

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH
REGULAR MEETING OF COUNCIL
APRIL 4, 2016 – 7:27 P.M.**

The meeting was held in the Municipal Office Council Chambers, Kenilworth.

Members Present:

Mayor: Andy Lennox
Councillors Sherry Burke
Lisa Hern
Steve McCabe
Dan Yake

Staff Present:

CAO/Deputy Clerk: Michael Givens
Clerk: Karren Wallace
Executive Assistant: Cathy Conrad
Director of Public Works: Matthew Aston
Treasurer: Kim Henderson
Chief Building Official: Darren Jones
Economic Development Officer: Dale Small
Tourism, Marketing, Promotion Manager: April Marshall

CALLING THE MEETING TO ORDER

Mayor Lennox called the meeting to order.

SINGING OF O' CANADA

PASSING AND ACCEPTANCE OF AGENDA

RESOLUTION 2016-143

Moved by: Councillor Hern

Seconded by: Councillor Yake

THAT the Agenda for the April 4, 2016 Regular Meeting of Council be accepted and passed.

CARRIED

DISCLOSURE OF PECUNIARY INTEREST(S) AND THE GENERAL NATURE THEREOF

No pecuniary interest declared.

MINUTES OF PREVIOUS MEETING(S)

RESOLUTION 2016-144

Moved by: Councillor Yake

Seconded by: Councillor Hern

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THAT the minutes of the Regular Meeting of Council held on March 21, 2016 be adopted as circulated.

CARRIED

BUSINESS ARISING FROM MINUTES

No business arising from minutes.

DELEGATIONS

Wellington North Cultural Roundtable Committee

- Wellington North Cultural Roundtable Action Plan

Committee members April Marshall, Jim Taylor, Karen Armstrong and Penny Renken appeared before Council to present the Wellington North Cultural Roundtable Committee Action Plan.

Cultural planning is an essential development tool and is essential to supporting Wellington North in attracting investment, supporting creative talent and boosting tourism. The Municipal Cultural Plan was developed in 2013 and provides a strategy and recommended actions to leverage local cultural resources to grow the economy, to improve quality of life, and to build and sustain a sense of community cohesion and pride. The Cultural Roundtable has used the plan's associated goals and actions to drive successful initiatives, including, investigating establishment of a Wellington North Municipal Heritage Committee, support of the Farmers' Market, participation in Doors Open Ontario and Culture Days, strengthen volunteers and creation of an interactive web-based map. The action plan is divided into three overarching categories to guide future initiatives and serve as a measuring tool. Categories include communications, oral history/storytelling and cultural planning and heritage buildings.

Warren Fink, 363 Jeremy's Crescent

- Changes to the Township Brush Pick-Up and Brush Drop-Off Services

Mr. Fink appeared before Council to express his concern with changes to the Township's brush pick-up and brush drop-off services. He stated that communication is important as many residents are not aware of the type of materials allowed. He hoped that Council would consider options 3A and 5A, which would allow drop off locations to be closed and address environmental concerns.

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**STANDING COMMITTEE, STAFF REPORTS, MINUTES AND
RECOMMENDATIONS**

Report from Mark Paoli, Manager of Policy Planning, County of Wellington

- Correspondence dated March 14, 2016 regarding proposed amendments to the County Official Plan – Growth Forecast and Second Unit Policy Updates

RESOLUTION 2016-145

Moved by: Councillor Hern

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive correspondence dated March 14, 2016 from Gary Cousins, Director of Planning and Development, County of Wellington regarding County Official Plan Amendment #99 – County File No.: OP-2015-02, County of Wellington – Growth Forecast and Second Unit Policy Updates.

