

**REGULAR PUBLIC MEETING
of the DIEPPE City Council**

August 14, 2023

6:00 pm

Dieppe City Hall

AGENDA

- 1. Welcome and Mayor's Announcements**
- 2. Opening Word**
- 3. Call to Order**
- 4. Confirmation of Quorum by Clerk**
- 5. Conflict of Interests**
- 6. Adoption of Agenda**
- 7. Presentations, Enquiries and Petitions**
 - 7.1 Enquiries by Council Members - Codiac Regional RCMP**
 - 7.2 Policy Z-2 (2023) - Antenna System Siting Policy (Charles-Éric Landry)**
- 8. Questions by Members of the Public**
- 9. Adoption of Minutes**
 - 9.1 Regular Council Meeting Held on July 10, 2023**
 - 9.2 Special Council Meeting Held on July 25, 2023**
- 10. Motions (Memorandums) and Nominations**
 - 10.1 Administration**

- 10.1.1 Request for Exemption - By-Law S-9 (2018) Prohibiting Excessive Noises
- 10.1.2 Ratification - Directives Adopted at Closed Meetings
- 10.2 Finance
 - 10.2.1 Renewal - Service Agreement - Pension Consultant Services
 - 10.2.2 Financial Incentive - 339 Champlain Street
- 10.3 Urban Mobility
 - 10.3.1 Tender Award - Purchase - Six Bus Shelters
- 10.4 Operations
 - 10.4.1 Paving Stones Repair Work - Place 1604
- 10.5 Planning and Development
 - 10.5.1 PAC Recommendation - Amending Tentative Plan - Corporation de développement économique de la Ville de Dieppe Subdivision
 - 10.5.2 Set Date - Public Hearing - Condition Modifications - Zoning By-Law Z-10-1 - PID 70624358 - Sunset and Ste-Thérèse Streets
 - 10.5.3 Approval - Landscaping Plan - Rezoning Application - PID 00674416 - Champlain St. - Bonté Foods Inc.
 - 10.5.4 Adoption - Policy Z-2 (2023) - Antenna System Siting Policy
- 11. Municipal By-Laws
 - 11.1 By-Law Z-9 (2017-9) to Amend the Municipal Development Plan (Champlain St. - Bonté Foods Inc.)
 - 11.1.1 Reading in its entirety
 - 11.1.2 3rd Reading - TITLE
 - 11.2 By-Law Z-10 (2021-8) to Amend the Zoning By-Law (Champlain St. - Bonté Foods Inc.)
 - 11.2.1 Reading in its entirety
 - 11.2.2 3rd Reading - TITLE

12. Notice of Motion
13. Enquiries and Announcements by Members of Council
14. Adjournment

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.1.1.

Title: Request for Exemption - By-Law S-9 (2018) Prohibiting Excessive Noises

Date: August 14, 2023

That, pursuant to section 4 of By-Law S-9 (2018) Prohibiting Excessive Noises, Council authorize an exemption to said by-law in order to allow a special event on the property located at 589 Grégoire Street on August 19, 2023, until 12:30 a.m.

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.1.2.

Title: Ratification - Directives Adopted at Closed Meetings

Date: August 14, 2023

That Council ratify the directives adopted at closed meetings of Council concerning the following topics:

1. Land Exchange - PID 00673400 - Champlain and Collège Streets (adopted August 8, 2022);
2. Land Purchase - 1058 Bourque Road - PID 70431515 (adopted November 28, 2022).



**CLOSED MEETING
of the Dieppe Municipal Council**

DIRECTIVE

Agenda Number: 1.0
Title: Land Exchange – PID 00673400 – Champlain and Collège Streets
Date: August 8, 2022

That Council direct the Engineering Department staff to proceed with the exchange of a parcel of land located at 343 Champlain Street and identified under PID 00673400 for portions of land located on Champlain and Collège public streets, as per the *Broadway Place Ltd. Subdivision* amending tentative plan, for the development of a multiple-unit dwelling.

CARRIED



**CLOSED MEETING
of the Dieppe Municipal Council**

DIRECTIVE

Agenda Number: 2.0
Title: Land Purchase – 1058 Bourque Road – PID 70431515
Date: November 28, 2022

That Council authorize the purchase of a parcel of land identified under PID 70431515 and located on Bourque Road, for a total cost of \$15,000 (plus HST and any applicable land transfer fees), in order to allow citizens to continue to use said parcel of land as a trail, and further authorize that this expenditure be defrayed from account No. 7-4-20-12-8950 (Reserve Fund – Land for Public Purposes).

