



ST. FRANCIS XAVIER
UNIVERSITY

Good Neighbours Guide



Helpful Resources for
Living in Antigonish

2026-27 ACADEMIC YEAR

2026

Dear Students,

It is our pleasure to welcome you to the community of Antigonish! Whether you are a returning student or arriving here for the very first time, we hope that you will make the most of your experience and embrace everything that Antigonish and its surrounding communities have to offer.

You are now members of StFX and the larger Antigonish community. As proud Xaverians, we are committed to caring about the communities that we are a part of, and we work every day to make our community, and ourselves, better. Being Xaverian is an understanding that we, as a community, embrace and live by the standards we set, and those set by our community.

The attached Good Neighbours Guide is intended as a resource for you, an Antigonish resident. It includes tenancy information for apartment living, as well as details regarding laws and municipal by-laws that you — and all other residents — must follow. Please take the time to familiarize yourself with this information so you can call upon it as needed throughout your time at StFX.

Above all, please know that you are a vital and valued member of the Antigonish community. That's why it is important for you to understand the behaviours and actions expected of you as a 'good neighbour,' as well as the supports and resources available to you should you need them. This guide will help to outline many of these important details.

We wish you all the best for a safe, happy, and healthy academic year.

Sincerely,

Sean Cameron

Mayor of the Town of
Antigonish

Andy Hakin

President and Vice-Chancellor,
StFX University

Nicholas MacInnis

Warden of the Municipality
of the County of Antigonish

S/Sgt. Kim Hillier

Detachment Commander
Antigonish RCMP

Alessandro D'Aquino

President, StFX Students' Union

Jack Sullivan

President, Antigonish
Landlord Association

GOOD NEIGHBOURS GUIDE

Information and Resources

This Guide was created to be a comprehensive resource for you, the students who are an essential facet of this vibrant, friendly, and safe community.

Contents:

1. Being Xaverian in the Antigonish Community
2. Independent Living in Antigonish
3. Highlights of the Residential Tenancy Act
4. Town and County Resources and Supports
5. Campus Connection and Supports

1. Being Xaverian in the Antigonish Community

StFX and the Town and County of Antigonish form a mutually dependent relationship and together we create a vibrant, diverse, and culturally rich community. Whether you live in residence or off campus, we are all part of the Antigonish community. We look out for each other, respect each other, and help those in our community who need assistance, a proud Xaverian tradition of service to community.

Living independently in the community means you have the freedom to make decisions about your living space, managing your own time, and how you choose to be in the world. It also comes with a duty to be responsible and respectful with those who share these neighbourhoods.

Tips for Being a Good Neighbour

1. Introduce yourself to your neighbours when you move in. Let them know who you are and exchange contact info. Offer that if they ever need anything they can reach out. They are likely to do the same for you. That is what neighbours do—they help each other when they are in need.
2. Be mindful of the impression you give your neighbours by the way your property is kept. Ensure proper garbage and recycling sorting and disposal, as well as snow removal (if that is your responsibility). Avoid disruptive noise or activity, use respectful language, especially if you live where children can hear you.
3. If you are able, help with shovelling on a snow day. Small acts of kindness are a way to show that you are a proud Xaverian.
4. Know your waste pick up schedule, what you can and cannot put out for curbside pick up, the type of bags that are permitted, and put your waste out for pick up regularly. Nova Scotia has strict sorting rules for garbage and recycling. These rules may take some getting used to. If your garbage isn't sorted properly, it will be tagged and pick up will be refused. If garbage starts to pile up or is left out, you and your landlord may be at risk for a solid waste or unsightly by-law infraction.
5. To ensure sorting and disposal of waste, please download the Eastern Region Solid Waste Management App. This will help you stay informed about your garbage, recycling, and organics collection schedule. Inform yourself on the laws and by-laws applicable to all residence of the Town and/or County.

[Town pickup](#), [County pickup](#).

Town & County Garbage App:



2. Independent Living Off-Campus

For many students, university is the first time living independently. Renting your own place is an exciting experience that can be a big step towards independence. Living on your own or with friends comes with more freedom and more responsibility. It is important to be aware that the StFX Community Code of Conduct is applicable when there is an incident off-campus that is reported to the university.

The Student Life office is available to provide advice and support to you as you navigate the opportunities and challenges that come with living independently for the first time. You can reach them at studentlife@stfx.ca for general inquiries, to share a concern, or to find out where you can get support for anything you need.