CARRIED

Report from Michael Givens, CAO

- CAO 2016-007 Wellington North Power Board Director Appointments

RESOLUTION 2016-146

Moved by: Councillor Hern

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive for information Report CAO 2016-007 being a report on Wellington North Power (WNP) Board of Director Appointments;

AND FURTHER THAT the Council of the Township of Wellington North direct Township staff to work with Wellington North Power to advertise locally (Wellington Advertiser, Township website, Wellington North Power Website, Township social media outlets) to fill the upcoming community representation vacancies on the Wellington North Power Board of Directors;

AND FURTHER THAT the Council of the Township of Wellington North direct the Township CAO to request support from the CAO for Wellington North Power in establishing a short-list of candidates to be interviewed by a Committee comprised of Andy Lennox (Mayor), Dan Yake (Councillor), Richard Bucknall (CAO WNP) and Michael Givens (CAO Township);

AND FURTHER THAT appointment to the Board of Directors proceeds at a May meeting of Council in advance of Wellington North Power's Annual Shareholder meeting on May 31, 2016.

CARRIED

Report from Matthew Aston, Director of Public Works

- PW 2016-031 Being a Report on the Township's 2016 Brush Program

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RESOLUTION 2016-147

Moved by: Councillor Yake

Seconded by: Councillor Hern

THAT Report PW 2016-031 being a report on the Township's 2016 brush program received;

AND FURTHER THAT the Council of the Township of Wellington North recognize that wood brush and yard waste disposal is an important service to residents;

AND FURTHER THAT the Council of the Township of Wellington North direct staff to promote Wellington County's "Master Composter Programme" as a County-wide program for yard waste and organics;

AND FURTHER THAT the Council of the Township of Wellington North recognize that there will continue to be community need for special services as it related to road-side wood brush pick-up following extraordinary events;

AND FURTHER THAT the Council of the Township of Wellington North direct staff to communicate the details of the Township's 2016 brush program to residents.

CARRIED

RESOLUTION 2016-148

Moved by: Councillor McCabe

Seconded by: Councillor Hern

THAT further to report PW2016-031 being a report on the Township's 2016 Brush program, the Public Works Committee recommend the Council of the Township of Wellington North direct staff to implement Option 1B and Option 5B for 2016 at an estimated cost of \$21,600 plus applicable taxes;

Option 1B:

(A) 8 COMMUNITY WOOD BRUSH AND YARD WASTE EVENT DAYS

The estimated cost of have one wood brush and yard waste event day per month, per community, for the months of April, May, September, and October range from \$13,600 – 21,600.

<i>PROPOSED ARTHUR ROAD-SIDE WOOD BRUSH PICK-UP</i>
<i>Saturday, April 23, 2016</i>
<i>Saturday, May 28, 2016</i>
<i>Saturday, September 24, 2016</i>
<i>Saturday, October 22, 2016</i>

<i>PROPOSED MOUNT FOREST ROAD-SIDE WOOD BRUSH PICK-UP</i>
<i>Saturday, May 7, 2016</i>
<i>Saturday, June 11, 2016</i>
<i>Saturday, September 10, 2016</i>
<i>Saturday, October 8, 2016</i>

Option 5B:

(A) 8 COMMUNITY WOOD BRUSH ROAD-SIDE PICK-UPS

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Township staff to perform one wood brush pick-up day per community during the months of April, May, September and October.

<i>PROPOSED ARTHUR ROAD-SIDE WOOD BRUSH PICK-UP</i>
<i>Wednesday, April 6, 2016</i>
<i>Wednesday, May 4, 2016</i>
<i>Wednesday, September 7, 2016</i>
<i>Wednesday, October 5, 2016</i>

<i>PROPOSED MOUNT FOREST ROAD-SIDE WOOD BRUSH PICK-UP</i>
<i>Wednesday, April 27, 2016</i>
<i>Wednesday, May 25, 2016</i>
<i>Wednesday, September 28, 2016</i>
<i>Wednesday, October 26, 2016</i>

AND FURTHER THAT the Council of the Township of Wellington North direct staff to make arrangements with Waste Management to provide service defined as Option 1B.

Councillor Yake requested a recorded vote:

<u>Recorded Vote</u>	<u>Yea</u>	<u>Nay</u>
Councillor Burke		X
Councillor Hern	X	
Councillor McCabe	X	
Councillor Yake		X
Mayor Lennox	X	
	3 Yeas	2 Nays

CARRIED

Cultural Roundtable Committee
- Minutes, March 17, 2016

RESOLUTION 2016-149

Moved by: Councillor Hern

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Cultural Roundtable Committee meeting held on March 17, 2016.

