



SOURIS TOWN COUNCIL AND
SOURIS SEWER AND WATER UTILITY CORPORATION

AGENDA

Regular Monthly Meeting
TUESDAY, APRIL 11, 2023 @ 7:00pm

(Changed to Tuesday due to the Easter Monday holiday)

Town Hall ~ Council Chambers ~ 3rd Floor
75 Main Street, Souris, PEI

MEETING WILL BE HELD IN THE COUNCIL CHAMBERS – 3RD FLOOR
PUBLIC IS WELCOME – 3RD FLOOR IS ACCESSIBLE BY ELEVATOR

A. Call the regular monthly meeting of Council to Order 7: OOPM

B. Agenda

2.1 Approval of Agenda

2.2 Additions to Agenda

C. Conflict of Interest Declaration

Part VI, Section 23 of the Municipalities Act, which maintains that no member of Council shall derive any profit or financial advantage from his/her position as a member of Council and, where a member of Council has any pecuniary interest in or is affected by any matter before the Council, shall declare his/her interest therein and abstain from voting and discussion thereon.

D. Approval of Minutes – March 13 & March 28, 2023 Meeting

Presentations:

E. Monthly RCMP Report – March 2023

Business arising from previous meetings:

F. Souris Credit Union has located a small 8' x 12' building on their property at 129 Main Street (between the CU and the Fire Dept) to be used as a community food cupboard.

The community food cupboard officially opened March 23, 2023. Thank you to all involved.

Financial Information

G. General Account Budget Update – March 31, 2023

For information only.

H. Water & Sewer Utility Account Budget update – March 31, 2023

For information only.

- I. Town of Souris – General Account Payables \$1,802.01 to be approved – as of April 6, 2023.
- J. Town of Souris – Sewer & Water Utility Payables \$69.94 to be approved– as of April 6, 2023.
- K. General Account & Water Sewer Account Cheques issued during the month of March 2023. – For review only.
- L. Online Banking for Town of Souris – Approval is required by way of a motion from Council to appoint our Special Events Coordinator Jeannie Roche as an “Authorized User” on the Town of Souris – **Special Events** - Souris Credit Union accounts. This will give Jeannie online banking access to make transactions or request information on **Special Event accounts only**. All online transactions made would require a second approval from either our CAO or Mayor. Each with their own private log-in.
- M. **Borrowing Resolution. Required for the renewal of a Capital Infrastructure Loan for Breakwater Street Lift Station.**
Copy of **REVISED** resolution is attached as there were a few clerical errors in the resolution presented last month. No changes in rates or amounts.
- N. MRSB is scheduled to be on site May 23 – May 24, 2023 for our 2022-23 year end Audit.

Development:

- M. Application from Russell Ching to subdivide and rezone a portion of PID 819284. Proposed zoning change from Agriculture to Residential R2 to allow for two Mini-homes. Approximate lot size 100’ x 300’. As per Section #21 Amendments of Town of Souris Zoning and Subdivision Control Bylaw #2010-02 we notified property owners living within 500’ radius of the proposed change. Also, as per this same Bylaw we advertised accordingly and held a public meeting Tuesday, February 21, 2023 at 6:00pm to give the public an opportunity for input.
No members of the public brought forth any concerns either at the meeting or in writing prior to the meeting.

C. Laybolt asked about number of proposed tenants if being used for immigrant farm workers. Brian Ching explained they are required to provide 1 bedroom per individual. So, if it is a 3 bedroom home, they could have 3 tenants. Brian felt it would be a good location for foreign temporary workers as typically they do not have vehicles. This location would put them in proximity to supplies and services within the Town.

In order to make an amendment that will change zoning on our the Official Plan and Zoning Map **two readings are required.**

A First reading was made and approved March 13, 2023 for this resolution.

MOTION by C. Outhouse and seconded by C. Mitsuk that Council has read for the first time a resolution to subdivide and change the zoning of the portion identified by Russell Ching Ltd. from Agricultural to Residential R2 to allow for two Mini-homes on the proposed subdivided, rezoned section of PID 819284. A second reading is required to officially approve this proposed rezoning. All in favour. Motion carried.

- **Council can choose to make a motion for a resolution to give 2nd reading to this rezoning application and approve such resolution April 11, 2023.**
- **If approved, final notice of approval will be sent to Russell Ching Ltd.**

- **They will then be required to have the land surveyed showing the newly subdivided property and submit a minimum of 5 certified survey plans to our CAO to complete the process.**
- **A Development Application as well as a Provincial Building Permit Application will be required prior to homes being located on the newly subdivided, rezoned property.**

New Business, Correspondence, Requests and/or Additions:

N. GREEN AND INCLUSIVE COMMUNITY BUILDINGS PROGRAM. ~ UPGRADES TO Eastern Kings SPORTSPLEX

GICB Application was submitted February 28, 2023. Expected timeline for a decision is 4 – 6 months. In the interim discussions are being held regarding fundraising efforts as well as the best strategy for moving forward.

O. Mayor and Council are reminded of the FPEIM AGM that will be hosted here in Souris, Monday, April 24, 2023. If you haven't already registered and wish to do so, please let our CAO know before April 14th.

P. COUNCIL REPORTS:

Mayor JoAnne Dunphy

Deputy Mayor Boyd Leard

Kim Outhouse

- Met with Realtor to learn about property uses
- Attended councillor meeting Mar 21
- Attended Souris Lamplighters (soccer) AGM
- Attended public budget meeting Mar 28
- Volunteered scorekeeper x3 nights at Community Cup
- Attended councillor meeting Apr 4
- Registered Exercise Design EMO course
- Registered Incident Command System EMO course
- Registered Basic Emergency Management EMO course
- Reviewed Official Plan Review Council briefing Feb 21, 2023. Questionnaire will be handed in April 11

Stephanie Mitsuk

Curtis Laybolt

Frankie Chaisson

David Jenkins

Q. ADJOURNMENT

R. Council is asked to stay for a Closed Meeting following this public meeting to review information regarding the sale of a piece of vacant land. As per section 119 (1) of the MGA, negotiations of this nature can take place at a Closed meeting so as not to hinder the negotiation process. The decision of Council will be made public.

Please keep in mind that some people are very sensitive to strong smells, especially from colognes and perfumes. Let us keep our public meetings SCENT FREE so all can enjoy!

Your cooperation is appreciated!



AGENDA Prepared by:
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CLOSED MEETING

- A. Request for from Anthony MacPhee to purchase a piece of vacant property owned by the Town of Souris on Lea Crane Blvd. PID 102467. CAO has received and shared with Council (via Sharepoint) a suggested price and comparable market analysis from a local realtor for review. As per section 119 (1) of the MGA negotiations of this nature can happen at a closed meeting. As presenting this information at a public meeting could potentially hinder the negotiation process. Any decision made by Council must be made public.**

- B. Brett White also left a voice message for CAO wondering if we have any land for sale. CAO will try to get more details prior to meeting Tuesday evening.**