

MUNICIPALITY OF HURON EAST COUNCIL MEETING MINUTES
HELD IN THE COUNCIL CHAMBERS, SEAFORTH, ONTARIO
TUESDAY, JUNE 26th, 2018 – 7:00 P.M.

Members Present: Mayor Bernie MacLellan, Deputy Mayor Joseph Steffler, Councillors Dianne Diehl, Alvin McLellan, David Blaney, Brenda Dalton, Kevin Wilbee (7:35 p.m.), Robert Fisher, John Lowe Nathan Marshall, Raymond Chartrand and Larry McGrath

Members Absent: nil

Staff Present: CAO/Clerk, Brad Knight
 Finance Manager-Treasurer/Deputy Clerk, Paula Michiels
 Public Works Coordinator, Barry Mills
 Fire Chief, Marty Bedard
 Economic Development Officer, Jan Hawley

Philip Ashwin attended the public meeting for the discussion on the Official Plan Amendment No. 9 and related Zoning By-Law Amendment Application – Part Lot 30 as in Part 1 of Reference Plan 22R-2270, Concession 7, McKillop Ward. (Item 5.12.1)

Kurtis Smith attended the public meeting for the discussion on the Official Plan Amendment No. 6(2) and related Zoning By-Law Amendment Application – Lot 30, Concession 5, Grey Ward. (Item 5.12.1)

Robert Costello, Mary Helen Costello and Lindsey Shannon attended the meeting for their delegation regarding the removal of Emergency Right-of-Way Signs from the properties at Part lot 28 and Lot 29, Plan 387, 44 & 50 High Street in Seaforth. (Item 5.12.2)

Dan Keffer attended the meeting for the discussion on the proposed disposition of land by the municipality (Moncreiff Ball Park) (Closed Session)

Jason Gemmell and Glen Beuerman attended the meeting to hear the discussion on consent application C40/18 on Lot 13, Concession 13, McKillop Ward. (Items 11.12.1 & 11.12.2)

CALL TO ORDER

Mayor Bernie MacLellan called the meeting to order at 7:00 p.m.

CONFIRMATION OF THE AGENDA

Moved by Raymond Chartrand and seconded by John Lowe: Adopt Agenda
 That the Agenda for the Regular Meeting of Council dated June 26th, 2018
 be adopted as circulated. Carried.

DISCLOSURE OF PECUNIARY INTEREST

Councillor Larry McGrath declared a pecuniary interest on agenda item 7.12.4 concerning Half Hours on Earth Brewery – By The Glass License because a family member owns the Brewery.

MINUTES OF PREVIOUS MEETING

Moved by Joe Steffler and seconded by John Lowe: Meeting Minutes
 That Council of the Municipality of Huron East approve the following Council
 Meeting Minutes as printed and circulated:
 a) Regular Meeting – June 12th, 2018
 b) Public Meeting – June 12th, 2018 Carried.

PUBLIC MEETINGS/HEARINGS AND DELEGATIONS**7:01 p.m. Public Meeting – Official Plan and Zoning By-Law Amendments**

Moved by Larry McGrath and seconded by Dianne Diehl:

That Council of the Municipality of Huron East adjourn the regular meeting of Council at 7:01 p.m. to go into a Public Meeting to discuss the following:

- a) Official Plan Amendment No. 9 and related Zoning By-Law Amendment Application – Part Lot 30 as in Part 1 of Reference Plan 22R-2270, Concession 7, McKillop Ward (Jack McLlwain/Philip Ashwin)
 - b) Official Plan Amendment No. 6(2) and related Zoning By-Law Amendment Application – Lot 30, Concession 5, Grey Ward (Kurtis Smith/Mark Horst)
- Carried.

Adjourn Regular Meeting to Public Meeting

The regular meeting reconvened at 7:27 p.m.

Reconvene Regular Meeting

Moved by Nathan Marshall and seconded by Brenda Dalton:

THAT WHEREAS the Council of the Municipality of Huron East has held a public meeting pursuant to Section 34(12) of the Planning Act, 1990 with respect to the proposed zoning by-Law 47-2018;

AND WHEREAS no public comments were received on this application;

AND WHEREAS agency comments were received from the Huron County Planning and Development Department recommending that the Municipality approve Zoning By-Law 47-2018;

NOW THEREFORE, pursuant to Section 34(18) of the Planning Act, 1990, Council concurs with the June 19th, 2018 Planning Report and recommends By-Law 47-2018 for approval.

Carried.

