



Town of Borden-Carleton

Special Council Meeting Minutes

Sept 20, 2021 - 20 Dickie Road, Borden-Carleton, PE

6.06 pm

Mayor Charles Mackenzie, Deputy Mayor Randy Ahearn, Councillor Barb Wood, Councillor Larry Allen, Councillor Laurel Palmer-Thompson, Councillor Nicole Arsenault, Councillor Eric Stewart.

ALSO, PRESENT: Chief Administrative Officer Jim Wentzell
Town Planner/Development Officer Derek French
Town Solicitor Filip Hrga
6 Citizens (during Open Session of meeting)

1. CALL TO ORDER

The meeting was called to Order by Mayor Charles Mackenzie at 6:06 pm. It was noted that this meeting was advertised to commence immediately following a meeting of the Properties & Planning Committee and that meeting adjourned at 6:06pm

2. DISCUSSIONS RE CONTRACT NEGOTIATIONS

2.1.1 Development Agreement 228 Carleton Street

The purpose of this meeting was for Council to discuss with the Town planner and Town solicitor terms of a proposed Development Agreement for the construction of three 4-unit buildings at 228 Carleton Street and to consider a Purchase and Sale Agreement of the land to the developer.

3. MOTION TO GO IN CAMERA (Section 119(1)(e))

It was duly moved and seconded that Council go In Camera as permitted under Section 119(1) (e) of the Municipal Government Act to discuss with the Town Planner and Town Solicitor terms of a Development Agreement and Purchase and Sale agreement for the construction of three 4-unit buildings at 228 Carleton Street.

Moved by Councillor Laurel Palmer-Thompson, seconded by Councillor Eric Stewart

CARRIED 6 - 0

Council went into Camera at 6:10pm

4 RETURN TO OPEN SESSION PUBLIC

It was duly moved and seconded that Council return to Open Session.

Moved by Councillor Nicole Arsenault, seconded by Councillor Larry Allen

CARRIED 6 - 0

Council returned to Open session at 7:02 pm

5. MOTIONS

5.1.1 Development Agreement 228 Carleton Street

It was duly moved and seconded that Council approves the Development Agreement between the Town of Borden-Carleton and Arsenault Bros Holdings Inc for the construction of three 4-unit buildings at 228 Carleton Street subject to changes discussed in camera at tonight's meeting.

Moved by Councillor Laurel Palmer-Thompson, seconded by Councillor Nicole Arsenault

CARRIED 6 - 0

5.1.2 Purchase & Sale Agreement 228 Carleton Street

Whereas the Town of Borden-Carleton issued an Expression of Interest for the Sale and Purchase of 228 Carleton Street for the purpose of much needed Housing in the Town, and

Whereas after reviewing all proposals received, Council agreed to negotiate a Development Agreement with Arsenault Bros Holdings Inc for the construction of three 4-unit buildings at 228 Carleton St; and

Whereas the sale price exceeds the appraised value of the property; and

Whereas a Letter of Intent was signed by both parties on June 23, 2021; and

Whereas Council has approved the Development Agreement with Arsenault Bros Holdings Inc for the construction of three 4-unit buildings at 228 Carleton St;

Therefore, Council approves the Agreement of Purchase and Sale between the Town and Arsenault Bros Holdings Inc as circulated for the property at 228 Carleton St, PID 380733 and that the Mayor Charles Mackenzie and the Chief Administrative Officer James Wentzell be authorized to sign the agreement on behalf of the Town.

Moved by Councillor Laurel Palmer-Thompson, seconded by Councillor Barb Wood

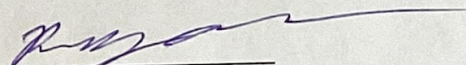
CARRIED 6 - 0

6. QUESTIONS FROM THE GENERAL PUBLIC

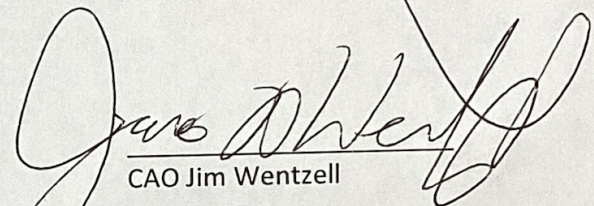
The Mayor asked those present if they had any questions in respect to the proposed housing for the Town.

Several citizens present asked questions in respect to the Development that were responded to either by Council or staff. The general consensus was that it was good to see the start of residential development in the Town and that it was hoped that other developments would occur in the future.

There being no further business to come before the meeting, the meeting adjourned at 7:20 pm



Mayor Charles Mackenzie



CAO Jim Wentzell