Weather and Power Outages

Like many communities, Antigonish is experiencing more frequent disruptions due to severe weather. In the event of an extended power outage, Mulroney Hall will normally be available with full back up power for students in the community to charge cell phones, laptops or whatever you need.

Public Notices

If you're living off campus, you could be living within the Town of Antigonish or in the Municipality of the County of Antigonish. For example, if you see discolouration in your water or have a power outage and want to learn more, knowing which website to check or who to call is an important start. See the information below for both organizations:

	Town of Antigonish	County of Antigonish
Electricity	Antigonish Electric Utility, Antigonishelectricutility@townofantigonish.ca , Front desk: 902-863-2351 After hours emergency: 902-863-7666	Nova Scotia Power customer service: 1-800-428-6230 Outages reporting: 1-877-428-6004
Water	Town Hall front desk: 902-863-2351	902-863-1117
Waste Collection	902-863-4949	902-863-1117
Emergencies	911 (RCMP)	911 (RCMP)
Website	townofantigonish.ca	townofantigonish.ca
Social Media (notices, events)	FB: Town of Antigonish, IG: @townofantigonish	FB: Municipality of the County of Antigonish

Tenant's Insurance

Tenant's insurance is recommended for all students renting in the community. StFX has partnered with Marsh Insurance to offer coverage for students living in the community. The off-campus tenant policy provides protection for students' contents and safeguards them from potential loss or damage for which they may be held liable.

- **Personal Property**

Students can choose from three coverage options (\$15,000, \$20,000, and \$25,000), with a \$500 deductible to protect their belongings against theft, damage, or loss.

- **Additional Living Expenses**

In the unfortunate event that students are unable to reside in their residence due to a covered loss, our program provides coverage for additional living expenses, offering financial support during challenging times.

- **Personal Liability Protection**

Accidents happen, and our program includes personal liability coverage up to \$1 million, ensuring that students are financially protected against accidental damages or injuries they may be held liable for.

Local By-laws

Some of the by-laws that new residents and students living off campus might encounter are:

BY-LAW	WHAT YOU NEED TO KNOW	POTENTIAL FINE
Noise Control By-Law	reduced noise level between 10pm and 7am	\$410
Outdoor Fire By-Law	only with an acceptable fire pit	\$250
Unsightly Premise By-Law	Keep property free of debris, litter, and garbage	\$500
Lodging Home Registry	Your landlord must register with the town when there are 5 or more occupants	\$2,000
Nuisance Party By-Law	Covers a gathering where there is any public intoxication, litter, damages, obstruction of traffic, public urination, people on a roof or offensive signage	\$400-\$900

The by-laws and information about reporting a concern can be found on the Town of Antigonish website: (townofantigonish.ca/report-a-concern.html). County information can be found at <https://antigonishcounty.ca/>.

If you are renting, as a tenant, you have both legal responsibilities and protections afforded to you in the Residential Tenancies Act. It is important for you to familiarize yourself with this legislation so that you are aware of your roles and your rights.

Off Campus Parking

Individuals who bring a vehicle are responsible for finding appropriate legal parking and complying with all posted signage, parking restrictions, and municipal by-laws. Vehicles must not be parked on lawns or landscaped areas and must be parked entirely within a designated driveway where permitted. Vehicles must not block sidewalks, neighbouring driveways, or impede pedestrian or vehicle access.

The Town provides several municipal parking lots offering a combination of free and paid parking. However, these lots are intended to support short term parking needs and are not designated for all day parking. To help reduce parking demand and traffic congestion, students and staff are encouraged to walk, cycle, carpool or use other forms of active transportation whenever possible.

From December 1 to April 30, overnight parking is prohibited on all Town streets and in Town owned parking lots to allow for safe and efficient snow removal operations. Vehicles left parked overnight during this period may be ticketed and towed at the owner's expense. Anyone bringing a vehicle to campus is responsible for making alternative parking arrangements during the winter months and ensuring their vehicle is parked in accordance with all municipal parking regulations.

Parking Tickets

If you receive a parking ticket, the penalty is \$25 per violation. Unpaid tickets not resolved within 60 days may result in a Summary Offence ticket for \$100.

To dispute a parking ticket received on campus, you must speak with StFX Security. Town staff cannot void or cancel any tickets issued on campus. To dispute a ticket issued off campus, you can speak with a Town by-law officer in person at Town Hall or by phoning [902-863-2351](tel:902-863-2351).

All parking tickets can be paid in person at Town Hall or online:
<https://townofantigonish.ca/parking.html>.

Did you know?