CARRIED

RESOLUTION 2016-150

Moved by: Councillor McCabe

Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North support the attached Action Plan ‘Schedule A’ in an effort to continue to fulfill the vision of ‘preserving, promoting and developing Wellington North’s unique cultural resources to build a vibrant community and a prosperous economy’, as recommended by the Cultural Roundtable Committee.

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CARRIED

Burn Bylaw Working Group
- Minutes, March 29, 2016

RESOLUTION 2016-151

Moved by: Councillor Burke

Seconded by: Councillor McCabe

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Burn By-law Working Group meeting held on March 29, 2016.

CARRIED

Cheque Distribution Report dated March 30, 2016

RESOLUTION 2016-152

Moved by: Councillor McCabe

Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the Cheque Distribution Report dated March 30, 2016.

CARRIED

CORRESPONDENCE FOR COUNCIL'S REVIEW AND DIRECTION

Minister Responsible for Seniors Affairs

- Correspondence dated March, 2016 request to proclaim June as Seniors Month

RESOLUTION 2016-153

Moved by: Councillor Burke

Seconded by: Councillor McCabe

WHEREAS Seniors' Month is an annual province-wide celebration;

WHEREAS seniors have contributed and continue to contribute immensely to the life and vibrancy of this community;

WHEREAS seniors continue to serve as leaders, mentors, volunteers and important and active members of this community;

WHEREAS their contributions past and present warrant appreciation and recognition and their stories deserve to be told;

WHEREAS the health and well-being of seniors is in the interest of all and further adds to the health and well-being of the community;

WHEREAS the knowledge and experience seniors pass on to us continues to benefit all;

NOW THEREFORE the Council of the Corporation of the Township of Wellington North hereby proclaims June 1 - 30, 2016 Seniors' Month in the Township of Wellington North and encourages all citizens to recognize and celebrate the accomplishments of our seniors.

CARRIED

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BY-LAWS

RESOLUTION 2016-154

Moved by: Councillor McCabe

Seconded by: Councillor Burke

THAT By-law Number 086-15 being a by-law of the Corporation of the Township of Wellington North to provide for drainage works in the Township of Wellington North for Drain 64 read a First and Second time and provisionally adopted on December 7, 2015 be read a Third time and finally passed.

CARRIED

ITEMS FOR COUNCIL'S INFORMATION

AMO Watchfile

- March 17, 2016
- March 24, 2016

Saugeen Valley Conservation Authority

- Community Stewardship and River Rehabilitation Workshop, Earth Day Friday, April 22, 2016

Guelph Wellington Crime Stoppers

- Newsletter, The Informant, Spring 2016

John Nater, MP, Perth-Wellington

- Correspondence dated March 24, 2016 regarding update on events from Parliament Hill – Federal Budget

RESOLUTION 2016-155

Moved by: Councillor Burke

Seconded by: Councillor McCabe

THAT the Council of the Corporation of the Township of Wellington North receive the Items for Council's Information as listed in the April 4, 2016 Regular Council Meeting Agenda.

CARRIED

CULTURAL MOMENT

Volunteers are the Roots of Strong Communities

Community consultations identified this very statement rings true in Wellington North, as we underwent the Municipal Cultural Plan in 2013. Volunteers are crucial in sustaining the vast majority of cultural organizations and activities in Wellington North and it is important for us to strengthen and support their efforts.

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The Wellington North Cultural Roundtable has partnered with the Mount Forest & District Chamber of Commerce Community Animator and Treasures of Minto to deliver 4 engaging workshops for community organizations to support volunteers and build their volunteer engagement capacity. Organizations are encouraged to attend to access information, resources and tools that will help them to recruit and retain volunteers. This will create a great opportunity to strengthen community group's roots and help to sustain valuable contributions from our community.

The workshop series will be facilitated by Reva Cooper of Reva Cooper Consulting. Ms. Cooper is the Founding Executive Director of the Volunteer Action Centre of Kitchener-Waterloo and Area and the Co-ordinator of the Volunteer Management Certificate Program at Conestoga College. Each workshop will focus on a different subject and complement one another and will look at: Setting up a Quality Volunteer Program, Volunteer Recruitment, Maintaining a Volunteer Program and Putting it All Together.

