

**THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
AGENDA OF REGULAR COUNCIL MEETING – APRIL 8, 2024 AT 2:00 P.M.
CLOSED SESSION PRIOR TO OPEN SESSION AT 1:30 P.M.
MUNICIPAL OFFICE COUNCIL CHAMBERS, KENILWORTH
HYBRID MEETING - IN PERSON AND VIA WEB CONFERENCING**

HOW TO JOIN

Join from a PC, Mac, iPad, iPhone or Android device:

Please click this URL to join. <https://us02web.zoom.us/j/85259245753>

Or join by phone:

Canada: 855 703 8985 (Toll Free) or 1 647 374 4685 (long distance charges may apply)

Webinar ID: 852 5924 5753

PAGE #

CALLING TO ORDER

ADOPTION OF THE AGENDA

Recommendation:

THAT the Agenda for the April 8, 2024 Regular Meeting of Council be accepted and passed.

DISCLOSURE OF PECUNIARY INTEREST

CLOSED MEETING SESSION

The meeting is closed pursuant to Section 239 (2) of the Municipal Act, 2001, specifically:

- (b) personal matters about an identifiable individual, including municipal or local board employees;
- (c) a proposed or pending acquisition or disposition of land by the municipality or local board;

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North go into a meeting at ____:____ p.m. that is closed to the public under subsection 239 (2) of the Municipal Act, 2001, specifically:

- (b) personal matters about an identifiable individual, including municipal or local board employees;
- (c) a proposed or pending acquisition or disposition of land by the municipality or local board;

1. REPORTS

- C&ED 2024-013 on 320 King St. E., Mount Forest

2. REVIEW OF CLOSED SESSION MINUTES

- March 11, 2024

3. RISE AND REPORT FROM CLOSED MEETING SESSION

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North rise from a closed meeting session at ____ : ____ p.m.

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive C&ED 2024-013 on 320 King St. E., Mount Forest;

AND THAT Council approve the confidential direction to staff.

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North approve the Closed Meeting Minutes of the March 11, 2024 Council Meeting.

O'CANADA

COUNTY COUNCIL UPDATE

Andrew Lennox, Mayor

PRESENTATIONS

Inspector Steve Thomas, Detachment Commander, County of Wellington O.P.P. 001

- 2023 Year End Report

RECESS TO MOVE INTO MEETINGS UNDER THE PLANNING ACT

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North recess the April 8, 2024 Regular Meeting of Council at ____ : ____ p.m. for the purpose of holding meetings under the Planning Act.

PUBLIC MEETING

- Alette Holsteins Inc., ZBA 04/24

RESUME REGULAR MEETING OF COUNCIL

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North resume the April 8, 2024 Regular Meeting of Council at ____ : ____ p.m.

PASSAGE OF BY-LAWS ARISING FROM PUBLIC MEETING

- a. By-law Number 029-24 being a by-law to amend By-law 66-01, being a Zoning By-law for the Township of Wellington North. (Concession 5, Part Lot 6 with civic address of 7572 Sideroad 3 E. – Alette Holsteins Inc.) 029

Recommendation:

THAT By-law Number 029-24 being a by-law to amend By-law 66-01, being a Zoning By-law for the Township of Wellington North be read and passed. (Concession 5, Part Lot 6 with civic address of 7572 Sideroad 3 E. – Alette Holsteins Inc.)

DEPUTATIONS

- a. Melissa Kooiman, Community Liaison & Program Coordinator, Copernicus Educational Products 032
- Request Council reduce the fee for the Zoning By-law Amendment application for Copernicus Outdoor Nature Education Programs

QUESTIONS ON AGENDA ITEMS (REGISTRATION REQUIRED)

ADOPTION OF MINUTES OF COUNCIL AND PUBLIC MEETING

1. Regular Meeting of Council, March 25, 2024 034
2. Public Meeting, March 25, 2024 041

Recommendation:

THAT the minutes of the Regular Meeting of Council and the Public Meeting held on March 25, 2024 be adopted as circulated.

BUSINESS ARISING FROM PREVIOUS MEETINGS OF COUNCIL

Notice of Motion introduced by Councillor Steve McCabe at the Regular Council Meeting held on March 25, 2024.

WHEREAS, Margarett Rae Morrison Luckock, known as Rae Luckock was a feminist, social justice activist, peace activist and, with Agnes Macphail, one of the first two women elected to the Legislative Assembly of Ontario, in 1943;

AND whereas Margarett was originally from Arthur, in the Township of Wellington North;

AND whereas the remarkable history of this woman has been in the shadows for far too long;

I am introducing a Notice of Motion to have staff consult with the Province to investigate the feasibility of having a plaque commissioned in memory of Margarett in a similar manner to the plaque installed in memory of her father, James Morrison and bring a report back to Council with a recommendation, costing, timelines and suitable public location for the plaque.

ITEMS FOR CONSIDERATION

1. MINUTES

- a. Grand River Conservation Authority, Summary of the General Membership Meeting – March 22, 2024 045

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the Grand River Conservation Authority Summary of the General Membership Meeting held on March 22, 2024.

- b. Maitland Valley Conservation Authority
- Membership Meeting #1-2024, January 24, 2024 046
 - Annual Meeting of the Membership #2-2024, February 14, 2024 050

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Maitland Valley Conservation Authority Membership Meeting #1-2024 held on January 24, 2024 and Annual Meeting of the Membership #2-2024 held on February 14, 2024.

- c. Maitland Source Protection Authority, Meeting #1-24, January 24, 2024 056

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Maitland Source Protection Authority Meeting #1-24 held on January 24, 2024.

- d. Mount Forest Chamber of Commerce, Board Meeting, March 12th, 2024 058

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Mount Forest Chamber of Commerce Board Meeting held on March 12th, 2024.

- e. Wellington North Cultural Roundtable Committee, March 21, 2024 060

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Wellington North Cultural Roundtable Committee meeting held on March 21, 2024.

- f. Grey Sauble Source Protection Committee, Meeting #93, November 24, 2024 063

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Grey Sauble Source Protection Committee Meeting #93 held on November 24, 2024.

- g. Township of Wellington North Growth Management Action Plan Project Advisory Committee, Meeting #3, March 19th, 2024 069

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Township of Wellington North Growth Management Action Plan Project Advisory Committee Meeting #3 held on March 19th, 2024

2. PLANNING

- a. Report DEV 2024-009, Consent Application B13-24, Reginald and Shirley Small 089

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report DEV 2024-009 Consent Application B13-24, Reginald & Shirley Small (Severance).

