



The Corporation of the Municipality of Huron Shores

Regular Meeting Minutes

21-27

September 22, 2021, 7:00 p.m.

Council Chambers

Council Members Present: Mayor Georges Bilodeau, Councillor Dale Wedgwood, Councillor Nancy Jones-Scissons, Councillor Jane Armstrong, Councillor Blair MacKinnon, Councillor Gord Campbell, Councillor Darlene Walsh, Councillor Jock Pirrie, Councillor Debora Kirby

Staff Present: Clerk/Administrator Deborah Tonelli, Deputy Clerk Natasha Roberts, Treasurer John Stenger

1. Call To Order

The Regular Meeting of the Council of the Corporation of the Municipality of Huron Shores was held on Wednesday, September 22, 2021, and called to order at 7:11 p.m.

Council and Staff Attendance:

In Council Chambers: Mayor Bilodeau; Councillors Kirby, Pirrie and Wedgwood; and Clerk/Administrator Tonelli

Via Zoom: Councillors Armstrong, Jones-Scissons, MacKinnon, and Walsh; Deputy Clerk Roberts; Planning Consultant Peter Tonazzo (departed at 7:15 p.m.); and Treasurer John Stenger

Via Telephone: Councillor Campbell

2. Agenda Review

Clerk/Administrator reported the addition of an electronic petition received on September 20, in support of the Maple Acres Farm market. She read the petition and advised that it would be itemized with Item 6.2 on the Agenda.

3. Declaration of Pecuniary Interest

3.1 J. Armstrong - Item 8.4.5

Armstrong Enterprises, to which Councillor Armstrong is a 50% owner, is involved in work to be completed respecting this matter, if approved by Council.

4. Adoption of Council Minutes

21-27-01

Moved by J. Armstrong

Seconded by N. Jones-Scissons

BE IT RESOLVED THAT Council adopt the **Minutes** of the Special and Regular meetings of Council held Wednesday, September 8, 2021, as circulated.

CARRIED

5. Adoption of Accounts

None.

6. Delegations and Petitions

6.1 Jayne Baxter, Maple Acres Farm

Mrs. Baxter advised that she was in attendance (via Zoom) to speak to any matters discussed this evening respecting the Maple Acres Farm

farmer's market business plan, if called upon by Council. Planning Consultant, Peter Tonazzo, departed the Meeting.

6.2 Petition

Clerk/Administrator reported that, keeping in mind that the signatures have not been reviewed to eliminate the duplications and disqualifications, there were 304 lines filled on the hand written petition and 463 signatures on the online petition. Both documents will be filed in the Zoning Amendment Application folder.

On a query from Councillor Kirby as to whether the signatories were all residents of Huron Shores, Clerk/Administrator confirmed that they were not. She continued that Council does not currently have policies regarding petitions and that such policy development should be considered in the future.

Although no longer in attendance, Mayor Bilodeau expressed his appreciation for the Reports received from Planning Consultant Peter Tonazzo.

21-27-02

Moved by D. Wedgwood

Seconded by N. Jones-Scissons

BE IT RESOLVED THAT Council acknowledges receipt of the hand-written and electronic **Petitions** respecting support for the **Farmer's Market** as proposed by **Maple Acres Farm**;

AND THAT the petitions be forwarded to the Planning Department for filing in Zoning Amendment Application File No. 2021-Z-04. **CARRIED**

7. Council and Staff Reports

7.1 Public Works Report - Grinder Brushing Equipment

7.2 Clerk's Report - Municipal Modernization Program - Intake 3

8. General Business

8.1 Planning Act Matters

None.

8.2 By-laws

8.2.1 By-law #21-43: adopt Holding Provision By-law

21-27-03

Moved by B. MacKinnon

Seconded by N. Jones-Scissons

BE IT RESOLVED THAT By-law #21-43, being a by-law of the Corporation of the Municipality of Huron Shores to adopt **Site Specific Zoning** with respect to **Application File No. 2021-Z-05**, to place a **Holding Provision (H)** upon the severed parcel proposed under Consent Application File No.2021-C-01, to prohibit development or site alteration within or adjacent to (120m) the wetland;

AND THAT the Holding Provision (H) shall only be removed when Council is satisfied that proposed development will not have any negative impacts to the form or ecological function of the wetland; AND THAT an Impact Assessment, prepared by a qualified professional, will be required in support of removing the Holding Provision (H);

AND THAT By-law #21-43 was read a first, second and third time and passed in open Council this 22nd day of September, 2021.

CARRIED

8.2.2 By-law #21-44: Mandatory Vaccination Policy

Clerk/Administrator discussed the medical and creed exemptions and spoke to the Ontario Human Rights Commission release received earlier this day respecting vaccination policies. Council deliberated the antigen testing requirements.