Even if your permanent address is not from Nova Scotia, parking tickets are still enforceable and need to be paid. Keep in mind that tickets received outside of your home province may still affect your driver's license. If you accumulate enough demerit points, you could have your license suspended based on the rules of your home province. Most provincial governments will not allow a driver to renew their license if they have unpaid fines, which include parking tickets.

3. Highlights Nova Scotia Residential Tenancies Act

Condition of Premises	The landlord shall keep the premises in a good state of repair and fit for habitation during the tenancy and shall comply with any statutory enactment or law respecting standards of health safety or housing. The tenant is responsible for the ordinary cleanliness of the interior and exterior of the premises and for the repair of damage caused by willful or negligent act of the tenant or of any person whom the tenant permits on the premises.
Services	Where the landlord provides a service or facility to the tenant that is reasonably related to the tenant's continued use and enjoyment of the premises such as, but not so as to restrict the generality of the foregoing, heat, water, electric power, gas, appliances, garbage collection, sewers or elevators, the landlord shall not discontinue providing that service to the tenant without proper notice.
Good Behaviour	A landlord or tenant shall conduct themselves in such a manner as not to interfere with the possession or occupancy of the tenant or of the landlord and the other tenants respectively.
Obligation of the Tenant	The tenant is responsible for the ordinary cleanliness of the interior and exterior of the premises and for the repair of damage caused by willful or negligent act of the tenant or of any person whom the tenant permits on the premises.
Abandonment, Termination	If the tenant abandons the premises or terminates the tenancy other than in the manner permitted, the landlord shall mitigate any damages that may be caused by the abandonment or termination to the extent that a party to a contract is required by-law to mitigate damages.

Entry of Premises	Except in the case of an emergency, the landlord shall not enter the premises without the consent of the tenant, unless: (a) the entry is at a reasonable hour for the purpose of exhibiting the premises to prospective tenants or purchasers, AND (i) notice of termination of the tenancy has been given; or (ii) the lease is a fixed-term lease with a term of less than six months and one month or less remains in the term of the lease; or (iii) the lease is a fixed-term lease with a term of six months or more and three months or less remain in the term of the lease. OR (b) the entry is during daylight hours and written notice of the time of the entry has been given to the tenant at least twenty-four hours in advance of the entry.
Entry Doors	Except by mutual consent, the landlord or the tenant shall not during occupancy by the tenant under the tenancy alter or cause to be altered the lock or locking system on any door that gives entry to the premises.
Late Payment Penalty	Where the lease contains provision for a monetary penalty for late payment of rent, the monetary penalty shall not exceed one per cent per month of the monthly rent.

Nova Scotia has a **Guide for renters and landlords** that is helpful: <https://beta.novascotia.ca/documents/residential-tenancies-renting-guide-tenants-and-landlords>

Residential tenancy issues should be reported to the provincial agency: <https://beta.novascotia.ca/programs-and-services/residential-tenancies-program>.

4. Town and County Resources and Supports

Local Law Enforcement

The local police in Antigonish are the RCMP. If you would like to report observed infractions of the Liquor Control Act, Cannabis Control Act, Smoke Free Places Act, or Town of Antigonish Noise Control By-Law, please contact the RCMP non-emergency telephone line at [902-863-6500](tel:902-863-6500). For emergencies, dial [911](tel:911).

The Smoke Free Places Act is enforced by the RCMP. For information on public smoking regulations in outdoor spaces, please visit: <https://novascotia.ca/smoke-free-places>. Intoxicating substance use is a part of reality in our society. StFX takes a harms-reduction approach to ensure the safety and well-being of our campus community. For StFX resources on substance use, please visit <https://www.stfx.ca/departments/psychology/well-being-x-web-resource/beer-substance-use>. For local Antigonish resources that students can access, visit <https://www.antigonishresources.ca/mental-health-addictions> or call Nova Scotia's Mental Health and Addictions phone line, 1-855-922-1122. Whether you have questions on how to mitigate risk for yourself or on behalf of others, there are resources available.