AND THAT Council support consent application B13-24 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$250.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;
- THAT the Owner satisfy the requirements of the Township of Wellington North in reference to parkland dedication consistent with By-Law 011-22;
- THAT the Owner enter into an agreement apportioning any future maintenance costs on any municipal drain impacted by the application, and the owner shall provide a \$500.00 deposit to cover the cost of the re-apportionment if it is determined there are municipal drains impacted by the application and a \$250.00 fee for the Drainage Superintendent's review of the application to determine status of any drain;
- THAT the retained lands be rezoned to prohibit residential development to the satisfaction of the local municipality and the County of Wellington Planning and Development Department; and
- THAT zoning compliance be achieved to the satisfaction of the Township.

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

- b. Report DEV 2024-010, Consent Application B18-24, Paul and Donna Green

096

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report DEV 2024-010 Consent Application B18-24, Paul & Donna Green (Severance).

AND THAT Council support consent application B18-24 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$250.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may

deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;

- THAT the Owner satisfy the requirements of the Township of Wellington North in reference to parkland dedication consistent with By-Law 011-22;
- THAT the Owner confirms location of the existing water service and sanitary sewer service by utility locates including field line painting and electronic copy on private property for the retained lot to ensure it is entirely within the retained lands; And further that servicing be provided to the retained lot to the satisfaction of the Township.
- THAT driveway access can be provided to the retained and severed lands to the satisfaction of the Township of Wellington North;
- THAT the owner obtain zoning approval for a reduction in interior side yard, proposed is 0.5 m whereas the by-law requires 1 m for the shed on the retained portion on the property; and
- THAT zoning compliance be achieved to the satisfaction of the Township.

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

- c. Report DEV 2024-011, Consent Application B25-24, 1648308 Ontario Limited

103

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report DEV 2024-011 Consent Application B25-24, 1648308 Ontario Limited (Easement).

AND THAT Council support consent application B25-24 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$250.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

- d. Planning Report, prepared by Curtis Marshall, Manager of Development Planning, dated March 28, 2024, regarding 5053745 Ontario Inc. (Jack's Way Subdivision), Property: Lots 13 & 14, Registered Plan 61M-253, Mount Forest Part Lot Control Exemption Application 108

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the Planning Report prepared by Curtis Marshall, Manager of Development Planning, dated March 28, 2024, regarding 5053745 Ontario Inc. (Jack's Way Subdivision), Property: Lots 13 & 14, Registered Plan 61M-253, Mount Forest Part Lot Control Exemption Application

3. COMMUNITY & ECONOMIC DEVELOPMENT

- a. Report C&ED 2024-012, GRCA Heritage River Designation 111

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive for information Report C&ED 2024-012 GRCA Heritage River Designation.

- b. Report C&ED 2024-014, Community Improvement Program 115

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report C&ED 2024-014 Community Improvement Program;

AND THAT Council approve a grant in the amount of \$5,000 to The Personal Empowerment Studio at 162 Main Street in Mount Forest.

- c. Report C&ED 2024-015, Recognition of Outstanding Sports Achievements Policy 119

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report C&ED 2024-015 Recognition of Outstanding Sports Achievements Policy;

AND THAT Council approve the Recognition of Outstanding Sports Achievements Policy as presented;

AND FURTHER THAT Council direct Staff to implement the initiative.

IDENTIFICATION OF ITEMS REQUIRING SEPARATE DISCUSSION

ADOPTION OF ALL ITEMS NOT REQUIRING SEPARATE DISCUSSION

Recommendation:

THAT all items listed under Items For Consideration on the April 8, 2024 Council agenda, with the exception of those items identified for separate discussion, be approved and the recommendations therein be adopted:

CONSIDERATION OF ITEMS FOR SEPARATE DISCUSSION AND ADOPTION

NOTICE OF MOTION

COMMUNITY GROUP MEETING PROGRAM REPORT

Councillor Renken (Ward 1):

- Wellington North Cultural Roundtable
- Upper Grand Trailway Wellington Sub Committee
- Mount Forest Aquatic Ad Hoc Advisory Committee

Councillor Burke (Ward 2):

- Mount Forest Business Improvement Area
- North Wellington Health Care Corporation Louise Marshall Hospital Board of Directors
- Mount Forest Aquatic Ad Hoc Advisory Committee
- Mount Forest Fireworks Festival Committee
- Lynes Blacksmith Shop Committee

Councillor Hern (Ward 3):

- Mount Forest & District Chamber of Commerce
- Arthur & District Chamber of Commerce
- Arthur Business Improvement Area
- Grand River Conservation Authority

Councillor McCabe (Ward 4):

- Wellington County Farm Safety Committee
- Saugeen Valley Conservation Authority
- Wellington North Health Professional Recruitment Committee
- Upper Grand Trailway Wellington Sub Committee
- ROMA Zone 2 Chair

Mayor Lennox:

- Committee of Adjustment
- Wellington North Power
- Ex Officio on all committees

BY-LAWS

- | | |
|--|-----|
| a. By-law Number 028-2024 being a by-law to authorize an Aggregate Supply Agreement (Ferguson) | 125 |
| b. By-law Number 030-2024 being a by-law to exempt lands from Part Lot Control 5053745 Ontario Inc. (Jack's Way Subdivision) | 132 |
| c. By-law Number 031-2024 being a by-law to dedicate certain lands as part of the public highway in Wellington North in the County of Wellington | 134 |

Recommendation:

THAT By-law Number 028-2024, 030-2024 and 031-2024 be read and passed.

CULTURAL MOMENT

- Celebrating Jesse James, The Outlaw 135

CONFIRMING BY-LAW

136

Recommendation:

THAT By-law Number 032-2024 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 8, 2024 be read and passed.

ADJOURNMENT

Recommendation:

THAT the Regular Council meeting of April 8, 2024 be adjourned at : p.m.

