



Town of Bay Bulls

Meeting Minutes

Public Meeting

October 16, 2024

7:00 p.m.

Council Members Present

Mayor Keith O'Driscoll

Deputy Mayor Jason O'Brien

Councillor Ethan Williams

Councillor Corey Ronayne

Councillor Jason Sullivan

Staff Present

Ashley Wakeham, Town Manager

Jennifer Blanchard, Assistant Town Clerk

Regrets

1. Call to Order

Mayor Keith O'Driscoll assumed the Chair and called the meeting to order at 7:00 p.m.

2. Adoption of Agenda

MOTION: 2024-162 Deputy Mayor Jason O'Brien / Councillor Jason Sullivan

MOVE TO adopt the agenda as presented for October 16, 2024.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

3. Adoption of Minutes

3.1 September 9, 2024, Public Meeting Minutes

MOTION: 2024-163 Deputy Mayor Jason O'Brien / Councillor Ethan Williams

MOVE TO adopt the minutes of the Public Meeting of September 9, 2024, as presented.

The Motion was carried unanimously.

For Motion: 5 (Mayor K O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

4. Business Arising

4.1 Temporary Road Construction

MOTION: 2024-164 Councillor Ethan Williams / Deputy Mayor Jason O'Brien
MOVE TO ratify the email vote of September 18, 2024, moved by Deputy Mayor Jason O'Brien and seconded by Mayor Keith O'Driscoll that stated:

BE IT RESOLVED THAT permission is granted to Southern Construction (1981) Ltd. to construct a temporary access road to conduct a Level II Groundwater Assessment with the following conditions:

- *A copy of the Licence to Construct from Crown Lands must be forwarded to the Town;*
- *The road shall be temporary in nature and shall be a maximum of 4.0 metres in width;*
- *During construction, the contractor shall keep minimal ground disturbance and maintain tree cover;*
- *The temporary road shall follow the route of the concept plan included on the application;*
- *Should the Crown Land application be denied, the developer shall restore the area as close to its original condition as possible including the restoration/decommissioning of any test wells;*
- *The contractor shall obtain any other necessary permits (i.e. water resources, NL Power, forestry, etc.);*
- *The Crown and/or the Town shall not be responsible for any expenditures incurred by the contractor, regardless of the outcome of the Level II Groundwater study. It is an investment risk of the developer to determine if the land applied for can accommodate their proposal.*

Motion passed unanimously

For Motion: 5 (Mayor Keith O'Driscoll, Deputy Mayor Jason O'Brien, Councillors Ethan Williams, Corey Ronayne and Jason Sullivan)

Against: 0

Abstained: 0

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

4.2 Change Order #2 Long Pond Walking Trail Phase 2

MOTION: 2024-165 Deputy Mayor Jason O'Brien / Councillor Corey Ronayne

MOVE TO ratify the email vote of October 2, 2024, moved by Deputy Mayor Jason O'Brien and seconded by Mayor Keith O'Driscoll that stated:

BE IT RESOLVED THAT the Town of Bay Bulls approve Change Order #2 - Quantity Variations for 17-MCW-24-00005 – Long Pond Walking Trail Phase 2 for a total cost of \$20,064.63 (HST Included).

Motion passed unanimously

For Motion: 5 (Mayor Keith O'Driscoll, Deputy Mayor Jason O'Brien, Councillors Ethan Williams, Corey Ronayne and Jason Sullivan)

Against: 0

Abstained: 0

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

5. Delegations & Proclamations

6. Applications

6.1 Application #2024-100

297-299 Southern Shore Highway

New Business Application

MOTION: 2024-166 Councillor Ethan Williams / Councillor Jason Sullivan

MOVE THAT Business Application #2024-100 for the operation of a Recycling Depot to be located at 297-299 Southern Shore Highway be approved.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

