

Town of Kensington
Minutes of Regular Council Meeting
Monday, March 11, 2024
7:00 PM

Council Members Present: Mayor Rowan Caseley; Deputy Mayor Jeff Spencer
Councillors: Toombs, Gallant, Doucette, Mann, and MacRae

Staff Members Present: CAO, Geoff Baker; Municipal Clerk, Kim Caseley; Police
Chief, Lewie Sutherland

1. Calling of Meeting to Order

1.1 Mayor Caseley called the meeting to order at 7:00 PM and welcomed Council members and staff to the March meeting of Kensington Town Council. Mayor Caseley acknowledged that the land on which we gather is the traditional and unceded territory of the Mi'kmaq First Nation.

2. Approval of Tentative Agenda

2.1 *Moved by Councillor Toombs, seconded by Councillor MacRae to approve the tentative agenda for the March 11, 2024, regular meeting of Town Council with the addition of one item of correspondence re: Shane Cormier Memorial Hockey Tournament submitted by Lynn Anne Hogan. Unanimously carried.*

3. Declaration of Conflict of Interest

3.1 Councillor Mann declared a conflict with an item of correspondence re: Shane Cormier Memorial Hockey Tournament.

4. Delegations / Presentations

4.1 *Nil.*

5. Approval of Minutes of Previous Meeting

5.1 *Moved by Deputy Mayor Spencer, seconded by Councillor Doucette to approve the minutes from the February 12, 2024 regular meeting of Town Council. Unanimously carried.*

6. Business Arising from Minutes

6.1 February 12, 2024 Regular Meeting

6.1.1 *Nil.*

7. Reports

7.1 Chief Administrative Officer Report

7.1.1 *Moved by Councillor MacRae, seconded by Councillor Doucette to adopt the February 2024 CAO Report as prepared by CAO, Geoff Baker. Unanimously carried.*

7.2 Fire Department Statistical Report

7.2.1 *Moved by Councillor Toombs, seconded by Councillor Doucette to approve the January 2024 Fire Statistical report as prepared by Fire Chief, Rodney Hickey. Unanimously carried.*

7.3 Police Department Statistical Report

7.3.1 *Moved by Deputy Mayor Spencer, seconded by Councillor Doucette to approve the January 2024 Police Statistical Report as prepared by Chief Sutherland. Unanimously carried.*

Chief Sutherland excused himself from the Council Chamber at 7:04 pm.

7.4 Development Permit Summary Report

7.4.1 *Moved by Deputy Mayor Spencer, seconded by Councillor Doucette to approve the March 2024 Development Permit Summary Report as prepared by Municipal Clerk, Kim Caseley. Unanimously carried.*

7.5 Bills List Town (General)

7.5.1 *Nil.*

7.6 Bills List Water & Sewer Utility

7.6.1 *Nil.*

7.7 Bills List Capital Expenditures

7.7.1 *Nil.*

7.8 Summary Income Statement

7.8.1 *Nil.*

7.9 Credit Union Centre Report

7.9.1 *Moved by Deputy Mayor Spencer, seconded by Councillor Doucette to approve the Credit Union Centre report for the month of January 2024. Unanimously carried.*

7.10 Mayor's Report

7.10.1 *Moved by Deputy Mayor Spencer, seconded by Councillor Toombs to approve the Mayor's report for the month of February 2024 as presented by Mayor Caseley. Unanimously carried.*

7.11 Federation of PEI Municipalities (FPEIM) Report

7.11.1 *Nil.*

7.12 Kensington Area Chamber of Commerce (KACC) Report

7.12.1 Councillor MacRae reported the KACC will host a conversation with MP Heath MacDonald on March 13, 2024 at the Kensington Legion.

7.12.2 KACC will host a workshop on Protecting Vulnerable Workers in your Workplace on March 21, 2024 at the Kensington Town Hall.

7.12.3 The KACC Presidents Casino Night event will take place at the New London Community Complex on April 25, 2024.

7.13 Heart of PEI Initiative Report

7.14.1 *Nil.*

8. New Business

8.1 Request for Decisions

8.1.1 Kensington Intermediate Senior High Hockey Friendship Tournament – Donation

8.1.1.1 *Moved by Councillor MacRae, seconded by Councillor Toombs*

BE IT RESOLVED THAT Town Council approve a donation to the 2024 Kensington Intermediate Senior High School Friendship Hockey Tournament in the amount of \$1,000.00.

Unanimously carried.

8.1.2 Queen Elizabeth Hospital Foundation Big Day of Giving – Donation

8.1.2.1 *Moved by Councillor Gallant, seconded by Councillor Toombs*

BE IT RESOLVED THAT Town Council approve a donation to the 2024 QEH Big Day of Giving Fundraising Campaign in the amount of \$200.00.