MEETINGS, NOTICES, ANNOUNCEMENTS		
Mount Forest BIA Meeting, Mount Forest Sports Complex	Tuesday, April 9, 2024	8:00 a.m.
Mount Forest Chamber of Commerce Meeting, Mount Forest Chamber Office	Tuesday, April 9, 2024	4:30 p.m.
Arthur Chamber of Commerce Meeting, Arthur Chamber Office	Wednesday, April 10, 2024	5:30 p.m.
Northern Wellington – Job and Volunteer Fair, Palmerston	Thursday, April 11, 2024	10:00 a.m. to 2:00 p.m.
Volunteer Celebration and Newcomer Welcome, Arthur & Area Community Centre	Thursday, April 18, 2024	4:30 p.m. to 7:00 p.m.
Regular Council Meeting	Monday, April 22, 2024	7:00 p.m.
Northern Wellington – Explore Your Future, Arthur & Area Community Centre	Tuesday, April 23, 2024	9:30 a.m. to 2:30 p.m.
Mount Forest Aquatics Ad Hoc Advisory Committee Meeting, Mount Forest Sports Complex Meeting Room	Tuesday, April 23, 2024	7:00 p.m.
Mayor’s Roundtable, Mount Forest Sports Complex Lower Leisure Hall	Friday, April 26, 2024	9:00 a.m. to 11:00 a.m.
Regular Council Meeting	Monday, May 6, 2024	2:00 p.m.



**County of Wellington O.P.P.
Police Services Board Report**

2023 Year End Report

Detachment Commander
Inspector Steve Thomas

From the Detachment Commander

As we move into 2024, this report looks back and reflects on both the challenges and successes of 2023. I would like to thank all the officers, auxiliaries, and civilian support staff in Wellington County for their dedication and hard work as we dealt with an increased number of calls for service, weather-related events and the tragic loss of too many colleagues across the policing world in Ontario and across Canada.

Wellington County OPP welcomed two new recruits and three Experienced Police Officers in 2023. We were also pleased to receive two new Staff Sergeants and two new Sergeants. Both Sergeants and one of the Staff Sergeants started their careers as Provincial Constables within Wellington County and worked diligently to earn their promotions.

The overall number of collisions in 2023 echoed the 2022 numbers, but unfortunately, there were 18 fatal collisions in Wellington County in 2023. Our thoughts go out to those affected by these tragic collisions.

Wellington County detachment members continued to do proactive traffic enforcement and RIDE programs throughout 2023. I am pleased to announce that there was an overall decrease in traffic offences in the “Big 4” categories. Our traffic management unit will continue to be strategically deployed across the county based on high complaint areas, black cat speed data, and collision information in hopes to further enforce and reduce the “Big 4”.

On behalf of the Wellington County OPP, we want to wish everyone a safe and healthy 2024. Wellington County OPP will continue to work with the community and our partners to ensure that the safety and well-being of our citizens remains paramount.



Inspector Steve Thomas
519-846-5930

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Crime

Crime Unit

Supervisor: Detective Sergeant (D/Sgt) Jennifer Foley

The Wellington County Crime Unit saw personnel changes in 2023, with the addition of two new members. In March, D/Sgt Jennifer Foley, returned to Wellington County as the Area Crime Supervisor. From 2008 to 2018, Foley worked as a Detective Constable in the Wellington Crime Unit. In 2018, she transferred to the West Region Criminal Operations - Regional Support Team where she worked on major cases with the OPP Criminal Investigation Bureau throughout West Region. Foley brings a strong background in criminal investigation and a familiarity with the communities in Wellington County. In October 2023, Detective Constable (D/C) Dan Farrugia, joined the Crime Unit and has demonstrated a tenacity for investigating criminal offences and solving crimes.

The Crime Unit dedicated significant time to death investigations, including 3 active homicide investigations, 3 historical homicides, 1 found human remains and a suspicious death. In the fall, three people were arrested and charged with kidnapping and first-degree murder in relation to the death of Jason Brown in 2020. In November, charges of manslaughter were laid in relation to a Wellington North altercation that occurred in January.

Members of the Crime Unit assisted the Crown Attorney in a Judge and Jury, Superior Court, murder trial that started in September. After the 24-day trial, Kyle Gemin, was found guilty of second-degree murder for killing of his grandfather, George Gemin, in July of 2020.

The Crime Unit was involved in 76-sexual-assault investigations. In May, a 29-year-old male was charged with sexually assaulting two females while posing as a rideshare driver. In September, the Crime Unit began investigating sexual assaults that occurred between 1961 and 1984. As a result, a male and a female were charged with several criminal code offences.

In July, the Crime Unit charged a 21-year-old resident with several arson offences in relation to seven fires in Wellington North.

In addition to investigating major criminal offences in Wellington County, members of the Crime Unit support community groups and participate in community events. A member of the Crime Unit sits on the board of directors for Guelph-Wellington Victim Services, Seniors at Risk Committee and Law Enforcement Agencies and Partners Protecting Seniors. D/C Heidi Pautsch has taken the initiative to organize several community presentations on Fraud Prevention, focusing on promoting education and awareness among seniors.

In June, a member of the Crime Unit organized Wellington County OPP's participation in the Sirens for Life, blood donation drive: A battle between the emergency services to give the most blood donations to Canadian Blood Services. In June, D/C Roman Walizad attended a community event hosted by Toronto Police Service and Afghan Nobel TV to celebrate the Islamic holiday of Eid. The event was an opportunity to showcase the accomplishments of the Afghan community of Ontario while promoting careers in policing. During the celebration, D/C Walizad received recognition for his role in collecting donations for refugees who arrived in Ontario following the Turkey/Syria earthquake in February.

The Crime Unit works closely with the Intimate Partner Violence/Human Trafficking/Hate Crime Liaison. That position was filled by Provincial Constable (PC) Jacob Unger in November. In this role, PC Unger reviews all occurrences of Intimate Partner Violence, Human Trafficking and Hate Crime and provides community education, referral to support agencies and offers investigative guidance to front line officers. PC Unger works in partnership with community groups and support agencies within Wellington and liaises with specialty units within the OPP, including the Hate Crime/Extremism Unit, Anti-Human Trafficking Unit and Victim Response Support Unit.

Community Street Crime Unit

Supervisor: Detective Sergeant Jeff Dudley

The Wellington County Community Street Crime Unit (CSCU) continues to prioritize local crime trends, the opioid crisis and targeting local people identified in property thefts. CSCU members are committed to continuous learning and are attending training when time permits. CSCU has developed local training, mentoring initiatives for front line members to promote officer safety and enhance their local knowledge on the current drug and property crimes trends in the area.

Staffing updates

In June, Detective Sergeant Adam McGough left the CSCU and returned to the Wellington Traffic Management Unit (TMU). We'd like to say "Thank you" to Adam, for his hard work and dedication to the CSCU.

In July, we welcomed a new Detective Sergeant, Jeff Dudley, who previously worked in Community Street Crime Unit, Drug Enforcement Unit and West Region Intelligence Unit. He has a strong background in investigations and have spent the last 10 years combating illicit drugs and property crime throughout West Region. His enthusiasm will lend support the to our members and lead to the continued success of the CSCU.

