THE SIXTY-SIXTH MEETING
February 16, 2017

Public and regular meetings of Council commenced at 6:00 PM at the South Stormont Town Hall.

Public Meeting: 6:00 PM

Present:
Council: Mayor Jim Bancroft
Deputy Mayor Tammy Hart
Councillor Donna Primeau
Councillor Richard Waldroff
Regrets: Councillor David Smith
Staff: Betty de Haan, Chief Administrative Officer
Loriann Harbers, Director of Corporate Services/Clerk
Saadia Jamil, Planning Technician

Zoning Amendment No. Z-2017-02 (Godard)
Mayor Bancroft welcomed those in attendance and introduced Saadia Jamil, Planning Technician and advised that Zoning Amendment No. Z-2017-02 (Godard) is being considered this evening.

The purpose of this zoning amendment is to modify the text of zone RSS1-5 within By-law No. 2011-100, pertaining to the southern portion of Plan 265 Lot 2, being 16401 County Road 2, geographic Township of Cornwall, Township of South Stormont.

The zoning amendment would allow a maximum of five dwelling units per lot, whereas currently a maximum of three dwelling units per lot are permitted, as well as permit the use "Dwelling, Apartment Building" in addition to the other uses permitted within the Residential Single Services – First - Special Exception Five (RSS1-5) Zone. The modification to the zone Residential Single Services – First – Special Exception Five (RSS1-5), applies to the southern portion of the subject property. The northern portion of the subject property is zoned Flood Plain (FP). The proposed zoning amendment would recognize an existing apartment building consisting of four dwelling units.

Following the Mayor's introduction, Saadia Jamil, Planning Technician provided an overview of the proposed amendment and advised that notice had been mailed on January 26, 2017 in addition to being posted at the property. The notice was also sent electronically to the prescribed list pursuant to the Planning Act.

Comments were received from one neighbour concerned about residential use beside his industrial use.

The Raisin Region Conservation Authority does not have any concerns with the proposal.

Those present were welcomed to speak to the proposal.

Mike Grignon expressed concern about the proximity of the driveway to his Industrial zoned property. Clarification was provided explaining that Industrial use on his property will not be limited as a result. Ms. Jamil further explained that the uses are already residential and permit single family and duplex dwellings. Ms. Jamil also explained that the residential setbacks need to be maintained.

Ms. Jamil explained that Council will consider the by-law later in the meeting and advised of the appeal process.

Zoning Amendment No. Z-2017-04 (Sabourin)
The purpose of this zoning amendment is to modify the text of zone CH-14 within By-law No. 2011-100, to permit the use "Equipment Rental Establishment – Industrial" in addition to other uses permitted within the Highway Commercial – Special Exception Fourteen (CH-14) Zone. The CH-14 zone pertains to the property located at 17305 Cornwall Centre Road, Concession 4, Part of Lot 10, Plan 252 Lots 304, 310; geographic Township of Cornwall, Township of South Stormont.

Ms. Jamil, provided an overview of the proposed amendment and advised that notice had been mailed on February 16, 2017 in addition to being posted at the property. The notice was also sent electronically to the prescribed list pursuant to the Planning Act.

There was one comment received in support of the proposal and nothing received in opposition.

Clarification of the term "equipment rental" was requested. Staff explained that the equipment is small in size and not large construction equipment.

Discussion ensued regrading parking restrictions and the availability of adequate parking. The Applicant, Mr. Sabourin, advised that the site plan currently allows for 59 parking spots.

Ms. Jamil explained that Council will consider the by-law later in the meeting and advised of the appeal process.

Ms. Jamil stated that should anyone wish to receive notice of Council's decision they must provide their name and address to the Clerk.

The public meeting adjourned at 6:18 PM.

Regular Meeting: 7:00 PM

Present:
Council: Mayor Jim Bancroft
Deputy Mayor Tammy Hart
Councillor Donna Primeau
Councillor Richard Waldroff
Regrets: Councillor David Smith
Staff: Betty de Haan, Chief Administrative Officer
Kevin Amelotte, Director of Parks and Recreation
Gilles Crepeau, Fire Chief
Hilton Cryderman, Director of Building/CBO

Ross Gellately, Director of Public Works
Loriann Harbers, Director of Corporate Services/Clerk
Rebecca Russell, Director of Finance/Treasurer
Saadia Jamil, Planning Technician

1. Call Meeting to Order and Opening Remarks
   Mayor Jim Bancroft provided an overview of the 2017 Budget discussions.

2. The Lord's Prayer

3. Confirmation of Agenda
   a) Additions Deletions or Amendments: All matters listed under Consent Agenda are considered routine and will be enacted by one motion. Should a Council member wish an alternative action from the proposed recommendation the Council member shall request that this matter be moved to the appropriate section at this time.