6.2 Application #2024-310

3 Sheldon Drive

New Development - RES Accessory Building

MOTION: 2024-167 Councillor Jason Sullivan / Councillor Corey Ronayne

MOVE TO approve Application #2024-310 to construct an accessory building at 3 Sheldon Drive.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

6.3 Application #2024-311

12-16 Quay's Road

New Development - RES Accessory Building

MOTION: 2024-168 Councillor Ethan Williams / Councillor Corey Ronayne

MOVE TO approve Application #2024-311 to construct an accessory building at 12-16 Quay's Road.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

6.4 Application #2024-312

18-20 Scott Drive

New Development - RES Accessory Building

MOTION: 2024-169 Councillor Ethan Williams / Deputy Mayor Jason O'Brien

MOVE TO approve Application #2024-312 to construct an accessory building at 18-20 Scott Drive

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

6.5 Application #2024-431

1-3 Southside Road

New Commercial Development

MOTION: 2024-170 Deputy Mayor Jason O'Brien / Councillor Ethan Williams

MOVE THAT Application #2024-431 to construct a new commercial development at 1-3 Southside Road be approved in principle pending the following conditions are met:

1. Construction and future use of the area shall not impede any public pathways or use of the beach area;
2. Proof of permit from WRMD shall be forwarded to the Town;
3. All other regulatory requirements are met.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

7. Accounts Payable

7.1 Accounts Payable Listing for the period ending September 30, 2024

Total for Section A: \$287,076.78

Total for Section B: \$55,126.64 - Pre-authorized disbursements

Total Disbursements for the Month: \$342,203.42

MOTION: 2024-171 Councillor Ethan Williams / Deputy Mayor Jason O'Brien

MOVE TO approve the release of all payables in Section A in the amount of \$287,076.78.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

MOTION: 2024-172 Deputy Mayor Jason O'Brien / Councillor Corey Ronayne

MOVE TO approve all payables in Section B in the amount of \$55,126.64

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

8. Committee Reports

8.1. Southern Shore Joint Council Meeting Package, September 2024

8.2. Soccer Program & Summer Camp Overview 2024

8.3. BBRLC Recreation Monthly Activities Update, September 2024

8.4. BBRLC Financial Update, August 2024

8.5. BBBAA Financial Update, August 2024

8.6. Southern Shore Joint Council Meeting Package, October 2024

9. Action

9.1 Budget Survey 2025 for Release

MOTION: 2024-173 Deputy Mayor Jason O'Brien / Councillor Ethan Williams

MOVE TO release the 2025 public budget survey for online submission with a submission deadline of Monday, November 4, 2024.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

9.2 Request for Support – Town of Deer Lake

MOTION: 2024-174 Councillor Ethan Williams / Councillor Jason Sullivan

MOVE TO provide a letter of support to the Town of Deer Lake to petition the Commission for Complaints for Telecom Services for improved cell service across the province.

The Motion was carried unanimously

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

9.3 Award of RFQ20240910 – Ditching Services

MOTION: 2024-175 Councillor Jason Sullivan / Councillor Corey Ronayne

MOVE TO award RFQ20240910 – Ditching Services, to the lowest compliant bidder, Harbour Construction Ltd. for a total cost of \$11,949.00 + HST.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

9.4 Award of Tender TP20240903 – Snow Clearing and Ice Control Services 2024-2025

MOTION: 2024-176 Councillor Jason Sullivan / Councillor Corey Ronayne

MOVE TO award TP20240903 – Snow Clearing and Ice Control Services for the 2024- 2025 snow clearing season to the lowest compliant bidder O’Brien’s Trucking Ltd. for a total of \$281,725.00 + HST.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O’Driscoll, Deputy Mayor J. O’Brien, Councillors E. Williams, J. Sullivan, C. Ronayne)

Against: 0

Abstained: 0

9.5 Approval to Release RFQ20241010 – Catch Basin Cleaning Services

MOTION: 2024-177 Councillor Corey Ronayne / Councillor Ethan Williams

MOVE TO approve the release of RFQ20241010– Catch Basin Cleaning Services as presented.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O’Driscoll, Deputy Mayor J. O’Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

9.6 Residential Infestation of Rodents – Sheldon Drive & Dunn Drive Area

7:23 p.m. Councillor Jason Sullivan declared a Conflict of Interest on Action Item 9.6, as Councillor Sullivan owns property in the area of Sheldon Drive and Dunn Drive. Councillor Sullivan did not participate in the discussion nor vote on the matter.