CARRIED

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.2.1.
Title: Renewal - Service Agreement - Pension Consultant Services
Date: August 14, 2023

That Council authorize the renewal of the service agreement with *Couture Services Financiers Inc.*, relating to pension counselling services for City of Dieppe employees as recommended by the City of Dieppe Pension Plan Advisory Committee.

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.2.2.
Title: Financial Incentive - 339 Champlain Street
Date: August 14, 2023

That Council authorize the payment of a financial incentive estimated at \$499,840 to *339 Champlain Development Inc.* for the project located at 339 Champlain Street, under the Policy EXPD-1 (2022) for real estate densification of the downtown core, conditional upon said project receiving the necessary approvals from the various City departments and meeting the requirements of the aforementioned policy as well as municipal by-laws.

That Council further authorize this expenditure be defrayed from account No. 1-2-20-19-2592 (General Operating Budget - Financial Incentive).

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.3.1.
Title: Tender Award - Purchase - Six Bus Shelters
Date: August 14, 2023

That Council award the tender for the design, manufacture and purchase of six bus shelters, for future installation on City territory, to *Daytech Limited*, at the cost of \$112,620 (plus HST), and authorize this expenditure be defrayed from account No. 3-3-20-12-7904 (General Capital Budget - Equipment Purchase - Bus).

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.4.1.
Title: Paving Stones Repair Work - Place 1604
Date: August 14, 2023

That Council authorize *Gaudet Landscaping (2020) Ltd.* to undertake the repair work of paving stones located around Place 1604, at the cost of \$100,000 (plus HST), and further authorize this expenditure be defrayed from account No. 1-2-35-63-2630 (General Operating Budget - Curb and Sidewalk Maintenance - Public Works) and account No. 1-2-70-80-3005 (General Operating Budget - Public Land - Facilities).

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.5.1.

Title: PAC Recommendation - Amending Tentative Plan - Corporation de développement économique de la Ville de Dieppe Subdivision

Date: August 14, 2023

That Council accept the Planning Advisory Committee's recommendation relating to the acceptance of the *Corporation de développement économique de la Ville de Dieppe Subdivision* amending tentative plan, which provides for the widening of a portion of Marché Street.

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.5.2.

Title: Set Date - Public Hearing - Condition Modifications - Zoning By-Law Z-10-1 - PID 70624358 - Sunset and Ste-Thérèse Streets

Date: August 14, 2023

That Council schedule a public hearing on September 25, 2023, at 7:00 p.m. at the Dieppe City Hall to hear objections pertaining to the proposed modifications of conditions relating to Zoning By-Law Z-10-1 for the land identified under PID 70624358 in order to allow for the addition of a residential unit.

That Council request the written views of the Planning Advisory Committee and extend the deadline pursuant to Section 110(3) of the *Community Planning Act* to November 14, 2023.

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.5.3.

Title: Approval - Landscaping Plan - Rezoning Application - PID 00674416 - Champlain St. - Bonté Foods Inc.

Date: August 14, 2023

That Council accept the landscaping plan outlined in Schedule C of the memorandum dated July 26, 2023 entitled "*Landscaping Plan*", prepared by the firm *J.R. Daigle* and dated June 27, 2023, which meets condition No. 4 of the resolution adopted by Council on July 10, 2023 entitled "PAC Recommendation - Rezoning Application - PID 00674416 - Champlain St. - Bonté Foods Inc."

That Council proceed with the reading in its entirety and the third reading of By-Laws Z-9 (2017-9) and Z-10 (2021-8).

RESOLUTION

Municipal Council - Regular Meeting

Agenda Number: 10.5.4.
Title: Adoption - Policy Z-2 (2023) - Antenna System Siting Policy
Date: August 14, 2023

That Council repeal Policy Z-2 (2019) entitled "City of Dieppe Antenna System Siting Policy" and adopt Policy Z-2 (2023) entitled "City of Dieppe Antenna System Siting Policy."