Decision Zoning By-Law 47-2018

Moved by Raymond Chartrand and seconded by Larry McGrath:

THAT WHEREAS the Council of the Municipality of Huron East has held a public meeting pursuant to Section 34(12) of the Planning Act 1990 with respect to the proposed zoning By-Law 49-2018;

AND WHEREAS no public comments were received on this application;

AND WHEREAS agency comments were received on this application from the Maitland Valley Conservation Authority and the Huron County Planning and Development Department recommending that the Municipality defer consideration of By-Law 49-2018 until the applicant addresses questions raised by the County Biologist concerning the Environmental Impact Study and by the Maitland Valley Conservation Authority concerning the Hydrogeological Study and the Environmental Impact Study;

NOW THEREFORE, pursuant to Section 34(18) of the Planning Act, 1990, Council concurs with the June 19th, 2018 Planning Report and recommends that consideration of By-Law 49-2018 be deferred.

Carried.

Decision Zoning By-Law 49-2018

Moved by David Blaney and seconded by Alvin McLellan:

That Huron East Council hereby declares Official Plan Amendment No.9 conforms with provincial plans, has regard to the matters of provincial interest in Section 2 of the Planning Act, as amended, and is consistent with policy statements 9PPS 2014) issued under Section 3 (1) of the Planning Act, as amended.

Carried.

7:55 p.m. Robert Costello and Matt Shannon

Robert Costello attended before Council to request the removal of the emergency right of way signs from the properties at Part Lot 28 and Lot 29, Plan 387, 44 & 50 High Street, Seaforth. Mr. Costello noted the laneway is too narrow for emergency vehicles to get through safely and emergency vehicles would enter from Market Street if necessary. He noted that the right of way for the tenants of the apartments behind would still remain.

ACCOUNTS PAYABLE**REPORTS & RECOMMENDATIONS OF MUNICIPAL OFFICERS****Chief Building Official – Report**

The Chief Building Official for May 2018 was received by Council.

Public Works Coordinator – Tender Results – HE-10-2018 – Asphalt Paving

Public Works Coordinator Barry Mills reviewed his report to Council concerning tenders received for asphalt paving within the Municipality. The following tenders were received before noon on June 15th, 2018. One tender was received prior to the deadline and was opened by Councillor Raymond Chartrand, Finance Manager-Treasurer/Deputy Clerk Paula Michiels and Public Works Coordinator Barry Mills. The tender received from Lavis Contracting Co. Ltd. is broken down as follows:

	<u>Price Before Taxes</u>
MacLellan Drive, Brucefield	19,600.00
Bruce Street, Brucefield	6,566.00
Lamont Drive, Ethel	15,810.00
Mt. Pleasant Line	75,604.00
Henfryn Line, Henfryn	70,308.00
Walton Road, Walton	85,140.00
Industrial Drive, Brussels	<u>71,480.50</u>
	\$344,508.50

Moved by Dianne Diehl and seconded by John Lowe: Contract
That Council of the Municipality of Huron East accept the tender of Lavis HE-20-2018
Contracting Co. Ltd. in the amount of \$344,508.50 plus applicable taxes for Asphalt
Contract HE-10-2018, asphalt paving of the following: Paving

- | | |
|-------------------------------|------------------------------|
| - MacLellan Drive, Brucefield | - Henfryn Line, Henfryn |
| - Bruce Street, Brucefield | - Walton Road, Walton |
| - Lamont Drive, Ethel | - Industrial Drive, Brussels |
| - Mt. Pleasant Line | |

Carried.

Finance Manager-Treasurer/Deputy Clerk – 2017 Financial Statements

Finance Manager-Treasurer/Deputy Clerk Paula Michiels reviewed the audited 2017 financial statements received from Vodden, Bender and Seebach LLP. There was a typo within her report that she corrected when reviewing with council being that the Net Book Value of Tangible Assets actually increased rather than decreasing.

Moved by Brenda Dalton and seconded by Alvin McLellan: 2017
That the 2017 Financial Statements for the Municipality of Huron East be Financial
accepted as presented. Carried. Statements

Economic Development Officer – Half Hours on Earth Brewery

Economic Development Officer Jan Hawley reviewed the background of the Half Hours on Earth Brewery request for a Manufacturer's Limited Liquor Sales License. She noted that the license would allow for expansion of tours and allow for taste testing similar to other craft breweries in the surrounding area.

Moved by Kevin Wilbee and seconded by Raymond Chartrand: Support
BE IT HEREBY RESOLVED that the Municipality of Huron East supports the Half Hours on
application of Kyle Teichert, doing business as Half Hours on Earth Brewery Earth Brewery
under Manufacturer's License – Brewery MFB74587 for a Manufacturer's Liquor License
Limited Liquor Sales License. Carried.