NOTICE OF MOTION

None

ANNOUNCEMENTS

Councillor McCabe requested a change in date for the Recreation & Culture Committee meeting as he is unavailable April 12, 2016. Councillor McCabe reminded everyone about a public information night being held regarding the Eliza Street, Arthur project on April 19, 2016 at the Upper Hall, Arthur and Area Community Centre from 6:00 p.m. to 7:30 p.m.

Councillor Hern announced that she will be attending the Farmland forum on Friday, April 8, 2016.

Councillor Yake announced that the Municipal Hockey Tournament was successful and Centre Wellington had the winning team. Councillor Yake expressed his disappointment in being denied Provincial funding for two major infrastructure projects.

Mayor Lennox announced that the Province is proposing changes to the Municipal Elections Act. An information meeting regarding the burn by-law will be held April 13, 2016 at 7:00 p.m. at the Kenilworth Public School. The Wellington North Power Inc. Shareholders meeting will be held on May 31. Township Council and staff were the biggest fundraisers for Big Brothers Big Sisters Bowling for Kids Sake.

Mayor Lennox raised the issue of ATV's on municipal roadways and Council directed staff to bring a report to the April 18, 2016 Regular Council Meeting.

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CONFIRMING BY-LAW

RESOLUTION 2016-156

Moved by: Councillor McCabe

Seconded by: Councillor Burke

THAT By-law Number 028-16 being a By-law to Confirm the Proceedings of the Council of the Corporation of the Township of Wellington North at its Regular Meeting held on April 4, 2016 be read a First, Second and Third time and finally passed.

CARRIED

ADJOURNMENT

RESOLUTION 2016-157

Moved by: Councillor Burke

Seconded by: Councillor McCabe

THAT the Regular Council meeting of April 4, 2016 be adjourned at 9:10 p.m.

CARRIED

MAYOR

CLERK

Draft County Official Plan Amendments

Growth Forecast and Second Unit Policy Updates (OPA 99)

Drinking Water Source Protection (OPA 98)

Wellington North Council

April 4, 2016



Growth Forecast Update - Work to Date

In 2013, the province updated the *Growth Plan for the Greater Golden Horseshoe* forecasts for Wellington County as shown below.

	2031	2036	2041
Population	122,000	132,000	140,000
Employment	54,000	57,000	61,000

The 2031 numbers are the same as in the current Official Plan.

The 2036 and 2041 numbers were added.

The County is responsible for allocating the growth forecast, in consultation with local municipalities. Watson Associates prepared a report for us that added household forecasts to 2036 and 2041, and updated the local allocations. The report was circulated to local municipalities for feedback last summer, followed by discussion with Township staff in fall.