In September, they welcomed a full-time member and a temporary assigned member. These officers have come from the frontline and will bring unique skill sets to the team. The additional members will allow CSCU to continue to assist frontline with investigations, combat illicit drugs and fight property crime.

Notable occurrences

CSCU members had a very busy start to 2023. Members were deployed twice, once to Eastern Ontario and once to Central Ontario, to assist with multiple search warrants for Project "COYOTE". As a result, multiple firearms and a large quantity of drugs were seized.

In March, CSCU members culminated a drug investigation into illicit substances being trafficked in the Palmerston area. As a result, a search warrant was executed at a residence. Two adults were charged with Controlled Drugs & Substances Act offences and police seized a quantity of methamphetamine, Fentanyl, MDMA and Psilocybin.

In April, CSCU executed a Controlled Drugs and Substances Act warrant in Puslinch. Members located cocaine, psilocybin, and suspected heroin. This was the conclusion of a multiple month investigation into a prolific drug trafficker.

In July, CSCU with assistance from Waterloo Region, West Region ERT, Grey-Bruce CSCU and Huron Perth CSCU concluded an investigation that led to the seizure of a loaded handgun, Canadian currency,

and cocaine. As a result of the seized property, two people from Waterloo Region have been arrested and charged with several offences.

In August, CSCU assisted with an Impaired by Drug Driving event. The driver was found passed out behind the wheel of the motor vehicle while it was in gear. The weight of the unconscious driver's foot was all that was holding the vehicle's position. The driver was arrested, and a substantial amount of fentanyl and cocaine were seized from the vehicle. The driver was charged with several related offences.

CSCU and the Crime Unit began an investigation in September for a theft of a large spool of copper wire from a business in North Wellington. Suspects entered the business and stole over \$200,000.00 worth of copper wire. CSCU liaised with other policing partners and were able to identify one of the suspects responsible for the theft. The suspect was charged accordingly.

CSCU assisted frontline with a methamphetamine trafficking case in South Wellington. CSCU investigators authored a search warrant to obtain further evidence from the suspect that will assist in the charges of trafficking. An individual was located with a quantity of methamphetamine and drug trafficking paraphernalia and charged with several offences including possession for the purpose of trafficking - methamphetamine.

In November, CSCU executed two warrants in relation to an ongoing cocaine trafficking investigation in Center Wellington. Police seized cocaine, MDMA, crack-cocaine, psilocybin (magic mushrooms), prescription pills, drug trafficking paraphernalia and a firearm, with ammunition. As a result, four people were charged with several trafficking and firearm related offences.

Also in November, CSCU assisted frontline with a cannabis trafficking investigation. An individual was arrested for Impaired Operation and had approximately 40 Kg of cannabis bud, cannabis oil, cannabis hash, cannabis vaping cartridges and over \$40,000.00 in currency. Further, investigation revealed that the accused was also operating a stolen vehicle which had a modified VIN. The accused was charged.

Traffic

Traffic Management Unit

Supervisor: Sergeant Adam McGough

Black Cat Speed Monitoring Devices – 2023 Deployments

Location	Study Length	Number of Vehicles	Recommended Enhanced Enforcement	Posted Speed Limit	85 th Percentile	Collision History (5 years)
Wellington Road 19 Centre Wellington Twp.	7 days	32,486	No	50	58	21
Wellington Road 7 Guelph/Eramosa Twp.	7 days	38,614	No	50	63	0
Beatty Ln Centre Wellington Twp.	12 days	24,675	No	50	65	7
Sligo Rd. Wellington North Twp.	8 days	11,768	Yes	50	67	0
Queen St. Town of Minto	10 days	2531	No	50	62	1
Wellington Road 124 Erin Twp.	7 days	4,371	Yes	60	75	7
Concession 4 Puslinch Twp	8 days,	4,244	Yes	50	83	5
Concession 7 Puslinch Twp	7 days	30,828	Yes	60	84	13
Wellington Road 49 Guelph/Eramosa	8 days	4,577	No	50	67	0
Blind Ln Town of Minto	8 days	5,276	No	80	97	8
Black St. Centre Wellington Twp.	8 days	21,023	No	50	50	5
Wellington Road 21 Centre Wellington Twp	7 days	27,343	No	80	87	28
Wellington Road 29 Guelph/Eramosa Twp	7 days	31,042	Yes	80	96	16

Wellington Road 34 Puslinch Twp	7 days	43,144	Yes	50	81	3
Wellington Road 35 Puslinch Twp	7 days	11,831	No	80	94	12
Wellington Road 36 Puslinch Twp	7 days	18,644	Yes	50	76	2
Wellington Rd 38, Guelph/Eramosa Twp	7 days	18,644	Yes	50	76	11
Wellington Rd 39 Guelph/Eramosa Twp	6 days	27,238	No	80	86	18
Wellington Rd 42 Erin Twp	7 days	22,501	Yes	50	74	3
Wellington Rd 49 Guelph/Eramosa Twp	7 days	3,191	Yes	50	73	0
Wellington Rd 50 Erin Twp	7 days	10,221	Yes	70	110	6
Wellington Rd 51 Guelph/Eramosa Twp	7 days	35,685	Yes	50	86	6
Pike Lake Rd Wellington North Township	7 days	4,870	No	60	86	6
Brock Rd Puslinch Twp	9 days	41,159	No	70	83	25
Concession 3 Mapleton Twp	14 days	13,962	No	60	81	4
Maltby Rd Puslinch Twp	8 days	7,042	No	60	75	6
Wellington Rd 23 Town of Erin	7 days	17,941	Yes	80	112	4
Wellington Rd 18 Centre Wellington Twp	7 days	44,488	No	60	71	4
Wellington Rd 22 Town of Erin	7 days	22,277	Yes	70	99	6

Wellington Rd 7 Mapleton Twp	7 days	48,182	Yes	50	78	3
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Enhanced Enforcement Program

Enhanced Enforcement is a focused traffic safety initiative which areas of concern are identified through various means and police conduct education and charge drivers who fail to follow the rules of the road. The goal is to reduce safety issues through visibility, presence, and enforcement.

Enhanced Enforcement protocols were rolled out on November 14.

Marine Patrol

Marine patrols for 2023, were a highly successful year; for overall deployments of the vessel and for statistics related to marine safety. There were no marine related fatalities within the County this year.

Notable Incidents

In January, a Commercial Motor Vehicle (CMV) Blitz was conducted in Arthur. 30 vehicles were inspected with 11 were taken out of service, 20 warnings given, and 22 charges laid.

