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## Corporation of the Municipality of Meaford

### Council Minutes

A Council meeting of the Municipality of Meaford was held at 3:00 p.m. at the Council Chambers on September 24, 2018.

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#### **Members:**

Mayor Barb Clumpus  
Deputy Mayor Harley Greenfield  
Councillor Steven Bartley  
Councillor Tony Bell  
Councillor Jaden Calvert  
Councillor Shirley Keaveney  
Councillor Mike Poetker

#### **Staff:**

Acting CAO/Director of Development & Environmental Services, R. Armstrong  
Treasurer/Director of Financial Services & Infrastructure Management, D. Chapman  
Clerk/Director of Legislative Services, M. Smith (from item 7.2 a)  
Deputy Clerk, M. Wilton-Siegel  
Council & Committee Coordinator, C. Sargent  
Communications Coordinator, H. Thomson

#### **1. Call to Order**

Mayor Clumpus called the meeting to order at 3:00 p.m.

#### **2. Moment of Reflection**

Council paused for a moment of reflection. Councillor Bell noted that the residents of Ottawa and Gatineau are in our thoughts.

#### **3. Disclosure of Pecuniary Interest and General Nature Thereof**

None declared.

## 4. Announcements

- Upcoming Events
  - September 28 - Scarecrow Invasion & Family Festival
  - September 28-30 - Apple Harvest Craft Show, Meaford & St. Vincent Community Centre & Meaford Curling Club
  - September 29 - Culture Days, Meaford Hall
  - October 10 - Engaging Conversations Conference, Meaford & St. Vincent Community Centre
  - October 19 - Rotary Trivia, Meaford & St. Vincent Community Centre
  - October 20 - Re-Use Fair, Meaford & St. Vincent Community Centre
  - October 27 - Fish Fry, Bognor Hall
  - October 28 - Jean Chretien, Meaford Hall
  - November 7 - Meaford Dragon's, Meaford Hall
- Council noted the success of the Sweetwater Music Festival, celebrating its 15th anniversary.
- There will be a Nuclear Job Fair & Information Session at Saugeen Golf Club, Port Elgin, on October 4.

## 5. Public Participation

- a) Presentations
- 7th Line Speed Limit - Simona Freibergova
  - Parkbridge Development - Rob Voigt
  - Meaford Public Library Fundraising Committee - Peter Bantock and Elaine Burns

Ms. Freibergova presented a petition requesting a reduction in the speed limit on the 7th Line between Harbour Beach Road and the north end of the road.

Sandy Higginson gave an overview of the Parkbridge company and the future plans for property near Christie Beach Road.

An update was provided by members of the Meaford Public Library Fundraising Committee, including fundraising initiatives, grant applications and other events and activities.

- b) Public Questions

None

c) Deputations on Agenda Items

Tim Overton spoke in support of item 8 c) Purchase Request 13 Side Road.

Garth Bechtel spoke against item 8 c) Purchase Request 13 Side Road.

## 6. Council Inquiries

- Councillor Calvert asked about the process to respond to the 7th Line speed limit presentation. The Treasurer commented that the OPP should be contacted.
- Councillor Bell asked about safety regarding debris left by a work crew on the Sydenham/St. Vincent Townline. The Treasurer indicated the crew is trying to minimize debris on the road.
- Councillor Bartley asked about the timing for the final design and tender package for the New Meaford Public Library. The Treasurer indicated that a report will come forward to Council in March 2019.
- Deputy Mayor Greenfield asked if a roads crew could look into a previous dump site located at the end of Concession 12.

## 7. Motions and By-laws for Decision

### 7.1. Consent Agenda

Items in this list have been before Committee of the Whole for discussion. Council may choose to pass these items and/or by-laws with one motion. A member may also request an item or items be pulled for separate consideration under Items for Consideration.

a) By-law 2018-66 Tile Drainage Loan Application

Moved by: Councillor Calvert

Seconded by: Councillor Bell

**Be it resolved that By-law 2018-66, being a by-law imposing special annual drainage rates upon land in respect of which money is borrowed under the Tile Drainage Act, be taken as read a first, second and third**

**time and finally passed.**

- b) By-law 2018-67 Housekeeping By-law

**Be it resolved that By-law 2018-67, being a by-law to enact a housekeeping by-law, be taken as read a first, second and third time and finally passed.**

- c) LEG2018-29 2018 Accessibility Update

**That Council of the Municipality of Meaford:**

- 1. Receive the 2018 Accessibility Status Report; and**
- 2. Approve the updated Accessibility Multi-Year Plan 2019-2022.**

Carried Resolution #2018-20-01

- d) FIM2018-41 Winter Control Enhancement Options

Councillor Bell requested that this item be considered separately.