ARRÊTÉ Z-9 (2017-9)

**UN ARRÊTÉ MODIFIANT L'ARRÊTÉ
CONCERNANT LE PLAN D'AMÉNAGEMENT MUNICIPAL
DE LA VILLE DE DIEPPE**

En vertu des pouvoirs que lui confère la *Loi sur l'urbanisme*, L.N.-B. 2017, ch.19, le conseil municipal de Dieppe, édicte ce qui suit :

L'Arrêté concernant le plan d'aménagement municipal de la Ville de Dieppe, soit l'Arrêté n° Z-9 (2017), édicté le 11 septembre 2017 et déposé au bureau d'enregistrement du comté de Westmorland sous le n° 37538742, le 3 novembre 2017, est modifié comme suit :

L'annexe A-1 intitulée « *Carte d'affectation du sol* » et mentionnée dans le corps de l'Arrêté concernant le plan d'aménagement municipal de la Ville de Dieppe est modifiée par la carte ci-jointe à titre d'annexe A-1-11.

Première lecture par son titre: le 10 juillet 2023

Deuxième lecture par son titre: le 10 juillet 2023

Lecture dans son intégralité:

**Troisième lecture par son titre
et adoption :**

BY-LAW Z-9 (2017-9)

**A BY-LAW TO AMEND A BY-LAW RELATING TO THE
CITY OF DIEPPE MUNICIPAL DEVELOPMENT
PLAN BY-LAW**

The Council of the City of Dieppe under the authority vested in it by the *Community Planning Act*, S.N.B. 2017, c.19, enacts as follows:

The *By-Law relating to the City of Dieppe Municipal Development Plan*, being By-Law No. Z-9 (2017), enacted on the 11th day of September 2017 and filed in the Westmorland County Registry Office as Number 37538742 on November 3, 2017, is hereby amended as follows:

Schedule A-1 entitled "*Generalized Land Use Map*", whenever it is mentioned in the text of the City of Dieppe Municipal Development Plan By-Law is amended by the map hereto attached as Schedule A-1-11.

First Reading by Title: July 10, 2023

Second Reading by Title: July 10, 2023

Reading in its Entirety:

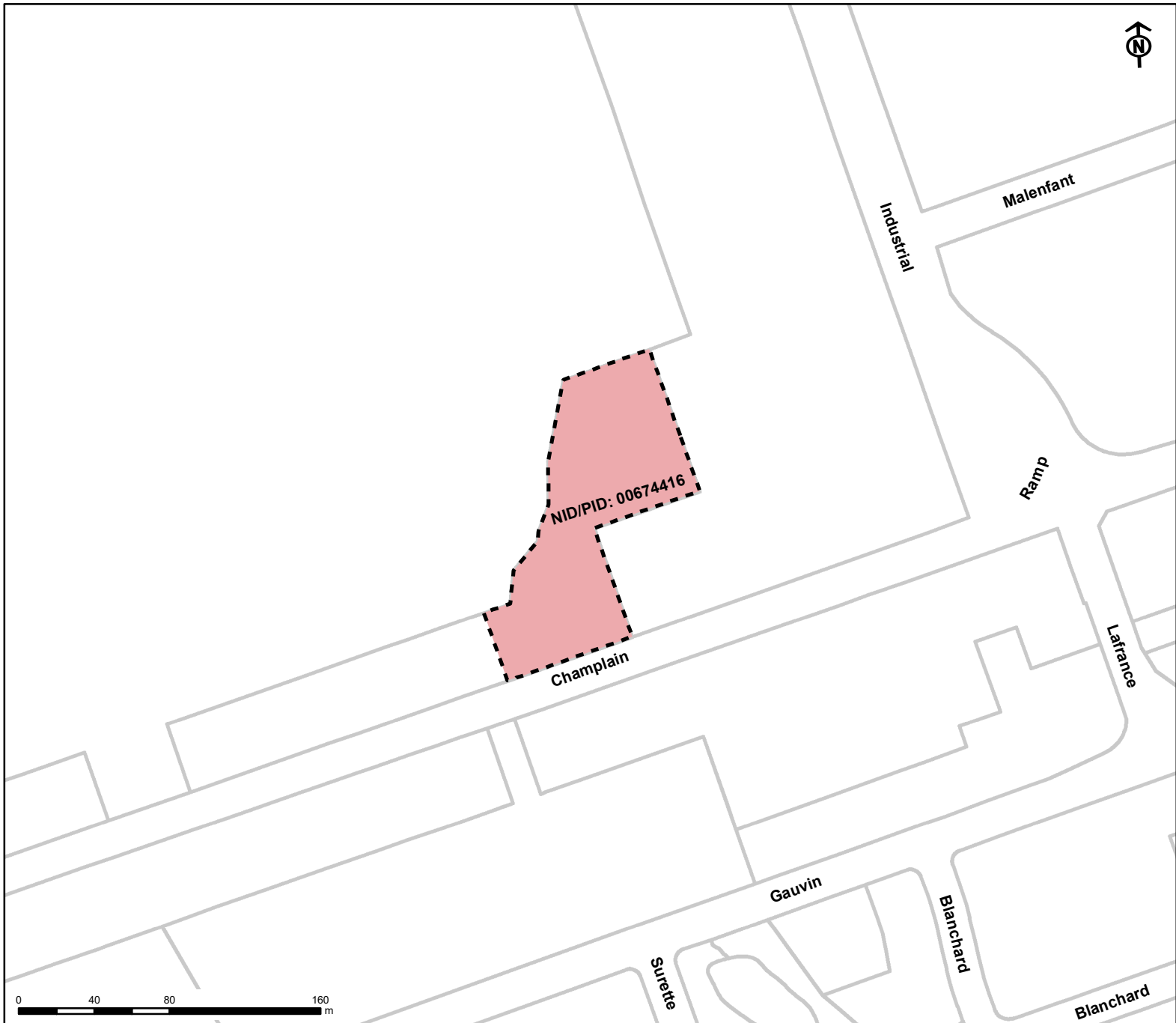
**Third Reading by Title
& Adoption:**

Yvon Lapierre, Maire / Mayor

**Marc Melanson
Secrétaire municipal/Municipal Clerk**

NID / PID : 00674416
Propriétaire / Owner : 5030724 ONTARIO INC.
Municipalité / Municipality : Ville de / City of Dieppe
333, av Acadie Ave.
Dieppe, NB E1A 1G9

Carte d'affectation du sol de la Ville de Dieppe City of Dieppe Generalized Land Use Map Annexe/Schedule A-1-11



Modification à l'affectation du sol / Generalized Land Use Change

Modification à l'affectation du sol de **Commercial** à **Industriel**.
Generalized Land Use Change from **Commercial** to **Industrial**.

Légende / Legend

-  Utilisation du Sol
Land Use
-  Changement de COMMERCIAL à INDUSTRIEL
Change from COMMERCIAL to INDUSTRIAL

COMMERCIAL → **INDUSTRIEL**



Date: 2023-04-06

ARRÊTÉ N° Z-10 (2021-8)

**ARRÊTÉ MODIFIANT L'ARRÊTÉ
DE ZONAGE DE LA VILLE DE DIEPPE**

En vertu des pouvoirs que lui confère la *Loi sur l'urbanisme*, L.N.-B. 2017, ch.19, le conseil municipal de Dieppe, édicte ce qui suit :

L'Arrêté de zonage de la Ville de Dieppe, soit l'Arrêté n°Z-10 (2021), édicté le 12 avril 2021 et déposé au bureau d'enregistrement du comté de Westmorland sous le n° 41173189 le 15 avril 2021, est modifié comme suit :

L'annexe A intitulée « *Carte de zonage de la Ville de Dieppe* » et mentionnée dans le corps de l'Arrêté de zonage est modifiée par la carte ci-jointe à titre d'annexe A-7.

Première lecture par son titre: le 10 juillet 2023

Deuxième lecture par son titre: le 10 juillet 2023

Lecture dans son intégralité:

Troisième lecture par son titre:

BY-LAW NO. Z-10 (2021-8)

**BY-LAW TO AMEND THE
CITY OF DIEPPE ZONING BY-LAW**

The Council of the City of Dieppe under the authority vested in it by the *Community Planning Act*, S.N.B. 2017, c.19, enacts as follows:

The *City of Dieppe Zoning By-Law*, being By-Law No. Z-10 (2021), enacted on the 12th day of April 2021 and filed in the Westmorland County Registry Office as Number 41173189 on April 15, 2021, is hereby amended as follows:

Schedule A entitled "*City of Dieppe Zoning Map*", whenever it is mentioned in the text of the Zoning By-Law is amended by the map hereto attached as Schedule A-7.