The TMU hosted a joint OPP/Guelph Police Service three-day course for CMVs. A blitz on the border of Guelph and Wellington followed.

In May, a further CMV blitz was conducted in Erin. There were 11 CVSA inspectors (from Peel, Halton, York, Guelph, and OPP) and two Ministry of Finance (MOF) inspectors as well as officers helping from Auxiliary, West Region HSD, Wellington OPP - Traffic Management Unit, Wellington OPP - Community Resource Unit, and Wellington OPP Media. In total, there were 61 truck inspections with 16 vehicles taken Out of Service (26%) and 81 charges laid.

Another CMV campaign was completed in November. 26 total inspections were completed with 8 vehicles removed from the roadway, 19 Highway Traffic Act charges, 1 Criminal Code charge, a 45-day vehicle impoundment, and a licence plate seizure.

Festive R.I.D.E

Traffic Management Unit members participated extensively in our County Festive RIDE campaign to enforce impaired driving laws. Below are the statistics until December 31, 2023 for this year's campaign:

# OF VEHICLES CHECKED	3442
# OF ROADSIDE ASD TESTS	44
# OF FIRST OCCURRENCE 3 DAY WARN-RANGE SUSPENSIONS	7
SUM TOTAL OF PERSONS CHARGED AS A RESULT OF A ROADSIDE CHECK STOP	48

COLLISION REPORTING CENTRE (CRC)

Supervisor: Sergeant Ange Stiles

OPP Collision Reporting Centres (CRC) enhance safety on our county roads. They help with rapid clearance reducing the risk of secondary collisions, allows OPP to maximize resources, and allows drivers an alternate means to reporting a collision at a time that is convenient for the involved parties.

In 2023, the County of Wellington OPP were dispatched to over 1,900 motor vehicle collisions (MVCs). Of those, over 80% were “vehicle damage only” collisions.

Depending on the month, the County of Wellington CRC receives and processes over 50% of the motor vehicle collisions.

Of interest, November was the highest collision month. Many are a result of wild/domestic animal collisions. This is usually attributed to active deer breeding and seasonal movement of these animals throughout our County.

This year, the top reasons for MVCs in our County were a result of:

1. Wild/domestic animals
2. Following too closely
3. Failing to yield

We completed the hiring process to fully support the CRC at all our three Detachments. When a member of the public attends any of the County of Wellington OPP Detachments to report a minor collision, they are welcome to attend Rockwood, Fergus or Teviotdale. At their request, a member of the public is also allowed to request an officer attend the scene of their collision if they prefer not to attend our CRC.

Community Response

Community Response Unit

Supervisor: Sergeant James Mackenzie

It was a busy year for the Community Response Unit (CRU). Our team was privileged to receive many requests to join our community partners at meetings and engaging in conversation with the people that live within our County. Engagement and communication are fundamental in building relationships and allows us to demonstrate our core values in the OPP.

Our CRU team attended over 35 community events this year, from major festivals to local focused events and engaging youth at summer camps. CRU logged over 300 hours of foot patrol and over 50 hours of Bike/ATV/snowmobile patrol. Our unit assisted frontline platoons and our specialty units with approximately 780 calls for services, logged 88 marine hours and participated in 68 RIDE initiatives. Overall, our unit was versatile and connected with our community. We executed our response to interact with community members participating in many different activities.

Youth Resiliency Officer

2023 proved to be a busy year for the Wellington OPP Youth Resiliency Officer (YRO). The continued collaborations between the Upper Grand District School Board (UGDSB), Wellington OPP, Guelph Police Service and Dufferin OPP led to the emergency video system being placed in Arthur and Orangeville. This system will help emergency services better respond to critical school incidents. Both the UGDSB and Wellington Catholic District School Board (WCDSB), their police partners and the John Howard Society also worked together on a weapons education presentation that was shown to 6,802 Grade 9 and Grade 10 students across 11 schools in Guelph and Wellington County. The presentation was not only informative but also allowed students to ask questions in a safe environment.

An important topic that the YRO covered this year was online safety. There was an increase in requests for police presentations focusing on Online Safety and Cyberbullying in both the UGDSB and the Wellington Catholic School Board schools. The YRO spoke to Grades 4-8 throughout the county about 'red flags' online and what to do to stay safe. Before summer holidays the WCDSB hosted an online webinar for parents called Exploring Boundaries and Online Safety in which the YRO was a panelist speaking to trends in online activity among youth and ways to keep youth safe in an ever-changing virtual world.

Further, following the success of the #HTinWC campaign, Crime Stoppers Guelph Wellington partnered with the Wellington OPP YRO to present the 5/5/5 campaign, which focused on 5 tips, 5 ideas and 5 signs that your children are potentially being groomed for human trafficking. The YRO focused on the online safety and red flag aspect of the presentation, which was also the focus of another partnership with Safe Communities. The YRO presented to each of the Grove Hubs on online safety as part of the safety and prevention series.

The spring was busy with open houses at both Ponsonby and Minto-Clifford Public Schools. Center Wellington Operations Center hosted 60 Grade 3 students from Victoria Cross Public School where they toured the detachment, watched a demonstration from the canine officer and sat in the driver seat of a cruiser before heading over to the museum for their end of year school trip.

The YRO assisted with the Intro to First Responders class from John F Ross at the Rockwood Firehall. Grade 11 students watched demonstrations from Guelph-Wellington Fire, Paramedics and Wellington OPP and were able to speak with first responders about their roles and responsibilities. The YRO also teamed up again with the emergency management team and Wellington first responders for Emergency Preparedness Week to speak with Grade 6-8 students about what to do to prepare for an in the event of an emergency.

This past year, the Wellington Waterloo Perth Parochial Schools invited the YRO to their schools to speak about the OPP, who we are, what we do and what to do if you ever have and emergency.

This year was also the inaugural year for the Wellington OPP Youth Advisory Committee. The YAC consisted of six youth from throughout Wellington County and met once a month for two hours. The YAC recognized an issue with the communication of mental health supports in the community and developed a poster that was informative without being overwhelming. They designed the posters, reached out for funding, and have since distributed them to schools, community centres, and each of the Grove Hubs. Members of the YAC also attended the Youth Forum: Addressing the Impacts of the Pandemic on Children at The GrandWay in Elora. The YAC were able to connect with members of the community about actionable mental health initiatives as well as distributing their posters which were met with overwhelming praise.