Moved by: Councillor Bell  
Seconded by: Councillor Bartley

**That Council of the Municipality of Meaford:**

- 1. Adopt a revised seasonal staff schedule to accommodate weekend winter control activities to better service the rural area;**
- 2. Direct staff to incorporate existing equipment owned by the municipality to be used as backup for the contingency planning if the sidewalk machine requires repair; and**
- 3. Direct staff to include an enhanced service standard for downtown snow removal in the 2019 budget process, based on a cost sharing agreement with the Business Improvement Area Board of Management.**

Carried Resolution #2018-20-02

## **7.2. Items for Consideration**

- a) FIM2018-40 Addendum & By-law 2018-68 Parks Use By-law

The Treasurer summarized the addendum report and answered questions relating to insurance liability, the method of closure, and by-law enforcement.

Moved by: Councillor Calvert  
Seconded by: Councillor Keaveney

**Be it resolved that By-law 2018-68, being a by-law to regulate the use and operation of parks and open spaces, be taken as read a first, second and third time and finally passed.**

Carried Resolution #2018-20-03

- b) By-law 2018-69 Closure & Transfer Authorizations (Holmes)

Moved by: Councillor Keaveney  
Seconded by: Councillor Bartley

**Be it resolved that By-law 2018-69, being a by-law to Close & Authorize the Transfer of Part of the Original Road Allowance Between Concession Broken Front & Concession A in the Geographic Township of Sydenham, described as Parts 1 - 4, 16R-11088, be taken as read a first, second and third time and finally passed.**

Carried Resolution #2018-20-04

- c) By-law 2018-70 H1 Removal (239 Lakeshore Road South)

Moved by: Councillor Calvert  
Seconded by: Councillor Bartley

**Be it resolved that By-law 2018-70, being a by-law to authorize the execution of a site plan control agreement regarding 239 Lakeshore Road South, and to amend the Zoning By-law Number 60-2009 of the Municipality of Meaford, be taken as read a first, second and third time and finally passed.**

Carried Resolution #2018-20-05

- d) By-law 2018-71 Civil Marriage Solemnization Services

Moved by: Deputy Mayor Greenfield

Seconded by: Councillor Keaveney

**Be it resolved that By-law 2018-71, being a by-law to authorize Civil Marriage Solemnization Services and Appointment of Officiants for the Municipality of Meaford, be taken as read a first, second and third time and finally passed.**

Carried Resolution #2018-20-06

## **8. Committee of the Whole**

### **Motion to Move into Committee of the Whole**

Moved by: Councillor Poetker

Seconded by: Deputy Mayor Greenfield

**Be it resolved that Council of the Municipality of Meaford hereby go into Committee of the Whole at 4:41 p.m.**

Carried Resolution #2018-20-07

### **Chief Administrative Officer**

- a) CAO2018-08 Community Signage Update

The Economic Development Officer summarized the recommendations of the Economic Development Advisory Committee's Sign Working Group. Council asked questions about the proposed locations, County and Highway signs, and the next steps required.

Moved by: Councillor Keaveney

Seconded by: Councillor Poetker

**That Committee of the Whole recommend to Council of the Municipality of Meaford:**

- 1. Approve the conceptual design of the Rural Community Gateway signs;**
- 2. Approve the conceptual design of the Historic Settlement signs;**

3. **Direct staff to defer the acquisition and installation of rural community gateway until 2019; and**
4. **Direct staff to investigate opportunities for rural community and historic settlement sign installations, including consultation with other road authorities.**

Carried - Motion Prepared

b) CAO2018-09 Visitor Information Centre

Following the presentation of the Working Groups finding, Council discussed the staffing required to provide services at the "Apple", accessibility requirements and potential partnerships.

Moved by: Councillor Poetker  
Seconded by: Councillor Calvert

**That Committee of the Whole recommend Council of the Municipality of Meaford direct staff to explore the utilization of the Chamber of Commerce Apple to enhance visitor information services and bring forward a 2019 budget enhancement as necessary.**

Carried - Motion Prepared

## **Development & Environmental Services**

a) DES2018-35 Addendum Purchase Request 13 Sd Rd (Bechtel)

Council discussed ATV and shared use of the unopened road allowance, and liability concerns.

