

THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
MINUTES OF REGULAR COUNCIL MEETING – JANUARY 24, 2022 at 7:00 P.M.
VIA WEB CONFERENCING <https://www.youtube.com/watch?v=GtQ8kuJdDDs>

Members Present:

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

Staff Present:

Chief Administrative Officer: Michael Givens
Director of Legislative Services/Clerk: Karren Wallace
Deputy Clerk: Catherine Conrad
Director of Finance: Adam McNabb
Director of Operations: Matthew Aston
Community Recreation Coordinator: Mandy Jones
Manager of Recreation Services: Tom Bowden
Economic Development Officer: Dale Small
Chief Building Official: Darren Jones
Director of Fire Services: Chris Harrow
Senior Planner: Jessica Rahim
Senior Planner: Mathieu Daoust

CALLING TO ORDER

Mayor Lennox called the meeting to order.

ADOPTION OF THE AGENDA

RESOLUTION: 2022-014

Moved: Councillor Burke

Seconded: Councillor McCabe

THAT the Agenda for the January 24, 2022 Regular Meeting of Council be accepted and passed.

CARRIED

DISCLOSURE OF PECUNIARY INTEREST

Councillor Burke declared a pecuniary interest with "Item 2a under the heading Items for Consideration - Planning - a. - Report DC 2022-002, Sobey's Developments Limited Partnership Site Plan Agreement, 437 – 445, 503 & 515 Main St. N." as she is an employee of Sobey's, specifically Mount Forest Foodland.

COUNTY COUNCIL UPDATE

Andy Lennox, Mayor

- Roads Master Plan, looking towards future growth the County. The report includes many elements, the biggest being how to accommodate the growth and what the road needs would be, as well as a view of some intersections and road segments of concern. The one that got the most attention being the

Wellington County Road 16 and 109 intersection and is slated for improvements in the future. The final draft was approved at the Roads Committee, and it is expected the plan will be endorsed at County Council later this week.

- One item coming out of the Roads Master Plan is to work with a consultant to establish objective criteria for establishing community safety zones to help manage speed in corridors where there are sensitive items like schools, play fields, seniors homes, etc. One of the segments across County and County Roads affects Wellington North, that being Sligo Road adjacent to the high school. It is expected we will receive a report in the future from the County outlining their intention to move that to a community safety zone. Wellington North could use the criteria developed by the County should we wish to look into community safety zones again.
- Annual Budget is expected to be ratified later this week. It anticipates about a 2% increase to existing taxpayers. There has been significant growth across the County that's bringing in additional revenue. With that County Council wanted to keep the affect to existing taxpayers low.
- One of the major projects anticipated in the budget for 2022 is the construction of a works garage for the County roads fleet in the Arthur area. Design work is being done and property acquisition is in the process.
- Official Plan Review and Update. Some residents attended the Public Meeting in December and expressed interest and some concerns. There will be a report coming to the February 7, 2022 Council meeting with opportunity for input and discussion.

PRESENTATIONS

1. Maitland Valley Conservation Authority
Phil Beard, General Manager/Secretary-Treasurer
Dave Turton, Township Representative
 - MVCA Draft Work Plan and Budget for 2022

Mr. Beard and Mr. Turton provided an overview of the Conservation Authority priorities for 2022, outlined pressures on the budget, reviewed the proposed levy increase and outlined some of the regulatory changes that are impacting conservation authorities and their member municipalities.

The MVCA mission continues to provide leadership to protect and enhance water, forests, and soil. MVCA's 2022 priorities include flood and erosion safety, watershed stewardship, conservation areas, and financial stability.

MVCA's draft budget for 2022 is just over \$5million dollars. The Township of Wellington North 2022 Draft Levy is \$48,881, an increase of \$3,787.

RECESS TO MOVE INTO PUBLIC MEETING

RESOLUTION: 2022-015

Moved: Councillor Burke

Seconded: Councillor Hern

THAT the Council of the Corporation of the Township of Wellington North recess the January 24, 2022 Regular Meeting of Council for the purpose of holding a Public Meeting under the Planning Act:

- Anitha Thekkedeth & Sudhir Kurup, Minor Variance
- Amos & Eileen Martin, Minor Variance

CARRIED

RESUME REGULAR MEETING OF COUNCIL

RESOLUTION: 2022-016

Moved: Councillor Burke

Seconded: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North resume the January 24, 2022 Regular Meeting of Council at 7:37 p.m.