Fire Chief – Update on New Fire Regulations

Fire Chief Marty Bedard reviewed his report on the new fire regulations coming into force over the next two years. He stated that there hasn't been any indication if the Province will be providing funding of any of the certification/increased training requirements resulting from the Regulations.

Moved by Alvin McLellan and seconded by Brenda Dalton: Receive
Huron East Council receive the following Reports of Municipal Officers Municipal
as presented: Reports

- 1) Chief Building Official
- 2) Public Works Coordinator
- 3) Finance Manager-Treasurer/Deputy Clerk
- 4) Economic Development Officer
- 5) Fire Chief
- 6) CAO/Clerk

Carried.

CLOSED SESSION AND REPORTING OUT

Moved by David Blaney and seconded by Robert Fisher: Closed Session
That Council of the Municipality of Huron East, pursuant to Section 239 (2) of the Municipal Act, adjourn the regular meeting of Council at 8:30 p.m. to go into Closed Session to discuss the following:

- i) 239(2)(c) – proposed disposition of land by the municipality (Moncrieff Ball Park)

CAO/Clerk Brad Knight, Finance Manager Paula Michiels and Dan Keffer, Listing Broker of ReMax Midwestern Realty Inc. shall remain for the Closed Session. Carried.

Moved by Joe Steffler and seconded by David Blaney: Resume Regular Meeting
That Council of the Municipality of Huron East resumes the regular Council meeting at 8:54 p.m. Carried

Mayor MacLellan reported out from the Closed Session that Council had given direction to staff on a property disposal matter.

CORRESPONDENCE**UNFINISHED BUSINESS****MUNICIPAL DRAINS****PLANNING**

Moved by Kevin Wilbee and seconded by Brenda Dalton: No Objection
Consent C40/18
Jason Gemmell
That Council of the Municipality of Huron East acknowledges the report of Huron County Senior Planner Denise Van Amersfoort dated June 20th, 2018 and has no objection to the severance application C40/18 of Jason Gemmell on Lot 13, Concession 13, McKillop Ward, provided the following conditions are met:

1. that the severed and retained lands be rezoned to AG4 and AG2 respectively
 2. that \$500 be paid to the Municipality as cash-in-lieu of parkland
 3. that Section 65 of the *Drainage Act* be addressed to the satisfaction of the Municipality
- Carried.

Moved by Kevin Wilbee and seconded by Brenda Dalton: No Objection
Consent C32/18
Scott Poultry
Farms Ltd.
That Council of the Municipality of Huron East acknowledge the report of Huron County Senior Planner Denise Van Amersfoort dated June 20th, 2018 and has no objection to the severance application C32/18 on Lots 27, 28,29 and 30, Concessions 1 and 2, McKillop Ward, John McKercher/Scott Poultry Farms Limited, subject to the conditions as per the resolution of Council dated June 12th, 2018. Carried.

COUNCIL REPORTS**Building Report - Seaforth Heritage**

Councillor Robert Fisher reported that he attended a visual inspection tour of Seaforth's main street the previous week with Dr. Chris Cooper, Economic Development Officer Jan Hawley and Chief Building Official Brad Dietrich. He noted that Dr. Cooper is preparing a pathology report of heritage buildings for suggested repairs to the buildings to ensure public safety and preserve the buildings heritage features. Councillor Fisher also requested that a reminder be sent with the next tax newsletter of the availability of the Heritage Tax Relief and the Heritage Loan programs available through the Municipality to assist with building repairs.

Building Committee Meeting - BMGCC

Councillor Alvin McLellan reported that the first meeting of the building committee had been held, with numerous options being discussed revolving around the renovations proposed in 2015. He noted that revised drawings/costing and that meetings will be scheduled with user groups and service clubs in the future.

Tanker - Brussels Fire Department

Councillor John Lowe reported that the new tanker has been received by the Brussels Fire Department and was on display at the Fireman's Breakfast held June 17th, 2018, but that it would be several weeks before the tanker was in service.

Notice of Motion

Moved by Raymond Chartrand and seconded by Kevin Wilbee:
That Huron East Council accept the recommendation of the Personnel Committee and authorize the withdrawal of reserves (\$46,980) from the Huron-Perth employee benefits consortium:
AND FURTHER that the funds be placed in a reserve for a future use to be determined by Council.

Huron-Perth
Employee
Benefits
Consortium

Carried.