First Reading by Title: July 10, 2023

Second Reading by Title: July 10, 2023

Reading in its Entirety:

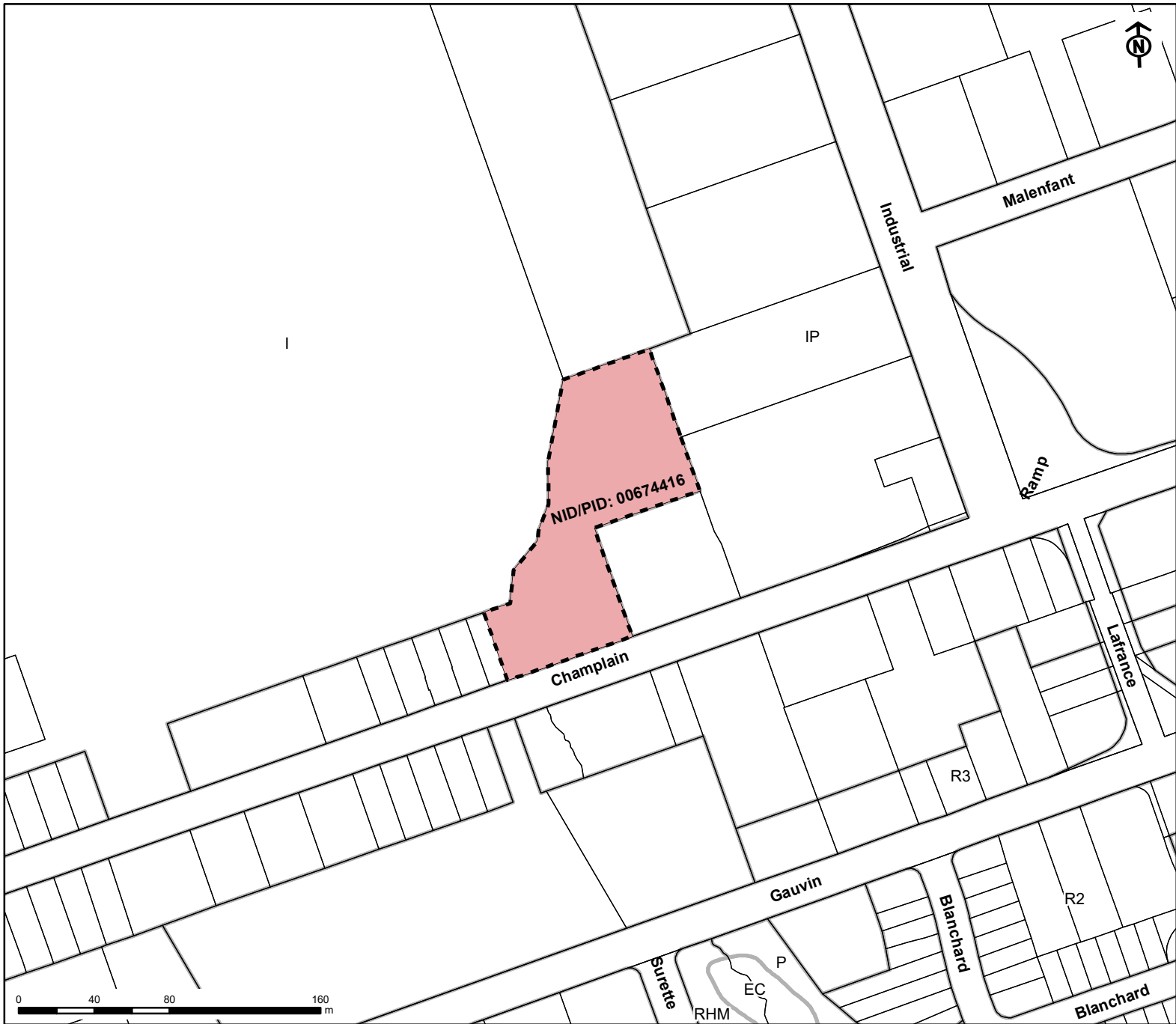
Third Reading by Title:

Yvon Lapierre
Maire / Mayor

Marc Melanson
Greffier / Clerk

NIDs / PIDs : 00674416
Propriétaire / Owner : 5030724 ONTARIO INC.
Municipalité / Municipality : Ville de / City of Dieppe
333, av. Acadie Ave.
Dieppe, NB E1A 1G9

Carte de zonage de la Ville de Dieppe City of Dieppe Zoning Map Annexe/Schedule A-7



Modification au zonage / Zoning Change

Modification au zonage de **CS** (Commerciale du Quartier Secondaire des Affaires)
à **IP** (Parc Industriel).
Zone Change from **CS** (Commercial Secondary Business District)
to **IP** (Industrial Park).

Légende / Legend

- Zonage
Zoning
- Changement de CS à IP
Change from CS to IP

CS → IP