      Resolution No. 032/2017 Moved by Councillor Waldroff
      Seconded by Councillor Primeau
      That the February 16, 2017 agenda be accepted as presented.
      CARRIED

4. Disclosure of Pecuniary Interest
   Councillor Primeau declared a conflict with Item No. 9 h) due to employment with the contractor involved in the project.

5. Adoption of Minutes
   a) January 23, 25, 26 and February 6, 2017
      Resolution No. 033/2017 Moved by Councillor Waldroff
      Seconded by Councillor Primeau
      That the minutes of the January 23, 25, 26 and February 6, 2017 meetings, be adopted as circulated.
      CARRIED

6. Delegations
   a) Ontario Provincial Police
      Sergeant Turcotte was in attendance to provide an update on the work of the OPP in South Stormont.

   b) Monique Sauve, South Nation Conservation, Sewage Systems Program
      Ms. Sauve made a presentation to Council to provide information on the Sewage System Program.

7. Consent Agenda
   Resolution No. 034/2017 Moved by Deputy Mayor Hart
   Seconded by Councillor Waldroff
   That all items listed under the Consent Agenda section of the Agenda be approved as recommended.
   CARRIED

8. Key Information Reports
   The following Key Information Reports were presented:
   a) Fire and Rescue Department - South Stormont Fire and Rescue 2016 Annual Report

b) CAO/Human Resources - Employees Extended Health Plan
c) Public Works Operations - Moulinette Island Reconstruction Public Concerns
d) Public Works Operations - Recycle Coach
e) Public Works Operations - Waste Management 2016
f) Public Works Operations - Waste Management Curbside Collection Costs

9. Action Requests

a) 2017/2018 Municipal Insurance Renewal
Resolution No. 035/2017 Moved by Councillor Waldroff
Seconded by Deputy Mayor Hart
That Council approve the 2017-2018 Municipal Insurance Program Renewal proposal from JLT, as presented by Carolyn Corkery on February 1, 2017. The premium total is $238,535 plus any applicable provincial sales tax. Furthermore, staff prepare the necessary documents to give effect to this matter.
CARRIED

b) Approval of COLA
Resolution No. 036/2017 Moved by Councillor Primeau
Seconded by Councillor Waldroff
That Council approve, in accordance with paragraph 9.7 of the Human Resource Policy, the 1.8% Cost of Living Adjustment (COLA) as recommended, and furthermore, staff prepare the necessary documents.
CARRIED

c) South Nation Conservation Authority Continuation of Part VIII (OBC) Sewage System Inspection Program
Resolution No. 037/2016 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff
Whereas in 2012, Council entered into an Agreement with South Nation Conservation Authority delegating responsibilities relating to Sewage Systems;
And whereas, save and except certain notice provisions, the agreement automatically continues;
And whereas Council acknowledges that the fee schedule is adjusted annually;
And whereas Council has received the 2016 statistics and updates and is desirous of continuing under the current Agreement.
Now therefore be it resolved that Council concurs with a continuation of the Sewage System Management Agreement with the South Nation Conservation Authority for 2017.
CARRIED

d) Campeau Road Extension Transfer to Reserves
Resolution No. 038/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Primeau
That Council authorize the transfer of funds from the Unfinanced Capital Outlay account for the extension of Campeau Road to a Roads reserve.
CARRIED

e) Transfer of Uncompleted Project Funds to Land Inventory Surplus Capital Reserve
Resolution No. 039/2017 Moved by Councillor Primeau
Seconded by Councillor Waldroff
That Council authorize the transfer of funds, being $35,000, from the 2016 Operations Budget (Economic Development – Professional Fees) to the Land Inventory Surplus Capital Reserve.
CARRIED

f) Site Plan Revision – By-law 2016-052 (Heagle)
Resolution No. 040/2017 Moved by Councillor Waldroff
Seconded by Deputy Mayor Hart
That, subject to final review by the municipal solicitor, Council grant approval in principle to amend the site plan agreement with Daniel Heagle (By-law 2016-052) to reflect the use of the existing building for temporary storage use only, with washrooms provided at 16399 County Road 2, and direct staff to prepare the necessary documents.
CARRIED

g) Consent No. B-006-17 (Groves)
Resolution No. 041/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff
That Council supports Consent Application No. B-006-17 with the following conditions:
1. That the applicant pay to the Township the applicable $350 review fee and $1,500 parkland dedication fee.
2. That unless previously granted, the required land on the retained lot be dedicated to the Township for road widening purposes (Manning Road) to a maximum width of sixty-six feet and provide documents to the satisfaction of the Director of Public Works for future consideration.
3. That the requirements of Zoning By-Law No. 2011-100 are maintained.
4. That the taxes for the subject property are in good standing prior to the severance being finalized.
5. That the applicant acknowledges that the severed lot is to be serviced with municipal water and capital water fees will apply.
CARRIED

h) Site Plan Approval - Workshop (Legare) County Road 29
Resolution No. 042/2017 Moved by Councillor Waldroff
Seconded by Deputy Mayor Hart
That Council accepts the site plan for a proposed storage building located on Part of Lot 37, Concession 6, former Cornwall Township, being Part 1 on RP 52R-7840, received February 7, 2017 and prepared by Windmill Construction, in accordance with Section 41(4) of the Planning Act, and further, that Council deem that no site plan agreement or securities are required for the proposed development of a storage building.
CARRIED

i) Celebration 150 Committee
Resolution No. 043/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff
That Council approve the appointment of the following member(s) of