Unanimously carried.

8.1.3 Development Permit Application – M&S Rentals

8.1.3.1 *Moved by Deputy Mayor Spencer, seconded by Councillor Toombs*

BE IT RESOLVED THAT Kensington Town Council approve a development permit application for M&S Rentals for the construction of three, 8-unit apartment style multi-unit dwellings along Sunset Drive (PID No. 1050095), conditional upon the following:

- Approval of an entranceway permit from the Department of Transportation and Infrastructure*
- Submission of a site plan, with parking spaces and internal drive designed by a professional engineer, architect, or public land surveyor (Section 4.2.2). Parking spaces must meet the minimum requirements of the By-law at 8.5 ft by 18.0 ft (Section 4.1.1).*
- Submission of a detailed site plan and stormwater management plan prepared by a licensed engineer or qualified landscape architect (Section 2.7).*
- The development must be connected to the Municipal water and sewerage services (Section 3.27), the site plan and/or drainage plan shall include the servicing plan details (Section 2.6.2).*

Unanimously carried.

8.1.4 Development Permit Application – Frosty Treat Dairy Bar Ltd. – Route 2

8.1.4.1 *Moved by Councillor Toombs, seconded by Councillor Doucette*

BE IT RESOLVED THAT Kensington Town Council approve a development permit application for Frosty Treat Dairy Bar Ltd. for the construction of 4 – 5-unit apartment buildings, 2 – 4-unit apartment buildings and 1 – 6-unit apartment building on a property located at 25005 Route 2 (PID No. 76174., conditional upon the following:

- Approval of an entranceway permit from the Department of Transportation and Infrastructure on the proposed location of the single access and the intensification of use of the property.*
- A fence to screen the garbage cans, as shown on the drainage plan.*
- A land use buffer (fence) to separate the proposed residential development from the properties in the adjacent Business Park.*
- Submission of building drawings to confirm the number of units and height of the proposed multi-unit dwellings (as per Section 2.5).*
- Submission of a final site plan and drainage plan containing the signature and original raised seal (hard copy) or certified electronic signature (PDF copy) of the land surveyor and professional engineer responsible for the design of the proposed development.*

Unanimously carried.

8.1.4.2 Councillor Mann inquired about water and sewer utility services extension to the property. Mr. Baker confirmed that plans show the developer will be extending the services from where the services end at Darrach Drive and Route 2. When the construction of the business park was completed, there was a stub installed off Darrach Drive between Trailside Plaza and 16 Darrach Drive. Mayor Caseley confirmed that it is his understanding that the development will connect to the Provincial Government storm sewer system. Mr. Baker noted that there is a cost-sharing mechanism in the water and sewer legislation for the extension of water and sewer services where the services don't exist, but it is the understanding that the services will be extended by the developer. Any change to this understanding will be communicated to Town Council as quickly as possible.

8.2 Other Matters

8.2.1 2024-25 Town of Kensington Financial Plan (Incl Capital Budgets)

8.2.1.1 The CAO and Mayor Caseley presented the 2024/25 Draft Financial Plan (Operations) to Town Council a second time for further comment and review.

8.2.1.2 Councillor Doucette requested staff review the sign rental rate structure at the Credit Union Centre.

8.2.1.3 Councillor Gallant suggested the FPEIM advocate for the Province of Prince Edward Island to remove HST from user fees at local arenas.

9. Correspondence

9.1 A letter from the Prince County Hospital Foundation providing an update on the current and ongoing challenges facing the Prince County Hospital.

Councillor Mann excused himself from the Council Chamber at 7:53 pm.

9.2 A request from Lynn Anne Hogan, organizer of the Shane Cormier Memorial Hockey Tournament, requesting a financial contribution from the Town.

Moved by Councillor Toombs, seconded by Councillor MacRae

THAT Kensington Town Council approve a financial donation in the amount of \$200.00 to support the Shane Cormier Memorial Hockey Tournament.

Unanimously carried.

Councillor Mann returned to the Council Chamber at 7:55 pm.

10. In-Camera (Closed session)

10.1 *One item under Section 119(d) of the Municipal Government Act.*

10.1.1 *Moved by Councillor Gallant, seconded by Councillor Toombs to enter into an In-Camera session at 7:57 pm.*

Unanimously carried.

10.1.2 *Moved by Councillor Toombs, seconded by Councillor MacRae to come out of an In-Camera session at 8:30 pm.*

Unanimously carried.

11. Adjournment

Moved by Councillor Toombs, seconded by Councillor Doucette to adjourn the meeting at 8:30 PM. Unanimously carried.

Geoff Baker,
CAO

Rowan Caseley,
Mayor