21-27-04

Moved by D. Wedgwood

Seconded by J. Pirrie

BE IT RESOLVED THAT **By-law #21-44**, being a by-law to adopt the **COVID-19 Vaccination Policy** and entered it into the Human Resources Policies and Procedures Manual as Policy #F6.07, was read a first, second and third time and passed in open Council this 22nd day of September, 2021.

CARRIED

8.3 Minutes - Boards and Committees

Minutes - Boards and Committees (Internal)

8.3.1 None.

Minutes - Board and Committees (Joint/External)

8.3.2 Huron North Community Economic Alliance - July 8, 2021

21-27-05

Moved by J. Pirrie

Seconded by J. Armstrong

BE IT RESOLVED THAT Council receives the **Minutes** of the following board/committee on which the Municipality has representation:

- Huron North Community Economic Alliance, dated July 8, 2021.

CARRIED

8.4 Motions

8.4.1 to amend Procedures for the Use of the Grinder Brushing Equipment Attachment, PW-21-03

On concerns voiced by Councillor Campbell, it was agreed that the draft amended policy be discussed with Councillor Campbell prior to submission for Council review.

21-27-06

Moved by D. Walsh

Seconded by B. MacKinnon

BE IT RESOLVED THAT the Procedures for the **Use of the Grinder Brushing Equipment Attachment** be amended to better reflect operator and equipment capabilities and address contract supervision.

CARRIED

8.4.2 To set a special meeting of Council to review the Size of Council

Councillors provided comment on conducting a review.

21-27-07

Moved by D. Walsh
Seconded by J. Armstrong

BE IT RESOLVED THAT Council set a **Special Meeting on October 20th** at 7:00 p.m. to discuss past discussions/correspondence/petitions and any new information respecting the **composition of Council** and determine if further public input is required to further deliberate any need to decrease Council representation and/or amend the Ward system within the Municipality. **CARRIED**

8.4.3 To set a special meeting of Council for training purposes

21-27-08

Moved by J. Pirrie
Seconded by B. MacKinnon

BE IT RESOLVED THAT Council set a **Special Meeting on November 3rd**, 2021 at 7:00 p.m. for **Councillor training** respecting the *Planning Act* and any other matters deemed necessary;
AND THAT, as permitted in the *Municipal Act, 2001* said training be conducted in Closed Session. **CARRIED**

8.4.4 to confirm coverage of project cost overruns for Iron Bridge Recreation Centre renovation

Councillor Armstrong spoke to items that could be eliminated from the project, if needed and approved by NOHFC to do so, in order to address any cost overruns.

21-27-09

Moved by D. Walsh
Seconded by D. Wedgwood

WHEREAS Council, by Resolution No. 21-20-04, authorized Deputy Clerk to make application to NOHFC, under the Rural Enhancement Funding Stream, for renovations to the Iron Bridge Recreation Centre for a total project cost of \$79,454.00;
AND WHEREAS NOHFC is in receipt of Council's resolution supporting the project and financial contribution, but also requires a commitment of Council to cover cost overruns;
NOW THEREFORE BE IT RESOLVED THAT Council of the Municipality of Huron Shores commits to cover cost overruns if any are to be incurred for the **Iron Bridge Recreation Centre Renovations project #7510047**. **CARRIED**

8.4.5 to proceed with preparation of a legal agreement with T. Morningstar & K. Clapp

J. Armstrong declared a conflict on this item. (Armstrong Enterprises, to which Councillor Armstrong is a 50% owner, is involved in work to be completed respecting this matter, if approved by Council.)

Mayor Bilodeau spoke to the request from the property owners.

21-27-10

Moved by D. Kirby
Seconded by J. Pirrie

WHEREAS Resolution No. 21-22-18 authorized staff to confirm ownership of the unopened Richard Avenue road allowance and investigate the liability involved in permitting private maintenance on an unopened public road;

NOW THEREFORE BE IT RESOLVED THAT Council authorizes Clerk/Administrator to enter into a **legal agreement** with the owners of property identified as PIN 31438-0259, to be registered on title, subject to the terms outlined in Planning Report titled 'Driveway Access on unopened Road Allowance', Report No. PL-21-03, provided to Council at the September 8, 2021, Regular Council Meeting;

AND THAT should the owners be in agreement with the terms required by the Municipality, a by-law be brought forward containing recitals outlining the agreement and the Municipality's response, specifically reciting that the Municipality does not assume the road for maintenance purposes and that the road is to be used at the user's risk;

AND THAT, as per recommendation by Municipal Solicitor, a policy covering the use of unopened road allowances be prepared and adopted to ensure consistent decision making should similar issues arise with others in the Municipality in the future. **CARRIED**

8.4.6 To instruct that Council consider increasing the roads ditching budget for 2022 forward.

On a query from Councillor Armstrong, it was confirmed that the only discussion required of Council regarding this item is to confirm the priority to be given to the matter and establish direction so the Public Works Superintendent is informed of the energy to be given to this maintenance item.