Council, Deputy Mayor Hart and Councillor Smith to the South Stormont Celebration 150 Committee, and further instruct staff to prepare the necessary appointment by-law.
CARRIED

j) Refrigeration Service Agreement at Long Sault Arena
Resolution No. 044/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Primeau
That Council authorize a three year service agreement with CIMCO Refrigeration for the refrigeration plant at Long Sault Arena, and further, authorize the Director of Parks and Recreation to execute the necessary documents.
CARRIED

k) 2016 Volunteer of the Year
Resolution No. 045/2017 Moved by Councillor Waldroff
Seconded by Councillor Primeau
That Council accepts the recommendation made by the Volunteer Appreciation Committee (VAC) for the 2016 South Stormont Volunteer of the Year.
CARRIED

10. Committee Reports
Cornwall Township Historical Society
Lost Villages Historical Society
Raisin Region Conservation Authority
South Stormont Sports Hall of Fame
Volunteer Appreciation Committee

11. By-laws

a) By-law No. 2017-010 A By-law to Provide for An Interim Tax Levy
Resolution No. 046/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff
That By-law No. 2017-010, being a by-law to provide for an interim tax levy applicable for the 2017 year, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

b) By-law No. 2017-011 A By-law to Appoint a Municipal Law Enforcement Officer
Resolution No. 047/2017 Moved by Councillor Primeau
Seconded by Deputy Mayor Hart
That By-law No. 2017-011, being a by-law to appoint a Municipal Law Enforcement Officer, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

c) By-law No. 2017-012 A By-law to Authorize the Release of Security (Brunet/Daze)
Resolution No. 048/2017 Moved by Councillor Waldroff
Seconded by Deputy Mayor Hart
That By-law No. 2017-012, being a by-law to authorize the release of security held for the Brunet Daze Subdivision, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

d) By-law No. 2017-013 A By-law to Authorize Part Lot Control (Brunet/Daze)
Resolution No. 049/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff
That By-law No. 2017-013, being a by-law to authorize the lifting of part lot control, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

e) By-law No. 2017-014 A By-law to Authorize a Site Plan Agreement 7853530 Canada Inc.
Resolution No. 050/2017 Moved by Councillor Waldroff
Seconded by Deputy Mayor Hart
That By-law No. 2017-014, being a by-law to enter into a Site Plan Agreement with 7853530 Canada Inc., be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

f) By-law No. 2017-015 A By-law to Amend Bylaw 2011-100 (Godard)
Resolution No. 051/2017 Moved by Councillor Primeau
Seconded by Deputy Mayor Hart
That By-law No. 2017-015, being a by-law to amend Zoning By-law No. 2011-100, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

g) By-law No. 2017-016 A By-law to Amend Bylaw 2011-100 (Sabourin)
Resolution No. 052/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff
That By-law No. 2017-016, being a by-law to amend Zoning By-law No. 2011-100, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

h) By-law No. 2017-017 A By-law to Authorize a Site Plan Agreement (Gove/Mainville/Willard)
Resolution No. 053/2017 Moved by Councillor Waldroff
Seconded by Deputy Mayor Hart
That By-law No. 2017-017, being a by-law to enter into a Site Plan Agreement with Cory Gove, Katie Willard, Sarah Mainville, and Chris Mainville, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

12. Motions and Notices of Motions

13. Miscellaneous Business

14. Unfinished Business Summary
UCDSB Building for the Future – Members spoke about the need to continue to work together and communicate with Board Trustees as to the significance of R-O School in our community.

15. Ratification By-law

Resolution No. 054/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Primeau

That By-law No. 2017-018 to adopt, confirm and ratify matters dealt with by resolution, be read and passed in open Council, signed and sealed this 16th day of February, 2017.
CARRIED

16. Closed Meeting

Resolution No. 055/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff

That Council, as provided in Section 239 (2) of The Municipal Act S.O. 2001, move into a closed meeting at 8:52 PM to address a matter pertaining to litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board. Specifically: Properties.
CARRIED

Resolution No. 056/2017 Moved by Deputy Mayor Hart
Seconded by Councillor Waldroff

That Council move out this closed meeting at 9:20 PM.
CARRIED

17. Adjournment by Resolution

Resolution No. 057/2017 Moved by Councillor Primeau
Seconded by Deputy Mayor Hart

That Council adjourn this meeting at 9:21 PM and return to the call of the chair.
CARRIED

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Mayor

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Clerk