In the warmer months, the Arthur, Fergus, and Puslinch Optimist Clubs partnered with Wellington OPP YRO to host bike rodeos throughout the county. Each of the bike rodeos had blue skies and were overwhelmingly successful with support from volunteers as well as helmets and concussion education from the Brain Injury Association of Waterloo-Wellington. The Optimist Clubs also extended their invitation to the annual UGDSB Empowerment Day held at the Sleeman Centre in Guelph.

IMPACT (Integrated Mobile Police and Crisis Team)

January 2023 to December 2023

Individuals Served	Requests for Service	Live Calls with Police	Calls Diverted from Hospital
330	683	226	91.6%

Auxiliary Unit

Unit Commander: Auxiliary Staff Sergeant J. SWAN

Liaison: Provincial Constable Kyle Draves

At the end of 2023, the Auxiliary unit currently has 18 active members. This year we had one member retire and added six new members through recruitment.

The unit had a very busy year. We attended approximately 40 different community events. The unit completed almost 1000 community hours at a variety of events throughout the County in addition to another 800 plus patrol hours (over 100 hours in Marine Patrols). In total, the unit completed almost 4000 hours of volunteer service. Please find highlights of some of these events below:

Food and Toy drives

The unit participated in three food drives in association with the Centre Wellington Food Bank. The food bank reported that several van loads of food was collected, along with around \$3500 in cash donations. In addition, we worked with the Mount Forest Canadian Tire for the second year on a Toy Drive supporting Big Brothers and Big Sisters North Wellington.

Parades

Members provided support to a variety of parades throughout the County. These included Santa Claus parades, Remembrance Day parades, the Fergus Fall Fair parade, The Fergus Scottish Festival parade, and the Elora Dominion Day parade.

New Events

The unit participated in several new events this year. We hosted the local Army Cadet Unit in Fergus for a detachment tour, assisted at the Meadows Music Festival in Fergus, the Touch a Truck event in Alma, the CBQC Family Fun Day in Elora, and the Multicultural Festival at the Wellington County Museum to name a few.

Crime Reduction/Community Safety Initiatives

The unit has an ongoing program to collect and update security camera information for the detachment in various parts of the county. As time allows, we have members go out and canvass businesses in various communities collecting information about security camera information and updating keyholder information. This is going to roll into the CamSafe Program which we will be assisting with starting in 2024.

The unit ran the Lock It or Lose It campaign in Fergus and Rockwood, in November. Approximately 128 houses were visited. In cases where homeowners were not available, information pamphlets were left behind.

One of our members, Auxiliary Natalie BUREK, was trained as a Child Car Seat Inspector. She has started organizing car seat inspection clinics. Results for this year are as follows:

Harriston: 0 inspections

Palmerston: 3 inspections

These clinics were run as a drop-in, free clinic, with the help of Jill Campbell, a volunteer technician from CPSAC. We are hoping to schedule further in advance to be able to increase our number of inspections.

In addition, Aux BUREK has advised that she has been getting requests from both Minto and Wellington North Fire Departments for any requests they receive for car seat inspections. She has arranged to do some inspections outside of the clinics run so far. We are planning to bring a training session to Wellington County in the Spring to train more of our members to become inspectors. From there, we hope to offer more clinics throughout the County. Aux BUREK has been invaluable in trying to get this initiative going again for our detachment.

In the Spring, the unit was asked to assist with distributing boat throw ropes at Conestogo Lake that were donated by a local business. We spent several hours visiting cottages on the lake and handing out the safety devices to residents.

Auxiliary Inspector, Brad HULL, performed nine fraud presentations in Wellington County last year, including a short presentation to the Police Services Board. Aux. Insp. HULL reports he already has another presentation booked in Elora in January as he continues to be available throughout 2024.

The Auxiliary unit ended 2023 with very active membership. In addition to the work mentioned above, numerous members spent countless hours coaching our new members and interviewing prospective candidates. Thankfully, we have a great core of Auxiliary Sergeants and a number of equally capable Auxiliary Constables who have worked in leadership roles over the course of the year. We are hoping to run more Lock it or Lose it campaigns, we remain ready for any Safeguard audit requests, and we are exploring some partnerships with food banks in South Wellington to expand our community presence in that part of the county. We are in the early stages of bringing back child car seat inspections which have not run in the county in several years.

We had several members who were recognized with long service awards over the past year; three recognized for 10 years of service and another three recognized for 15 years of service. This dedication is a credit to both the organization and the program.

Crime Stoppers

Sarah Bowers-Peter, Program Coordinator CSGW

Crime Stoppers Guelph Wellington (CSGW) released their annual statistics, and 2023 was an outstanding year for anonymous and confidential crime reporting.

The total number of tips received by the program increased more than 39% from the previous year to 658. These tips assisted in investigations where \$247,403 in personal property and cash was recovered and \$1,130,869 in drugs recovered for a total recovery of \$1,378,272. This is an overall increase in recovered drugs, personal property and cash of 1,170%.

In 2023, 14 cases cleared, which resulted in 17 arrests and 101 charges being laid. It also resulted in the CSGW Board of Directors approving \$4,945 in rewards to Tipsters.

“It is exciting to see how successful the program has been in 2023,” said CSGW Board Chair Dave Elloway. “The Board of Directors is aware of the volume of tips each month, but to see the accumulative impact is truly remarkable. Crime Stoppers is making a difference in the City of Guelph and County of Wellington by anonymously providing information to make our community safer. Guelph and Wellington County residents can safely Say It Here.”

“These statistics would not be possible without the assistance of our investigative partners, including Wellington County OPP and Guelph Police Service,” said Sarah Bowers-Peter, Program Coordinator of CSGW, “and most importantly, without the assistance of the brave Tipsters who come forward anonymously and confidentially. Without them, we know that 14 cases would be unsolved, 17 individuals would not have been arrested and no charges would be laid.”

She continued, saying that all tips to CSGW are forwarded to investigators and that no tip is too small.

“If you’ve been considering contacting Crime Stoppers Guelph Wellington, there is no better time,” said Bowers-Peter.

Safe Communities Wellington County

In 2023, Safe Communities Wellington County held our Priority Setting Exercise and determined our priorities for the next three years. Based on statistics, the Top three injury Emergency Department visits are Falls (62%), Sports/Recreation (14%), and Motor Vehicle accidents (9%), and our top three injury hospitalizations are Falls (74%), Motor Vehicle accidents (9%), and Intentional Self-harm (7%).

2023 also brought us our fourth virtual Safe Communities Day for exclusively Grade 5 students. This year we reached 650 students across Wellington County from both Upper Grand District School Board and Wellington Catholic District School Board. We created new videos in collaboration with Wightman Telecom to include the Grand River Conservation Authority, Centre Wellington Aquatics, and an updated video for Guelph Wellington Paramedic Services.