INFORMATION ITEMS

Moved by David Blaney and seconded by Alvin McLellan:
That Huron East Council receive the following Board and Committee Meeting Minutes as submitted:

Meeting Minutes

- 1) Seaforth & District Community Centres Management Committee – June 14th, 2018
- 2) Huron East Personnel Committee – June 19th, 2018
- 3) Seaforth BIA – May 23rd, 2018

Carried.

OTHER BUSINESSRobert Costello and Matt Shannon – Delegation Request

Moved by Nathan Marshall and seconded by Alvin McLellan:
That the request of Robert and Mary Helen Costello and Matt Shannon for removal of the fire route designation on the existing Right of Way on their properties be referred to Administration for a report at a future meeting.

Carried.

BY-LAWS

Moved by Raymond Chartrand and seconded by David Blaney:
BE IT HEREBY RESOLVED that leave be given to introduce
By-Laws 45, 46, 47, 50, 51 and 52 for 2018.

Introduce
By-Laws

By-Law 45-2018 – Authorize Lease Agreement – Scott Saunders Rollin’ Roaster Catering – 122 Duke Street, Seaforth Ward

By-Law 46-2018 – Official Plan Amendment No. 9 – Part Lot 30, as in Part 1 of Reference Plan 22R-2270, Concession 7, McKillop Ward, Jack McLlwain/Philip Ashwin

By-Law 47-2018 – Zoning Amendment – Part Lot 30, as in Part 1 of Reference Plan 22R_2270, Concession 7, McKillop Ward, Jack McLlwain/Philip Ashwin (1st and 2nd readings)

By-Law 50-2018 – Widening and Extension of Municipal Highway – McDonald Drive, Grey Ward

By-Law 51-2018 – Authorize Garden Suite Agreement – Part Lot 32, Concession 16, Grey Ward, Donald and Sandra Harrison

By-Law 52-2018 – Confirm Council Proceedings

Carried.

Moved by Nathan Marshall and seconded by Robert Fisher:
BE IT HEREBY RESOLVED that By-Law 45 for 2018, a by-law to authorize a Lease Agreement with Scott Saunders Rollin’ Roaster Catering for use of space at 122 Duke Street, Seaforth Ward, be given first, second, third and final readings and signed by the Mayor and Clerk, and the Seal of the Corporation be affixed thereto.

Lease
Agreement
SDCC
Scott Saunders

Carried.

Moved by Kevin Wilbee and seconded by Larry McGrath:
BE IT HEREBY RESOLVED that By-Law 46 for 2018, a by-law to amend the Huron East Official Plan for Official Plan Amendment No. 9, be given first, second, third and final readings and signed by the Mayor and Clerk, and the Seal of the Corporation be affixed thereto.

OPA No. 9
McLlwain/
Ashwin

Carried.

Moved by Kevin Wilbee and seconded by Brenda Dalton:
BE IT HEREBY RESOLVED that By-Law 47 for 2018, a by-law to amend the zoning on Part Lot 30 as in Part 1 of Reference Plan 22R-2270, Concession 7, McKillop Ward, be given first and second readings.

1st & 2nd
Readings
Rezoning
McLlwain/
Ashwin

Carried.

Moved by Dianne Diehl and seconded by Alvin McLellan:
BE IT HEREBY RESOLVED that By-Law 50 for 2018, a by-law to authorize the widening and extension of McDonald Drive, Grey Ward, be given first, second, third and final readings and signed by the Mayor and Clerk, and the Seal of the Corporation be affixed thereto.

Widening/
Extension
McDonald Dr.
Grey Ward

Carried.

Moved by Dianne Diehl and seconded by Alvin McLellan:
BE IT HEREBY RESOLVED that By-Law 51 for 2018, a by-law to authorize a Garden Suite Agreement on Part Lot 32, Concession 16, Grey Ward, Donald and Sandra Harrison, be given first, second, third and final readings and signed by the Mayor and Clerk, and the Seal of the Corporation be affixed thereto. Carried.

Garden Suite Agreement Harrison

CONFIRMATORY BY-LAW

Moved by John Lowe and seconded by Larry McGrath:
BE IT HEREBY RESOLVED that By-Law 52 for 2018, a by-law to confirm the proceedings of Council, be given first, second, third and final readings and signed by the Mayor and Clerk, and the Seal of the Corporation be affixed thereto. Carried.

Confirm Proceedings

ADJOURNMENT

Moved by Kevin Wilbee and seconded by Robert Fisher:
The time now being 9:02 p.m.
That the meeting do adjourn until July 10th, 2018 at 7:00 p.m. Carried.

Adjournment

Bernie MacLellan, Mayor

Brad Knight, CAO/Clerk