MOTION: 2024-178 Councillor Corey Ronayne / Deputy Mayor Jason O’Brien

MOVE TO approve Orkin Canada provide the Town with a pest management program consisting of twenty (20) outside bait stations in the Sheldon Drive and Dunn Drive area to address the excessive rodent population for a total cost of \$2,364.00 + HST

The Motion was carried unanimously.

For Motion: 4 (Mayor K. O’Driscoll, Deputy Mayor J. O’Brien, Councillors E. Williams, C. Ronayne)

Against: 0

Abstained: 1 (Councillor J. Sullivan)

9.7 Approval to Purchase Office Equipment – Meeting Owl 3

MOTION: 2024-179 Deputy Mayor Jason O’Brien / Councillor Jason Sullivan

MOVE TO approve the purchase of the Meeting Owl 3 system at a total cost of \$1,499.00 + HST.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O’Driscoll, Deputy Mayor J. O’Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

9.8 Acceptance of the 2024-2034 Canada Community-Building Fund (Formerly Gas Tax)

RESOLUTION: 2024-180 Councillor Corey Ronayne / Councillor Ethan Williams

BE IT RESOLVED THAT the Town of Bay Bulls accept the 2024-2034 Canada Community-Building Fund Agreement and Allocation Schedule in the amount of \$426,763.00.

The Motion was carried unanimously.

For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0

10. Information Only

10.1 Trio Fall Caucus Meeting Notice

10.2 East Coast Trail Annual Activity Report

10.3 Permit Report for the Period Ending September 30, 2024

10.4 Tax Receivables Report for Period Ending September 30, 2024

10.5 Trunk or Treat Event Poster

10.6 Municipal Assessment Fee Schedule 2025 Budget

10.7 Eastern Regional Service Board Waste Collection Fee Schedule 2025 Budget

11. Correspondence Received

11.1 Ultimate Recipient CCBF Administrative Agreement

11.2 CIP Approval Letter - Trail Upgrade (Lower Path Road Trail)

11.3 Circular - Vacant Land

11.4 Circular - Water and Sewer Tax

11.5 TargaNL Thanks

12. Correspondence Sent

- 12.1 Town of Bay Bulls Response to Application #2024-309
- 12.2 Town of Bay Bulls Response to Crown Lands Application E-162928
- 12.3 Town of Bay Bulls Response to Application #2024-308
- 12.4 Town of Bay Bulls Response to Application #2024-429
- 12.5 Town of Bay Bulls Response to Application #2024-100

13. New Business

14. Adjournment

7:36 p.m. Mayor Keith O'Driscoll called for adjournment as there was no further business of the Council.

MOTION: 2024-181 Councillor Ethan Williams / Councillor Corey Ronayne

MOVE THAT the meeting be adjourned.

The Motion was carried unanimously


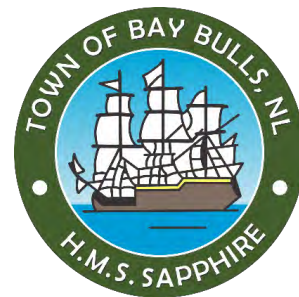
For Motion: 5 (Mayor K. O'Driscoll, Deputy Mayor J. O'Brien, Councillors E. Williams, C. Ronayne, J. Sullivan)

Against: 0

Abstained: 0



Mayor


Town Manager

November 14, 2024

Date