Minutes
Rural Community of Fundy Shores
Committee of the Whole
Community Building
August 19, 2026 – 6:00 pm

Call To Order
Mayor Cogswell called the meeting to order at 6:00pm.

Roll Call
Mayor George (Denny) Cogswell, Deputy Mayor Heather Saulnier, Councillor Tina Dealy, Councillor Lorraine Thompson, Councillor Rachel Clark, Councillor Anne Laurie, Chief Administrator Officer/Clerk Linda Sullivan Brown, Administrative Assistant Jillian Holland

Declaration of Conflict of Interest
None.

Presentation
None

Topics

a. Lepreau Falls Presentation
Council expressed concerns regarding the Lepreau Falls redesign presented at the July Committee of the Whole Meeting, noting that the proposed concept was not sufficiently eco-focused and appeared too commercial in nature. Council discussed its interest in developing the southeastern portion of Lepreau Falls, with access from Lepreau Cemetery Road.

b. Economic Development

i. Business Incentive Program
Council discussed the advantages and disadvantages of proceeding with the Business Incentive Program. Councillor Dealy expressed concerns regarding the program's effectiveness, noting that a financial incentive may not be necessary to encourage residential development, as the community has already surpassed its annual housing development target.

ii. Tourism Accommodation Levy
Council discussed the implementation of the Tourism Accommodation Levy and the associated by-law. Council decided to revisit this topic at the September 2026 Regular Council meeting for further discussion.

ii. Economic Development Path Forward
CAO Brown informed Council of current growth plans in the Town of McAdam, including the potential extension of water and sewer services to additional areas, and advised of ongoing discussions with Synergi regarding the matter. CAO Brown sought Council's input on whether Fundy Shores would be open to a similar direction, or whether such development would take away from the rural character of the community.

Mayor Denny spoke of potential growth options for Fundy Shores for the next 5 years, such as another CANDU reactor, Small Modular Reactors, expansion of Saint John Port activity visiting the community, etc. CAO Brown informed Council that a draft of a business park study is available to Council, and this study will be presented at the next Committee of the Whole Meeting.

CAO Brown showed Council various properties in Musquash that could potentially be

purchased and developed for commercial or residential use. Mayor Cogswell informed Council and staff that he will continue discussions with Synergi regarding economic development opportunities within Fundy Shores.

c. Debrief on Forest, Falls, & Fiction Event

CAO Brown provided Council and staff with an overview of the recent Forest, Falls, and Fiction event, including attendance numbers and feedback from authors, vendors, and attendees. CAO Brown also discussed the potential for the event to become a recurring community event.

Next Meetings

a. Regular Council Meeting
Community Building
September 2, 2026 – 6:00 pm

b. Committee of the Whole Meeting
Community Building
September 16, 2026 – 6:00 pm

Adjournment

The meeting adjourned at 7:48 pm.

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George (Denny) Cogswell
Mayor
Rural Community of Fundy Shores

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Linda Sullivan Brown
CAO/Clerk
Rural Community of Fundy Shores