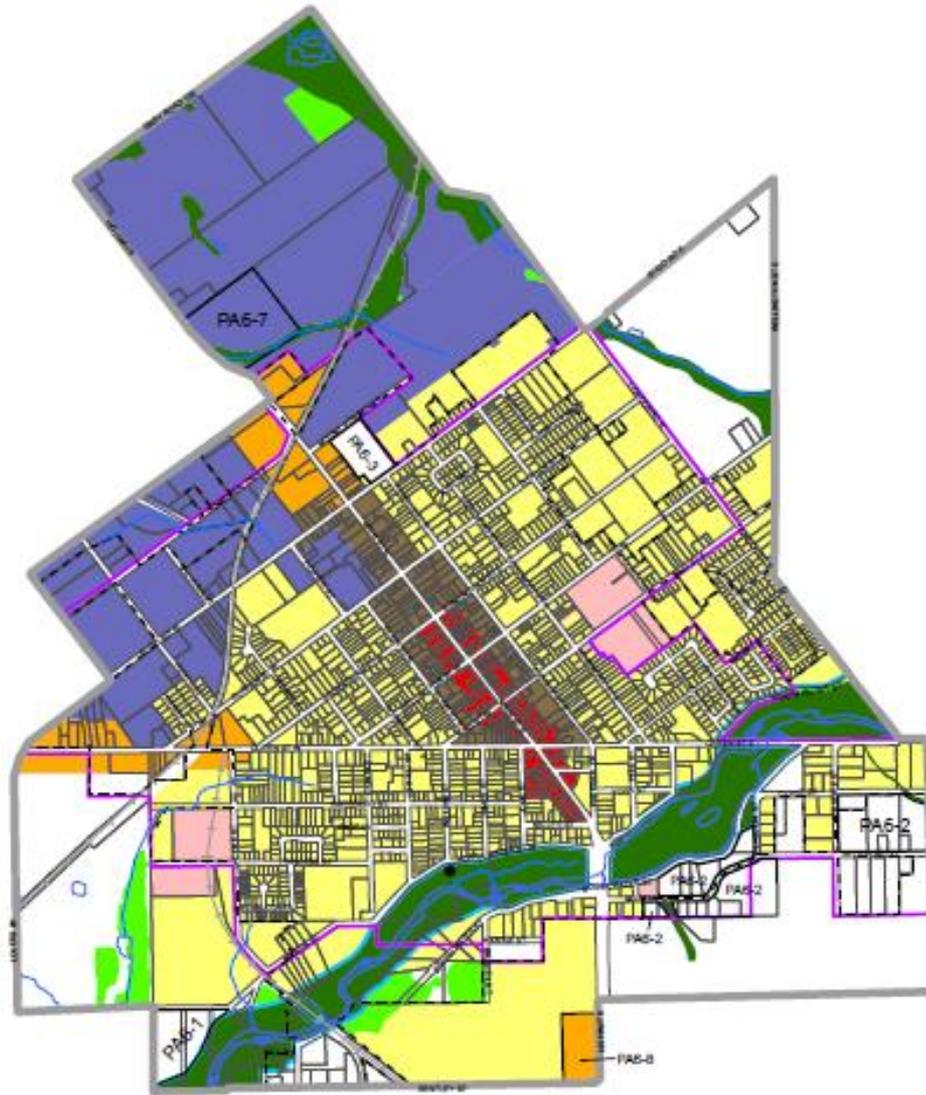
Draft Amendment was formally circulated for comments in mid-March.



One of the main provincial policy directions for long term land use planning is to have enough land designated in the Official Plan to accommodate growth for up to 20 years.



Mount Forest Official Plan Schedule



Arthur Official Plan Schedule



Township Residential

	2016	2036	Growth
Population	12,490	17,085	4,595
Households	4,635	6,330	1,695



Township Total Employment

	2016	2036	Growth
Employment	7,070	9,320	2,250



Arthur

	2016	2036	Growth
Population	2,725	3,700	975
Households	1,005	1,370	365

Note:

While there are sewage capacity constraints in Arthur, the potential to identify long term solutions through the current environmental assessment was taken into account in preparing the forecast.



Mount Forest

	2016	2036	Growth
Population	5,190	8,550	3,360
Households	2,150	3,365	1,215

Note:

As an attractive community with full municipal services at the intersection of two provincial highways, Mount Forest is an important node for growth.



Outside of Arthur and Mt. Forest

	2016	2036	Growth
Population	4,575	4,835	260
Households	1,480	1,595	115



Comparing the growth to long term supply overall there is enough land designated in the Official Plan for residential.

	2016-2036 Household Growth	Vacant or Potential Residential Supply	Difference (positive number is a surplus)
TOWNSHIP	1,695	1,800	105
Arthur	365	505	140
Mount Forest	1,215	1,185	-30
Outside Urban Centres	115	110	-5



Comparing Industrial and Commercial parts of the employment forecast to long term supply, there is more than enough land designated in the Official Plan for industrial uses, and a shortage for commercial.

	2016 – 2036 Employment Growth converted to hectares	Hectares of vacant land designated in the Official Plan	Difference (a positive number is a surplus)
Industrial	15	80	65
Commercial	17	7	-10

Note:

It is recognized that ‘designated’ lands in the Official Plan are not necessarily available for development in the short term, and that the Township is working on strategies to address .