Nova Scotia pharmacies also participate in the free Naloxone (Narcan) program. Call a local pharmacy for more information about this program. These laws apply to the use of intoxicating substances:

Liquor Control Act	Illegally possessing liquor.	Fine – Section 78(2)	\$467.50
	Underage drinking.	Fine – Section 78(3)	\$467.50
	Being intoxicated in a public place.	Fine – Section 87(1)	\$134.00
Cannabis Control Act	Minor illegally possessing, consuming, purchasing, or attempting to purchase cannabis.	Fine – Section 16(1)	\$295.00
	Minor illegally possessing, consuming, purchasing, or attempting to purchase cannabis.	Fine – Section 22	Mandatory Court Appearance

You have the ability to report an instance or individual who violates one of the Town's municipal by-laws. This could include a taxi overcharging for a ride within the Town's limits, a neighbour who has let their garbage accumulate outside, someone who parks on their lawn. As a resident, you should be engaged and informed about all aspects of your community, which includes becoming familiar with by-laws. If you are found to be in violation of a by-law, the Town is committed to working with you to resolve the issue.

Open communication is welcome and encouraged between residents and the Town. If you would like to report observed infractions of Town of Antigonish By-Laws, please contact the Department of Community Development, By-Law Enforcement Division, at [902-863-2351](tel:902-863-2351) (8:30am–4:30pm) or email by-law@townofantigonish.ca

Parking & Housing Safety

The Town does not offer long-term paid parking, and overnight parking in Town-owned lots is not permitted. Because parking in the Town of Antigonish is limited, especially during the winter months, it is strongly recommended that you coordinate with your housemates to limit the number of vehicles required for your household.

Additionally, Town residences may face fines under the Land Use By-Law for parking vehicles on lawns, or any area required to be landscaped.

If you have an inquiry about a lodging home, contact by-law@townofantigonish.ca.

Property safety

If you are renting a property with five or more bedrooms, please ask your landlord if the property has been registered with the Town and undergone a fire and life safety inspection.

Helpful Community Resources

To stay up to date on things happening in the Town of Antigonish and Municipality of the County of Antigonish, including postings on when the Winter Parking Ban will be enforced, please follow the Town on social media:

Facebook: [Town of Antigonish](#) | [Town of Antigonish—Recreation](#)

Facebook: [Municipality of the County of Antigonish](#)

5. Campus Connection and Supports

Reasonable accommodations will be made for assignments/quizzes/papers /mid-terms/tests that are missed due to illness. Students should start by discussing with their professor/instructor if they find the accommodation insufficient. If that does not lead to an outcome that they think is reasonable, they should take their issue to the department chair/program coordinator or director. Only if that discussion yields an unsatisfactory result should students approach the Dean or Associate Dean via email. The Dean or Associate Dean will review and assess the situation and advise the student of available options including the Grade Appeal Procedure Section 3.1 (page 37) 2026-27 Academic Calendar: https://www.stfx.ca/sites/default/files/documents/2025-2026%20Academic%20Calendar_July22.pdf

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We strongly encourage all incoming students to connect with their primary care provider before coming to campus, to ensure their regular vaccines are up-to-date and to get any required prescription medication refills. A recent change in Public Health policy in Nova Scotia affects post-secondary students living in “congregate settings” (i.e., university residences). This change results in the addition of Meningitis B vaccine to the list of publicly funded vaccines in the provinces, for specific groups of people.

As part of Nova Scotia’s Routine Immunization Schedule, the Meningococcal C vaccine is provided at no cost to children at 12 months of age and Meningococcal A, C, W and Y vaccine is provided at no cost in grade 7. You can also get a Meningococcal B vaccine if you’re at increased risk at no cost. <https://novascotia.ca/DHW/CDPC/documents/Routine-Immunization-Schedules-for-Children-Youth-Adults.pdf>

Mental Health Crisis Line	1.888.429.8167
Crisis Text Line	Text GOOD2TALKNS to 686868 Good to Talk 1.833.292.3698
Nurse Telecare (24/7)	811
Town of Antigonish	902.863.2351
Municipality of the County of Antigonish	902.863-1117
St. Martha's Regional Hospital	902.867.4500
Sexual Assault Crisis Line	1.888.831.0330
Sexual Assault Nurse Examiner (toll free 24/7)	1.877.880.7263
Antigonish RCMP Detachment	902.863.6500
Antigonish Fire Department	902.863.3359
Antigonish By-Law Enforcement	902.863.2351
Town Waste Collection Hotline	902.863.4949
Electric Utility After Hours Line	902.867.7666
Town of Antigonish Electric Billing	902.863.2351
Residential Tenancy Act	1.800.670.4357
StFX Students' Union	902.867.2495
StFX Safety and Security	902.867.3981
Adult Helpline	902.562.4357
Office of the Director of Student Life	902.867.2276
StFX Vice-President, Students	902.867.3934

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THE TOWN OF
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StFX Students' Union
For Students, By Students.

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