Moved by: Councillor Calvert  
Seconded by: Deputy Mayor Greenfield

**That Committee of the Whole recommend Council of the Municipality of Meaford:**

1. **Declare best use of the lands to be that of an unopened, unmaintained municipal road allowance; and**
2. **Direct staff to obtain and install appropriate signage upon the unopened road allowance**

**advising users of its unmaintained status as well as the presence of farm and residential accesses.**

Carried - Motion Prepared

## **Financial Services & Infrastructure Management**

- a) FIM2018-42 Centrifugal Sewer Cleaner

Council discussed the business case for the sewer cleaner and the availability of contract services.

Moved by: Councillor Keaveney

Seconded by: Councillor Poetker

**That Committee of the Whole recommend Council of the Municipality of Meaford:**

- 1. Deem the 2009 Mack Vactor truck as surplus and direct staff to dispose of the asset thorough GovDeals; and**
- 2. Direct staff to develop a tender for contracted services of catch basin cleaning starting in 2019.**

Carried - Motion Prepared

## **Updates from members appointed to County Council, Committees & Local Boards**

- a) County Council

Deputy Mayor Greenfield and Mayor Clumpus reported on the decision to continue the Owen-Sound to Shelburne bus service despite loss of provincial funding, recent development approvals, and the purchase of the Sydenham Community School for provision of a skills training hub.

- b) Accessibility Advisory Committee

Councillor Calvert reported on the committee's discussions about full-service gas stations and specialized transit. He also thanked the committee members and the Accessibility Coordinator.

- c) Economic Development Advisory Committee



Councillor Keaveney reported on recent activities from the Committee's working groups and recommendations for future workplans.

d) Heritage Advisory Committee

Councillor Keaveney reported on the permit request for a property Trowbridge St that the Advisory Committee is considering.

e) Meaford BIA Board of Management

Councillor Bell reported that the BIA Board recently discussed parking needs in the downtown area.

f) Other Boards and Committees

None

### **Memos**

a) Building Report - August 2018

b) Variance Report - August 2018

### **Motion to Move out of Committee of the Whole**

Moved by: Councillor Poetker

Seconded by: Councillor Calvert

**Be it resolved that Council of the Municipality of Meaford hereby move out of Committee of the Whole at 5:41 p.m.**

Carried Resolution #2018-20-08

## **9. Councillor Motions**

### **9.1. Notice of Motion**

None

## 9.2. Motions for Decision

- a) Attainable Housing Options - Councillor Keaveney

Moved by: Councillor Keaveney  
Seconded by: Councillor Calvert

**Whereas, Council of the Municipality of Meaford recognizes the lack of attainable housing in the Municipality of Meaford; and**

**Whereas, Council received a presentation on the subject on September 10, 2018 from the South Georgian Bay Tourism Industry Workforce; and**

**Whereas, the presentation and associated report make recommendations for the provision of attainable housing in the South Georgian Bay region.**

**Therefore, be it resolved that Council of the Municipality of Meaford direct staff to bring forward a report to Council regarding possible opportunities for the Municipality to attract the development of attainable housing.**

Carried Resolution #2018-20-09

- b) Short Term Accommodation By-law - Councillor Keaveney

Moved by: Councillor Keaveney  
Seconded by: Councillor Calvert

**Whereas, Council of the Municipality of Meaford wishes to obtain further information regarding the short term accommodation marketplace in the Municipality, and possible licencing and enforcement options.**

**Therefore, be it resolved that the Council of the Municipality of Meaford directs staff to bring forward a report exploring options relating to STA licencing, inspection and enforcement; and**

**That the report should include a review of the current**

**short term accommodation marketplace in the Municipality.**

Carried Resolution #2018-20-10

**10. Adoption of Minutes**

- a) Council Meeting - September 10, 2018

Moved by: Councillor Calvert  
Seconded by: Councillor Keaveney

**Be it resolved that Council of the Municipality of Meaford hereby adopt the minutes of the council meeting held September 10, 2018.**