21-27-11

Moved by B. MacKinnon

Seconded by D. Walsh

WHEREAS it is recognized that clean-out of Municipal road ditches is required in some areas of the Municipality;

NOW THEREFORE BE IT RESOLVED THAT Council directs Public Works Superintendent to bring a report forward to the October 27th Meeting of Council respecting **ditching** prioritization and budget allotment recommended for Council consideration during 2022 budget deliberations.

8.4.7 To acknowledge receipt of the resolution of the Economic Development Advisory Committee, adopted at its Emergency Meeting held September 16/21

Councillor Wedgwood spoke to the motion. Councillor Kirby provided Councillor Wedgwood with a note of some of the concerns brought to her attention respecting Tait Road. Mayor Bilodeau spoke to the decision of Council respecting the application from Maple Acres Farm and options the applicant has respecting the decision. Councillor Wedgwood, as Chair of the Economic Development Advisory Committee, noted the difficult position placed upon the Committee as a result of Council's decision, in attracting new business to the Municipality. He reported that the EDAC Committee will review its mandate at its next Meeting. Mayor Bilodeau and Councillor Wedgwood provided comments respecting their individual reviews of Tait Road. On a comment by Councillor Kirby, Clerk/Administrator advised of the

standard maintenance practices with respect to trespass roads. Councillor Walsh spoke to her concerns respecting remarks made to her by members of Council following the Council decision.

21-27-12

Moved by N. Jones-Scissons
Seconded by D. Wedgwood

BE IT RESOLVED THAT Council acknowledges receipt of the Resolution from the Economic Development Advisory Committee, adopted at its Emergency Meeting held September 16/21;
AND THAT it instructs staff to review the ownership status of **Tait Road** and feasibility of widening the existing allowance;
AND THAT should **Maple Acres Farm** choose to submit a new zoning application to support its business plan to establish a Destination Farmer's Market, the application fee be waived.

CARRIED

8.4.8 To make application to the Municipal Modernization Program - Intake 3

21-27-13

Moved by D. Kirby
Seconded by J. Pirrie

BE IT RESOLVED THAT Clerk/Administrator submit an Expression of Interest to the **Municipal Modernization Program - Intake 3** for digital modernization of the Municipality's website. **CARRIED**

8.5 Notices of Motion

None.

9. Letters & Communications for Action

9.1 Municipality of Trent Lakes

9.2 Municipality of Port Colborne

9.3 Doreen Boville

21-27-14

Moved by D. Wedgwood
Seconded by J. Pirrie

BE IT RESOLVED THAT Council receives the **Letter of Support** from Doreen Boville regarding the **farmer's market** as proposed by **Maple Acres Farm**;
AND THAT the letter be forwarded to the Planning Department for filing in Zoning Amendment Application File No. 2021-Z-04. **CARRIED**

9.4 Rural Agri-Innovation Network (RAIN)

21-27-15

Moved by D. Wedgwood
Seconded by J. Pirrie

BE IT RESOLVED THAT Council receives the **Letter of Support** from the Rural Agri-Innovation Network (RAIN) regarding **destination market** as proposed by **Maple Acres Farm**;
AND THAT the letter be forwarded to the Planning Department for filing in Zoning Amendment Application File No. 2021-Z-04. **CARRIED**

9.5 Letter of Resignation

Clerk/Administrator reported that although Ms. Bennet departed the contract position prior to the end date, Mrs. Leach has returned earlier than anticipated, bringing administrative staff back to full complement.

21-27-16

Moved by D. Kirby
Seconded by D. Walsh

BE IT RESOLVED THAT Council accepts, with regret, the resignation of **Assistant Treasurer** Tanya Bennett, effective September 11, 2021, and wishes her well in her future endeavors. **CARRIED**

9.6 Huron North Community Economic Alliance (HNCEA)

Clerk/Administrator reported that dates respecting the AGM will be brought to Council when available.

10. Letters & Communications for Information

10.1 Ministry of Municipal Affairs and Housing

11. Closed Session

BE IT RESOLVED THAT Council proceed in Closed session at TIME in order to address a matter pertaining to:

12. Confirming By-law

21-27-17

Moved by B. MacKinnon
Seconded by D. Walsh

BE IT RESOLVED THAT **By-law #21-45**, being a by-law of the Corporation of the Municipality of Huron Shores to Adopt the Minutes of the Regular and Special Council Meeting held Wednesday, September 22, 2021, authorizing the taking of any action authorized therein and thereby, was read a first, second and third time and passed in open Council this 22nd day of September, 2021. **CARRIED**

13. Adjournment

21-27-18

Moved by D. Kirby
Seconded by N. Jones-Scissons

BE IT RESOLVED THAT Council does adjourn at 8:08 p.m. **CARRIED**

MAYOR

CLERK