Second Units Update – Purpose

- Response to *Planning Act* changes specific to second units that require the Official Plan to be updated
- Intent of the *Planning Act* changes is to improve affordability, use land more efficiently and provide opportunities to streamline applications.



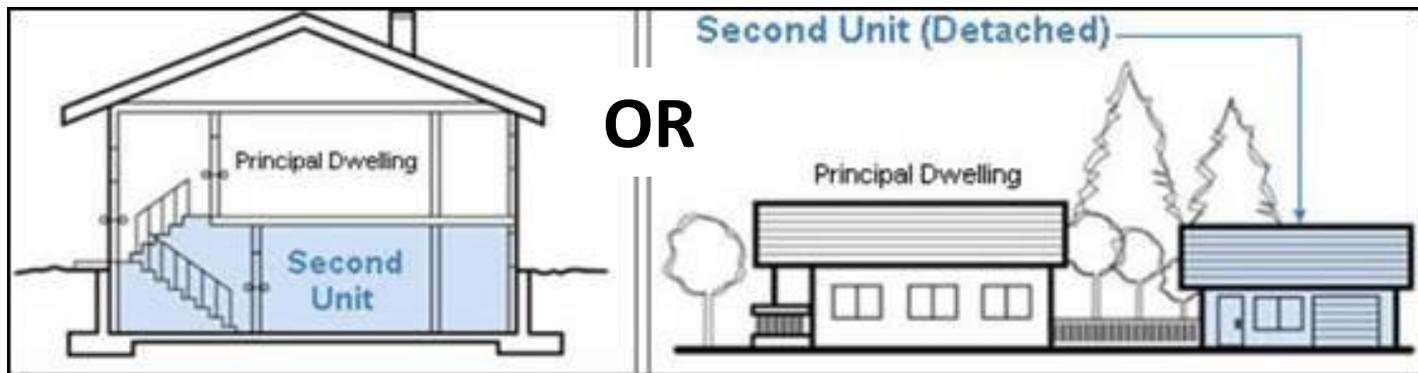
Second Units Update – Work to Date

- Staff background report with proposed policy direction circulated to local municipalities for feedback in November
- Further discussion and policy drafting in the winter
- Draft Amendment (included with growth forecasts) formally circulated for comments in mid-March



Key Policy Changes

- Second units would be authorized in single detached, semi-detached and rowhouse dwellings
 - Current policies permit second units in single detached dwellings
- Second units would be authorized in buildings or structures ancillary to a single detached dwelling
 - Current policies don't contemplate second units in ancillary buildings



Key Policy Changes (continued)

- Municipalities may enact zoning regulations for second units to address:
 - Safe road access
 - Off-street parking
 - Exterior alterations to side or rear yards
 - Adequate water and sewage services can be provided
 - Second unit and garden suite not allowed on same lot
 - No additional driveway
 - Meet Building, Fire Codes



Considerations for Second Units in the Wellington North Zoning By-law

- Currently permitted, subject to the residential conversion provisions, within a single detached dwelling in:
 - R2 Residential - A Agriculture
 - MU1 Mixed Use 1 and MU2 Mixed Use 2
- Would need to broaden to:
 - Permit within semi-detached and rowhouse dwellings and in some of the other residential zone categories
 - Allow in building ancillary to a single-detached dwelling
- Need to consider additional regulations under the current provisions for residential conversions such as:
 - Only one second unit per property - Sewer/water capacity
 - No second driveway - Parking
- Township Zoning By-law Amendment would not be subject to appeal



Drinking Water Source Protection – Current

- In 2007, County Council adopted OPA 52 which added policies to protect drinking water sources and map schedules.
- The current map schedules and policies were based on groundwater studies that were completed in the mid-2000s.
- The policies and mapping in the Source Protection Plans supersede the current Official Plan.