Carried Resolution #2018-20-11

- b) Closed Meeting - September 10, 2018

Moved by: Councillor Bell  
Seconded by: Councillor Calvert

**Be it resolved that Council of the Municipality of Meaford hereby adopt the minutes of the closed council meeting held September 10, 2018, understanding they remain confidential.**

Carried Resolution #2018-20-12

- c) Special Meeting - September 17, 2018

Moved by: Deputy Mayor Greenfield  
Seconded by: Councillor Calvert

**Be it resolved that Council of the Municipality of Meaford hereby adopt the minutes of the special council meeting held September 17, 2018.**

Carried Resolution #2018-20-13

**11. Communications**

- a) Minutes - Accessibility Advisory Committee (August 1, 2018)  
b) Minutes - Heritage Advisory Committee (July 25, 2018)  
c) Minutes - Bognor Hall Board (September 11, 2018)

- d) Correspondence List

Mayor Clumpus declared a recess at 5:46 p.m.

## **12. Planning Public Meeting - 6:00 p.m.**

- a) County and Local OPA; ZBLA - Winery  
Concession 1, Part Lot 1 & Part Lot 2, 16R-7631, Part 1 and  
16R-8386 Part 1 (357038 The Blue Mountains-Meaford  
Townline), Municipality of Meaford, geographic Township of St.  
Vincent

Council reconvened at 6:02 p.m. Mayor Clumpus opened the joint public meeting and introduced staff from the County of Grey.

Stephanie Lacey-Avon presented details of the proposed County and local official plan amendments, and the zoning by-law amendment, including confirmation that appropriate notice had been provided in accordance with the Planning Act, and a summary of written comments received in advance of the Public Meeting.

Krystin Rennie, on behalf of the applicant, presented a summary of the proposed development.

Mayor Clumpus invited those members of the public who wished to comment in favour of the application.

- Mark Skinner expressed his excitement for the development potential.

Mayor Clumpus then asked for those members of the public who wished to comment against the proposal to come forward.

- John Ardiel expressed concerns about the notice given for the public meeting, asked for details of the traffic studies that the applicant had submitted, and discussed his concerns on the traffic impact of the proposed development in the Town of the Blue Mountains.
- Alan Soever echoed the comments regarding the potential traffic impact of the development

- John White commented on the state of the roads surrounding the proposed development and suggested that the roads required upgrading. He also commented on possible stormwater issues.
- Sheryl Mercer discussed her concerns about traffic volume and safety, road conditions, noise levels, light pollution, and visitor numbers. She further asked why the application was of the size proposed, and commented on her communications with the developer.
- Andrea Matrosovs discussed traffic safety, and municipal collaboration.
- Anthony Belcher commented on his opposition to the restaurant use, and specifically the associated water use. He requested that a hydro-geological study be required, and that an independent analysis of the estimated water-use figures be conducted. He also commented on the proposed number of people to be permitted.
- Peter Crozier asked about the impact on neighbour's wells, and the use of windmills on the property.
- Elizabeth Bennett expressed concerns regarding water use and traffic impacts.
- Melanie Robertson also discussed water use and traffic on Foster Street.
- Grant Mackey echoed previously discussed concerns, and asked about odour related issues.
- Joanne Flewwelling asked for clarification about access to the property from Foster Street.

Mr. Armstrong noted that a traffic impact study has been submitted by the applicant, and that neighbouring municipalities had been provided notice of the official plan and zoning amendment applications.

Mayor Clumpus invited the agent for the applicant to address the concerns raised by those present. Ms. Rennie commented that the site plan control process would review potential night-sky light pollution, and that there was no proposed access from Foster Street. Dan Hurley, the consulting engineering, briefly discussed the traffic impact study and stormwater report that the applicant has submitted, the expected water use, and the process for approval of the septic system. Jason Miller, project manager, made comment about the design process for the property.

Mayor Clumpus thanked those present for their comments and adjourned the public meeting at 6:59 p.m.

### 13. Confirming By-law

- a) Confirming By-law

Moved by: Deputy Mayor Greenfield  
Seconded by: Councillor Poetker

**Be it resolved that By-law 2018-72, being a by-law to confirm the proceedings of the Council of the Municipality of Meaford at its regular and special meetings held in the month of September, 2018, be taken as read a first, second and third time and finally passed.**

Carried Resolution #2018-20-14

### 14. Adjournment

The meeting was adjourned at 7:02 p.m.

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Barb Clumpus, Mayor

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Matthew Smith, Clerk