CARRIED

ADOPTION OF MINUTES OF COUNCIL AND PUBLIC MEETING

1. Regular Meeting of Council, January 10, 2022

2. Public Meeting, January 10, 2022

RESOLUTION: 2022-017

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT the minutes of the Regular Meeting of Council and the Public Meeting held on January 10, 2022 be adopted as circulated.

CARRIED

BUSINESS ARISING FROM PREVIOUS MEETINGS OF COUNCIL

No business arising from previous meetings of Council.

IDENTIFICATION OF ITEMS REQUIRING SEPARATE DISCUSSION

2a, 3a, 4a, 6a, 8a

ADOPTION OF ALL ITEMS NOT REQUIRING SEPARATE DISCUSSION

RESOLUTION: 2022-018

Moved: Councillor Burke

Seconded: Councillor Yake

THAT all items listed under Items for Consideration on the January 24, 2022 Council agenda, with the exception of those items identified for separate discussion, be approved and the recommendations therein be adopted:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Mount Forest District Chamber of Commerce meeting held on December 14, 2021 and the December 31, 2021 Financial Report.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Arthur Chamber of Commerce Directors Meeting held on December 8, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Maitland Valley Conservation Authority Members Meeting #10-21 held on November 17, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Maitland Source Protection Authority Meeting #4-21 dated June 16, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Safe Communities Wellington County Leadership Table meeting held on November 17, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the Planning Report, prepared by Asavari Jadhav, Junior Planner, and Matthieu Daoust, Planner, dated January 19, 2022, regarding Block 17 of Draft Plan of Subdivision 23T-18004, Part of Park Lot 4, Zoning By-law Amendment

THAT the Council of the Corporation of the Township of Wellington North receive the Planning Report, prepared by Matthieu Daoust, Planner, dated January 19, 2022, regarding 2022 Housekeeping Amendment – Zoning By-law 66-01, Zoning By-law Amendment.

THAT the Council of the Corporation of the Township of Wellington North receive Report EDO 2022-005 being a report on the process to nominate a recipient for the 2022 Senior of the Year Award.

THAT the Council of the Corporation of the Township of Wellington North receive the Vendor Cheque Register Report dated January 13, 2022.

THAT the Council of the Corporation of the Township of Wellington North receive Report OPS 2022-004 being a report on the award of dust control and gravel crushing services;

AND FURTHER THAT Council award the Township’s request for quotation 2021-012 for a multi-year contract of liq. 35% CaCl₂ dust control services to Da-Lee Dust Control at a cost of

2022	\$0.265 / litre
2023	\$0.278 / litre
2024	\$0.292 / litre

plus applicable taxes;

AND FURTHER THAT Council award the Township’s request for quotation 2021-012 for a multi-year contract of liq. 20% Calcium Magnesium Chloride dust control services to Pollard Distribution at a cost of

2022	\$0.1075 / litre
2023	\$0.1125 / litre
2024	\$0.1200 / litre

plus applicable taxes;

AND FURTHER THAT Council award the Township’s request for quotation 2021-013 for gravel crushing services to B&B Crushing Inc. at a cost of

2022	\$2.05 / tonne
2023	\$2.10 / tonne
2024	\$2.15 / tonne

plus applicable taxes;

AND FURTHER THAT Council authorize the Director of Operations or their designate to sign any necessary agreements with the successful bidders to execute this project.

THAT the Council of the Corporation of the Township of Wellington North receive Report CLK 2022-001 being a report on the New Horizons project;

AND FURTHER THAT staff be directed to apply for a grant in 2022 to offer the program again if funding becomes available.

THAT the Council of the Corporation of the Township of Wellington North receive the January 13, 2022 Media Release, Mayor Lennox 2021 Year In Review.