Drinking Water Source Protection – Work to Date

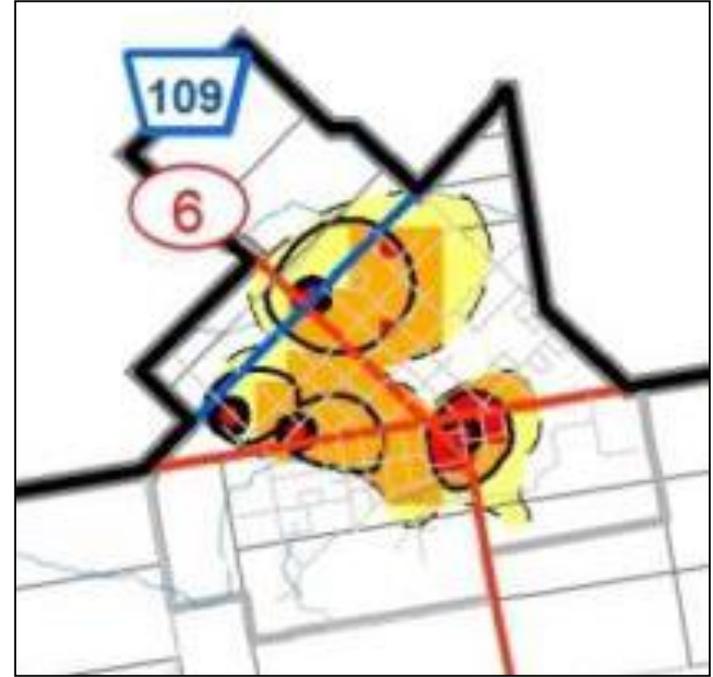
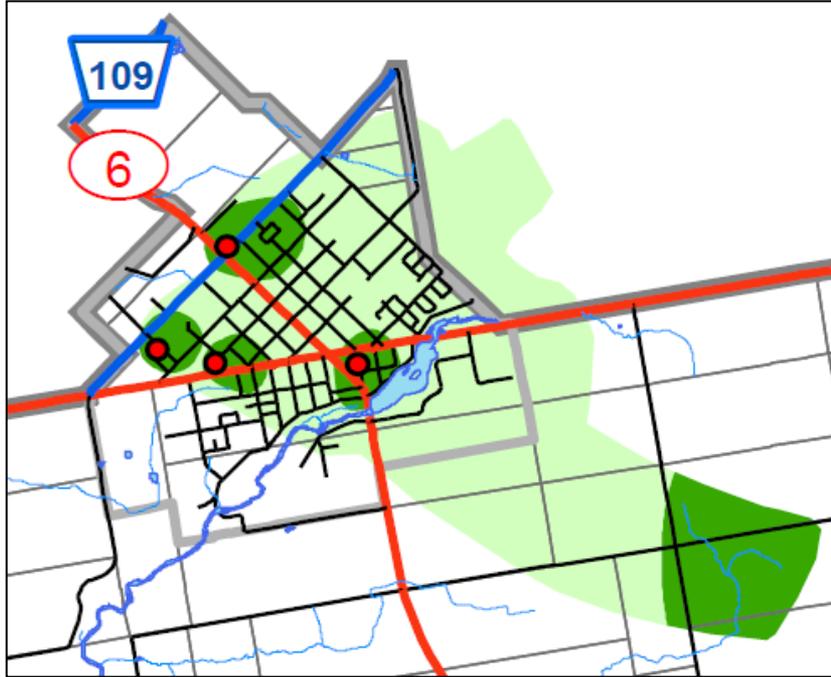
- The 5 Source Protection Plans in the County are approved, Saugeen and Grand River in effect July 1
- The *Clean Water Act* requires the Official Plan to be changed to conform with the applicable significant threat and land use policies
- MHBC Planning did a report for us to set out the preferred approach. Part of their work included a workshop with local planners on options
- Draft Amendment formally circulated in February