2023 also brought back more events where we could reach more people and focus on specific areas. At the Centre Wellington Active Living Show & Lights & Sirens, we focused on accidental poisonings; making sure medications and cannabis are kept high and locked; and our kitchen cabinets are locked to prevent toddlers from opening them. Drayton Farm Show we moved into focusing on safe driving behaviors, including wearing your helmet while riding your bike and on your ATV. The Fergus Lions Home Show we created a Safety Scavenger Hunt where participants were directed to our partners to learn a little bit more about preventing injuries. We also celebrated Safe Communities Wellington County’s 10th anniversary.

National Teen Driver Safety Week is always a hit. We visited three of the four Wellington County High Schools. We focused primarily on Impaired driving, showing the students the blood alcohol content goggles to show them what it would feel like if they have a blood alcohol content just below .08. We also brought back positive ticketing and partnering with Wellington County OPP to make it happen during that week as well. To round out the year we participated in Safety with Santa in Rockwood focusing on speaking to parents about Self Care and having the kids make a self-care tool kit. Looking forward to an amazing 2024!

Media

Provincial Constable Josh Cunningham

The Wellington County Media Unit issued over 300 media releases in addition to social media posts, media interviews, and community talks/presentations.

The unit also attended numerous community events including Riverfest, Meadows Fest, Hillside Festival, the Highland Games, car shows and many more.



Court

Supervisor: A/Sergeant Mike DeBoer

In 2023 the Court Bureau underwent several operation changes to improve on efficiency and the implementation / coordination of several programs designed to enhance public safety and offender monitoring.

Video bail hearings continue to take place from detachment operational centres. This has been enhanced with the assistance of the Special Constables to facilitate bail hearings from all three operations centres reducing the need to transport offenders between operations centres post apprehension.

The court unit continues to notify frontline officers of any new wanted persons and assigns officers to make further attempts to locate wanted persons where possible.

The eIntake and enhanced eHub information swearing process has proven to be a success, virtually eliminating the need for officers to attend before a Justice of the Peace to swear to a criminal charge information.

Electronic disclosure of case evidence to the Provincial and Federal Crowns has improved with introduction of Digital Evidence Management. Court staff and selected administrative personnel underwent digital evidence management training for evidence handling and disclosure. Although not fully implemented yet, efficiencies in Bureau operations are already being realized.

The Court Bureau and Detachment Command have re-evaluated some case management workload issues and reassigning some court duties to administrative staff to assist, creating operational efficiencies within the unit.

The Special Constables have undertaken court monitoring with the County Prosecutor in an effort to monitor Provincial Offences Courts and coordinate officer appearances on traffic court days. This initiative has eliminated the need for officers to unnecessarily attend court in Guelph and remain mostly operational on court days. This has greatly benefitted the prosecutor and the officers during traffic court, allowing them to concentrate on their court appearances and related tasks and not on the coordination of officers appearing in person or virtually for trials.

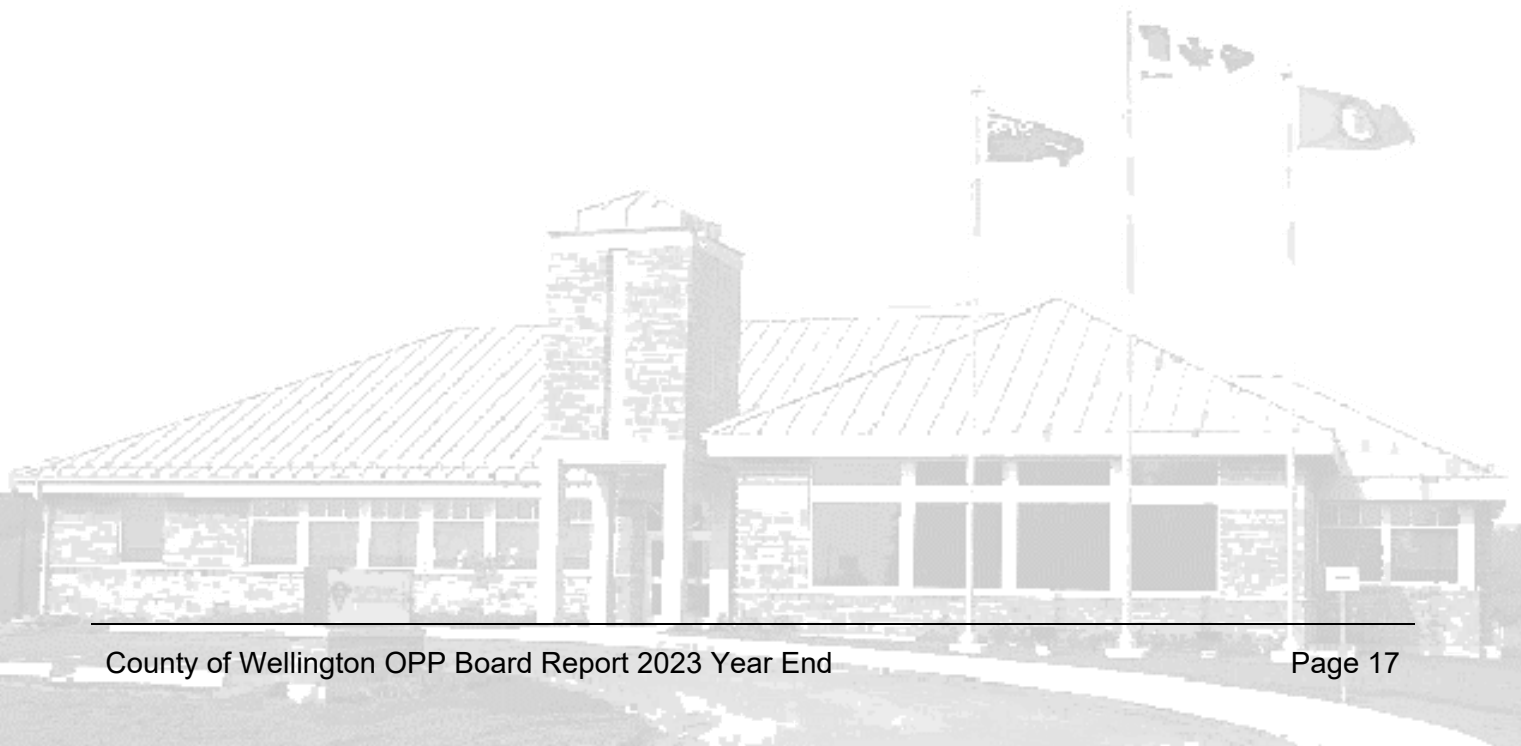
The Court Bureau is actively participating in the Firearms Bail Compliance Project which allows for the monitoring of persons on a Judicial Release that have been involved in firearms related offences. The program allows officers an opportunity to closely monitor the offender compliance with any release conditions imposed as part of their Judicial Release. Court Bureau staff monitor cases for inclusion in the program and conduct the necessary reporting to ensure offenders are monitored and, where necessary, enforcement action is taken.