THAT the Council of the Corporation of the Township of Wellington North receive the County of Wellington Planning Committee:

- Committee Report, dated January 13, 2022, County Official Plan Review – Progress Report #5
- Committee Report, dated January 13, 2022, County Official Plan Review – OPA 119 Statutory Public Consultation
- Notice of Public Open House and Public Meeting to discuss proposed Official Plan Amendment (OPA) No. 119

CARRIED

CONSIDERATION OF ITEMS FOR SEPARATE DISCUSSION AND ADOPTION

Councillor Burke removed herself from the meeting by shutting off her camera as she had previously declared a conflict with Report DC 2022-002, Sobey’s Developments Limited Partnership Site Plan Agreement, 437 – 445, 503 & 515 Main St. N.

RESOLUTION: 2022-019

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT the Council of the Corporation of the Township of Wellington North receive Report DC 2022-002 regarding the Final Approval of the Sobey’s Developments Limited Partnership Site Plan Agreement for Phase I of their development. (437 – 445, 503 & 515 Main St. N.)

CARRIED

Councillor Burke returned to the meeting.

RESOLUTION: 2022-020

Moved: Councillor McCabe

Seconded: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive Report CBO 2022-01 being the Building Permit Review for the period ending December 31st, 2021.

CARRIED

RESOLUTION: 2022-021

Moved: Councillor Burke

Seconded: Councillor McCabe

THAT the Council of the Corporation of the Township of Wellington North receive for information Report EDO 2022-004 being an update on our Saugeen Connects partnership.

CARRIED

RESOLUTION: 2022-022

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive Report OPS 2022-003 being a return report on parkland in lieu;

AND FURTHER THAT the Council, as recommended by the Recreation, Parks and Leisure Committee, direct staff to amend the fees and charges by-law to include a "cash in lieu of parkland" fee per the following schedule: (Report RLP 2021-023)

2022	\$2,000
2023	\$4,000
2024	\$7,500
2025	Process with land valuation appraisal review

AND FURTHER THAT Council authorize the Mayor and Clerk to sign a by-law to require the conveyance of land for park or other public recreational purposes, as a condition of the development or redevelopment of land, in the Township of Wellington North;

AND FURTHER THAT Council direct staff to bring an amendment to the fees and charges by-laws related to reflect the changes above to parkland dedication fees to a future meeting of Council;

AND FURTHER THAT Council authorize the Mayor and Clerk to sign the amended fees and charges by-law.

CARRIED

RESOLUTION: 2022-023

Moved: Councillor McCabe

Seconded: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive AMO's October 1, 2019 submission to the Attorney General of Ontario, titled Towards a Reasonable Balance: Addressing growing municipal liability and insurance costs, and

Whereas municipal governments provide essential services to the residents and businesses in their communities; and

Whereas the ability to provide those services is negatively impacted by exponentially rising insurance costs; and

Whereas one driver of rising insurance costs is the legal principle of 'joint and several liability,' which assigns disproportionate liability to municipalities for an incident relative to their responsibility for it; and

Whereas, the Government of Ontario has the authority and responsibility for the legal framework of 'joint and several liability;' and

Whereas the Premier of Ontario committed to review the issue in 2018 with a view to helping municipal governments manage their risks and costs; and

Whereas the Association of Municipalities of Ontario on behalf of municipal governments has provided recommendations in this source document to align municipal liability with the proportionate responsibility for incidents and capping awards;

Now, therefore be it resolved, that the Township of Wellington North does hereby support AMO's recommendations; and

Further be it resolved that the Township of Wellington North does hereby call on the Attorney General of Ontario to work with municipal governments to put forward a plan of action to address "joint and several liability" before the end of the government's current term so that municipalities can continue to offer high quality services to their communities.

AND FURTHER THAT Staff be directed to forward a copy of this resolution to the Attorney General, the Honourable Doug Downey at attorneygeneral@ontario.ca and copy the Minister of Municipal Affairs and Housing, the Honourable Steve Clark at minister.mah@ontario.ca as well as the AMO President, Jamie McGarvey, at amopresident@amo.on.ca.

CARRIED

NOTICE OF MOTION

No notice of motion tabled.