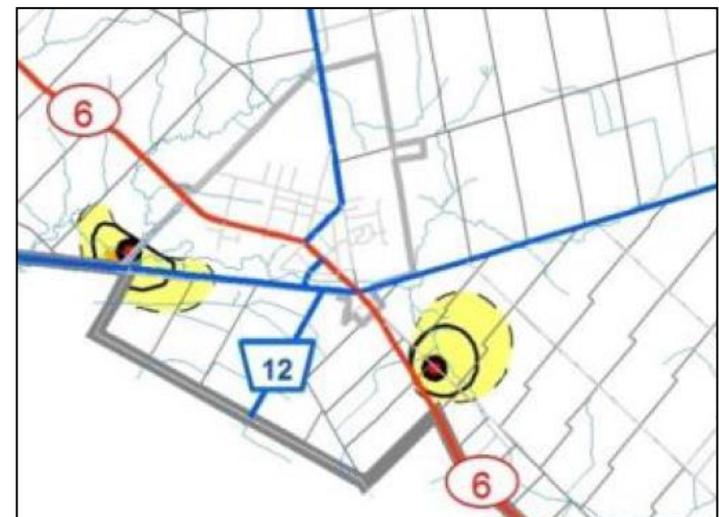
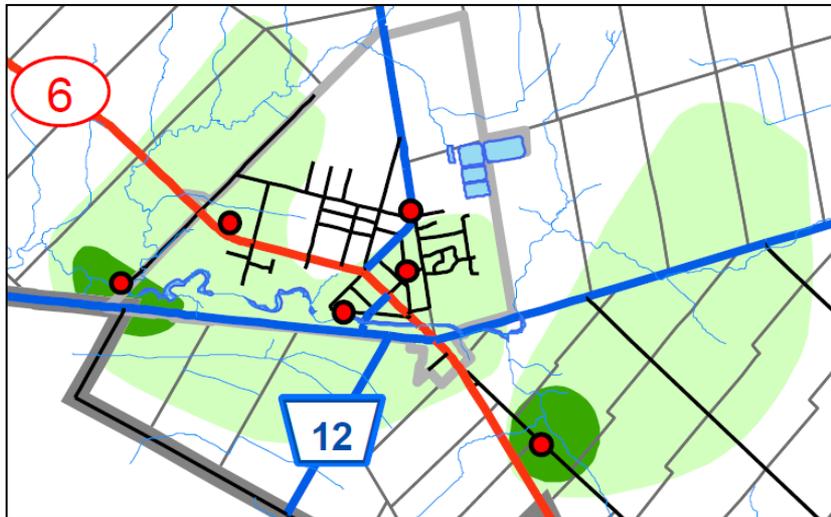
Current

OPA 98

Mount
Forest



Arthur



Key Changes relevant to Wellington North would

- Refer to the Source Protection Plans for direction on prohibition or regulation of activities through tools that lie outside of the *Planning Act* (example: Certificates of Approval)
- Identify the role of the Risk Management Official in the review of development applications under the *Planning Act*;
- Add land use policies where required by individual Source Protection Plans (Saugeen has specific land use planning policies, while Grand River doesn't)
- delete current 'Well Head Protection Areas' on Schedule B6 and replace with the Well Head Protection Areas shown in the Source Protection Plans
- Retain some existing policies, including the requirement for disclosure reports for non-residential applications, and a number of voluntary monitoring and educational policies

Main Saugeen Land Use Policies (Mount Forest)

- Waste disposal is prohibited in vulnerability score 8 or 10 (red or orange areas) for land disposal of:
 - Petroleum refining waste
 - Municipal waste
 - Hazardous waste
 - Liquid industrial waste, industrial waste or commercial waste as defined in the Environmental Protection Act
- New lots in Vulnerability Score 10 (red areas) only permitted where serviced by municipal sewage system

Wellington North Zoning Considerations

- The Township has until 2021 to comply
- Goal is to implement zoning in a way that effectively addresses significant threats while minimizing impacts:
 - On land uses that do not involve significant threats; and
 - On lands outside of the well head protection areas, which is the vast majority of the Township
- Will continue to be a topic for the staff working group who have been developing application screening tools and forms.

Amendment Process from here...

Public Meeting, Wellington Place - April 21

7:00 Drinking Water Source Protection

8:30 Growth Forecast and Second Unit Policy Updates

Planning Committee and County Council

- possible in May or June

Planning Committee will receive a staff report about public and agency input and any final changes, and may recommend that County Council adopt the Amendment.

County Council would then consider the Recommendation to Adopt the Amendments.



The amendment documents
and background information
are available at:

<http://www.wellington.ca/en/business/officialplan.asp?mid=27288>

