

Town of Sussex

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Minutes of Meeting of Council held this

19th day of April, 2021 A.D.,

The Town Council of the Town of Sussex met in special session by appointment of the Mayor of the said Town on Monday, the 19th day of April, 2021, at 6:30 o'clock in the evening. Due to COVID-19 and social distancing guidelines the meeting was held at the Town of Sussex Emergency Operations Center at 22 Maple Avenue and live streamed to YouTube.

His Worship Mayor Thorne gave notice that the regular meeting of Council scheduled for 7pm may be delayed due to this Hearing of Objections but would commence immediately following this Special Council meeting.

The following members of the Council were present; Mayor Thorne, Deputy Mayor Wilson; Councillors Nelson, Milner, Boyle, Armitage and Ryan. Also present at the meeting was the Chief Administrative Officer, Scott Hatcher, Town Clerk Tara Olesen and Town Treasurer Paul Maguire.

No members present declared a conflict of interest on any items on the agenda at this time.

The purpose of this special meeting was to hold a Hearing of Objections to the Zoning By-law Amendment, By-law #1350-10-38. The proposed by-law would rezone a parcel of land located on the south side of St. George Street with civic address of 270 St. George Street and having PID #30022370 from a Single and Two-Family Residential and up to and including Six Family Residential ("R3") Zone to Business Residential

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("BR") Zone permitting a "Health Services Business" or "Office" together with 12 units of apartment buildings with terms and conditions.

The Town Clerk noted that the Town has received 18 written objections, 3 letters of support and 2 letters citing concerns yet neither supporting nor opposing the development, as well as a petition opposing the rezoning signed by 9 individuals representing 5 residences in the Chapman Drive, St. George Street area.

His Worship Mayor Thorne explained that everyone in the room would be given an opportunity to speak either for or against the proposed rezoning.

His Worship gave opportunity for each letter to be read or spoken to by the individual who submitted it. Those present at the meeting read their letters and were given a chance to speak to them,

His Worship Mayor Thorne read the letters of those who were not present. Several of the letters of opposition were in support of the MacNeils. Those opposed had issue with the size of the building in relation to the residential zoning on Chapman Drive, increased traffic negatively affecting the school and church, and the potential for the proposed business to be modified in the future. Letters in support of the application cited the need for housing and medical services in the area.

Karen Gallant a friend of the MacNeil's of 19 Chapman Drive was given an opportunity to speak. Ms. Gallant expressed that the MacNeil's main concern was the imposing size of the structure and the proximity to

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their home which would infringe on the their enjoyment of their backyard. Mike MacNeil also spoke to his objection to the size and proximity of the proposed development to his home as well as the potential for a reduction of his property value.

Marsha Boyd Mitchell, Principal of the Sussex Christian School was present and spoke to her letter requesting changes be made to the development including temporary robust fencing during construction for safety and permanent fencing on three sides before occupancy to prevent pedestrian traffic accessing church property.

Reverend James Agrell was present and read the letter from Encounter Church. The letter was not in opposition of the development but outlined some concerns including the safety of their students, higher volume of traffic and potential water run off and drainage.

Vanessa Coggin, Region 8 Resiliency Coordinator read her letter citing the need for accessible housing and health care in Sussex area.

Chelsea Nightingale representing the Multicultural Association of Sussex also spoke to the need for more housing.

His Worship then asked three times whether anyone else present would like to address Council on the rezoning.

The members of Council had an opportunity to ask questions on the objections to those present.

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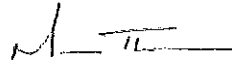
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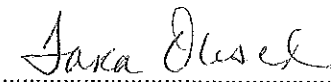
April, 2021

A.D.,

It was moved by Councillor Ryan, seconded by Deputy Mayor Wilson, that this special meeting of the Town Council, of the Town of Sussex, adjourn. Motion carried.



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MAYOR THORNE



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TOWN CLERK