COMMUNITY GROUP MEETING PROGRAM REPORT

Councillor Burke (Ward 2):

- The January 25th Mount Forest Aquatic Ad-Hoc Advisory Committee meeting has been rescheduled for February 1st

Councillor Hern (Ward 3):

- Cultural Roundtable met on January 20th and reviewed the Cultural Plan and discussed the Arthur 150 Celebration
- Arthur BIA met on January 19th and discussed the Arthur 150 work plan for 2022
- Promotional videos for the Arthur and Mount Forest BIA are getting rave reviews.

Councillor McCabe (Ward 4):

- SVCA Annual General Meeting was held on January 20th to set forth plans for 2022.

BY-LAWS

- a. By-law Number 010-22 being a by-law to permanently close a portion of a road allowance known as Clyde Street shown as Parts 1, 2, 3 and 4 on Reference Plan 61R-22139
- b. By-law Number 011-22 being a by-law to require the conveyance of land for park or other public recreational purposes, as a condition of the development or redevelopment of land in the Township of Wellington North
- c. By-law Number 012-22 being a by-law to authorize the sale of real property being Part Lot 32, Conc 1, being Parts 5 and 6, 61R-21920 Township of Wellington North (2495535 Ontario Inc. Brad Wilson)
- d. By-law Number 013-22 being a by-law to amend Zoning By-law Number 66-01 being the Zoning By-law for the Township of Wellington North (2574574 Ontario Inc. Brad Wilson)
- e. By-law Number 014-22 being a by-law to amend Zoning By-law Number 66-01 being the Zoning By-law for the Township of Wellington North (Housekeeping)

RESOLUTION: 2022-024

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT By-law Number 010-22, 011-22, 012-22, 013-22 and 014-22 be read a First, Second and Third time and enacted.

CARRIED

CULTURAL MOMENT

- Celebrating Robert and Mary Scott

Robert Scott was born in Ayrshire, Scotland in 1832 and immigrated to Canada in 1854 with his brother James after receiving a sizable inheritance. Robert and James purchased land in Proton and began farming and like most young men, they procured work off the farm during the off seasons of planting and harvest. They were both instrumental in completing roads from Mount Forest (Hwy 89) west to Clifford (County Road 1) and as well from Proton to Clifford.

After returning from a trip to Scotland in 1859, Robert brought with him a team of horses, wagon and harness and was hauling dry goods, hardware, and clothing from Guelph to Mount Forest. James opened a dry goods store. In 1865, Robert married Mary Ann Reid and shortly after formed the R. Scott & Co with his brother-in-law. They built a grocery store, creamery, icehouse and women's and men's department store all on the north end of Mount Forest. In 1875-76, Robert and Mary built a two-storey red brick house on the corner of Queen and John Streets where he could oversee his many businesses. The house added an addition along John Street as well as an Italianate tower at the Queen Street entrance as their family grew to include five children.

The European tradition of having painted scenes on the walls of homes was only for the rich and affluent. The Scott family commissioned travelling artists to come and paint lavish artwork on mostly the main entrance area. "Opening the ground floor main door, visitors would have been struck by five unique hand-painted pictures with hand-rendered frames on green plaster. One painting depicts a Mediterranean style landscape with palm trees, mountains and a lake with a single figure and a sailboat. Another shows a landscape with a large villa near a semitropical waterfront. On the facing side of the stairwell are three paintings. The first depicts a rowboat race, with a Union Jack flag in the background; the next a Scotsman, with horse and dog beside a lake; a final painting depicts a cozy lodge with alpine trees on a cliff edge."

The actual date of these paintings is unknown but in 1975, fifteen layers of wallpaper were stripped off to expose them. This is one of only two houses in all of Wellington County with this rich cultural heritage. The Scott's are buried in the Mount Forest Cemetery and have left a lasting legacy to the town of Mount Forest.

Submitted by Bonny McDougall Wellington North Cultural Roundtable with information from Wellington County History, Volume 13.

CONFIRMING BY-LAW

RESOLUTION: 2022-025

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT By-law Number 015-22 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 January 24, 2022 be read a First, Second and Third time and enacted.

CARRIED

ADJOURNMENT

RESOLUTION: 2022-026

Moved: Councillor McCabe

Seconded: Councillor Yake

THAT the Regular Council meeting of January 24, 2022 be adjourned at 8:20 p.m.

CARRIED

CLERK

MAYOR