asks if council should lobby for Gales to be able to dump in Stephenville. That may have been part of the proposal at that time. If Stephenville can increase their beds they would be able to accept sewage from Kippens. Town Manager stated that the two hour band will include the approved site in Stephenville once the paper work is finalized. Gales could then dump in Stephenville with the approval of EnviroGreen. This is a private facility and Mayor wonders if dumping should occur in a municipal or government facility to be impartial or non-biased. Deputy Mayor Benoit noted that Pardy's is not a government facility either. Mayor wants something fair, close and affordable. It will cost Gales to dump and that may be another level of fees for residents.

Perhaps the government could look for a site for Kippens to dump. Council Dawson suggested that contact be made with towns to see what the cost of septic pumping is in their areas. Costs should be reduced with a local site. All businesses should have equal and affordable access to dumping sites.

Councillor Boyd rejoined meeting via telephone.

Municipal Plan Amendment for Stephenville

Email concerning effects on Kippens was sent to Mayor and forwarded to council. According to the Town Manager the current residential zoning is not close to the wellhead protected area.

Coastal Erosion

Residents have expressed concerns about the coastal erosion in Kippens. Town Manager to contact resident who previously contacted government concerning erosion issues. A meeting needs to be set up with Gudie Hutchings and MHA Tony Wakeham. There may be federal programs related to climate change that the town could avail of to abate some of the erosion. The provincial government has expanded the limits to building along the coastline. The current draft town plan looks at increasing the buffer to 40 metres from 30

metres. The provincial standard is a 30 metre buffer. Municipal Affairs claims they have no funding programs to assist with erosion.

Committee Reports

Finance

Councillor Howlett reported that council waived the March 31, 2020 deadline for taxes and extended it to June 30, 2020. This deadline will remain in effect. The payables have been reduced due to less activity.

Communication/Beautification/Policy

Councillor Dawson thanked Town Manager and Mayor for the four raised beds in the community garden. The other two garden boxes are being used for flowers near the town office and on the green space on Kippens Road on a trial basis. If they work out perhaps the committee would look at something in stone. Welcome signage will be created for the boxes. The Penitentiary will also be making wooden boxes for the garbage cans.

Councillor Dawson will be working on policy and signage over the next couple of months and input from others will be taken into account. The Town Manager attended a presentation on a system whereby Town announcements such as boil advisories and accidents could quickly inform all residents by phone or other devices. Councillor Dawson will meet with Town Manager to further discuss this system.

Beautification

Councillor Shears thanked Town Manager and outside staff on their work with the planters. She and the Mayor have decided that they will plant the flowers. Town Manager will purchase some perennials. The Mayor stated that she and others will look at the Orchard Lane greenspace and create a park area.

Recreation

Councillor T. Alexander reported that nothing is happening with recreation until Covid requirements are reviewed and implemented. Town Manager reported that he is in contact with chair of recreation and is in the process of getting the supplies necessary for the recreation program. The program will provide for smaller numbers and different sessions. Town Manager is also trying to prepare fields under government guidelines for baseball to begin but this is difficult with limited resources.

Public Works/Planning & Development

Deputy Mayor L. Benoit reported the Edward's Lane tender is out and should be closing soon. Staff has been working on lawn repairs which was delayed slightly by lack of topsoil. Deputy Mayor Benoit is pleased to see a housing start on Island Pond Drive. Council is eager to work with anyone interested in building in Kippens.

Recreation/Fire Department

Councillor H. Shears reported that the dog park, kids parks and port au potties cannot be opened due to lack of manpower required to clean and patrol these areas.

Mayor's Report

Mayor Brake-Patten thanked Search & Rescue and Gerry Clarke for his calls during the pandemic. They worked at the testing station and had some searches during this time as well. Mayor is pleased to see the planter box on Oceanview Drive and looks forward to working on Orchard Lane green space. The Town is lucky to have the inmates do some work for the town.

Motion #105/20: Motion by Councillor Dawson, seconded by Deputy Mayor Benoit, be it hereby resolved to adjourn the Council Meeting.

In favour: Mayor D. Brake-Patten, Deputy Mayor L. Benoit and Councillors T. Alexander, S. Boyd, J. Dawson, W. Howlett and H. Shears

Opposed: 0

Abstaining: 0

Motion Carried

Council meeting adjourned at 8:00 pm. Next regular council meeting is scheduled for July 11, 2020.

Debbie Cormier, Town Clerk

Debbie Brake-Patten, Mayor