The Court Bureau is also actively reporting on the Offender Management and Apprehension Program (OMAP). This program is a crime suppression program designed to deter the criminal activities of repeat offenders. The program focuses on offenders that are deemed to be a high-risk to the safety of communities and individuals who are often involved in repeat criminal behaviour. The program is based on the principle that the offender is accountable to both the community and the justice system, while on

any form of a judicial interim release, probation/parole or on any other form of pre-trial release. The program is based on strict enforcement if an offender fails to comply with any release provision. Court Bureau staff monitor cases for inclusion in the program and conduct the necessary reporting to ensure offenders are monitored and, where necessary, enforcement action is taken.

As part of a provincial initiative, the Court Bureau has coordinated with the local Crown Attorney to implement the Intensive Serious Violent Crime Bail Teams program. This program is part of an investment to strengthen the province's bail system to ensure that high-risk and repeat violent offenders comply with their bail conditions, specifically if they re-offend or breach release conditions. The Court Bureau in coordination with the local Crown Attorney's closely monitor any bail proceedings involving repeat violent offenders to oppose bail release and advocate for strict conditions/monitoring for these individuals. The Court Bureau is responsible for monitoring and selecting cases for this initiative and making notifications to the Crown Attorney in these matters, enhancing our responsibility to victim and public safety.

Also, over the past year, Court Bureau staff and officers have made considerable efforts to participate and coordinate many community-related events throughout the county including Cops for Cancer, Sirens for Life, Tim Horton's Camp Day, Golf Tournaments, and other charitable events that benefit individuals and the communities we serve.



Personnel & Acknowledgements

Excellent Work on D Platoon

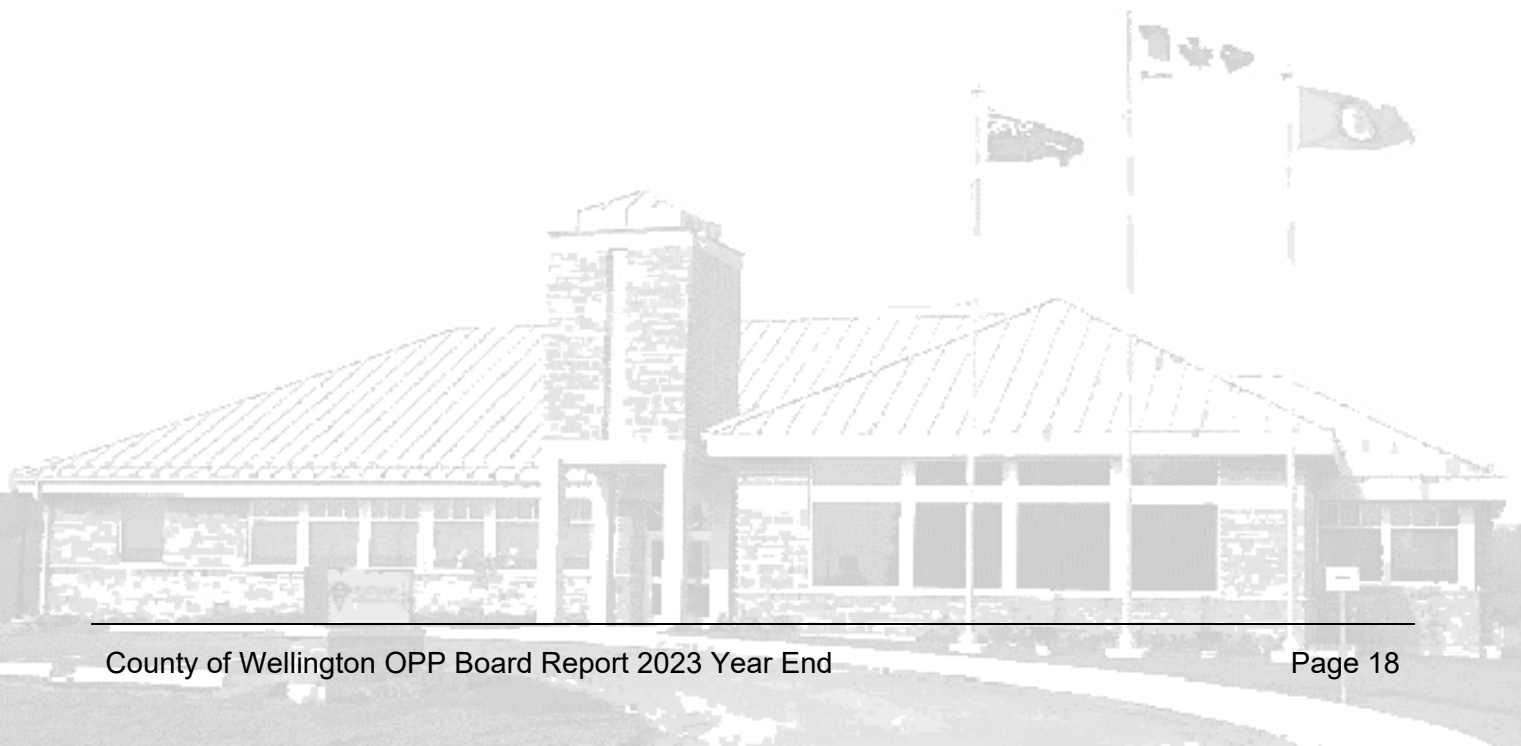
Members conducting patrols through Arthur observed a known individual riding an E bike. This person was a known wanted party and was known to be breaching judicial conditions. A second unit attended and assisted with the arrest.

PC Shody and PC Wardell demonstrated bravery in the midst of a volatile situation. We would like to thank PC Shody and PC Wardell, for all that they do on a regular basis to help keep our community safe.

D Platoon

Wellington County OPP received information from a neighboring police service about a party in crisis that was mobile. The two services converged on the area and located the individual. Officers took custody of the subject and transported them to an area hospital for a crisis assessment.

All attending officers displayed outstanding communication, leadership, and teamwork throughout the entire incident. Each member's contributions to the incident had a direct impact on the positive outcome.

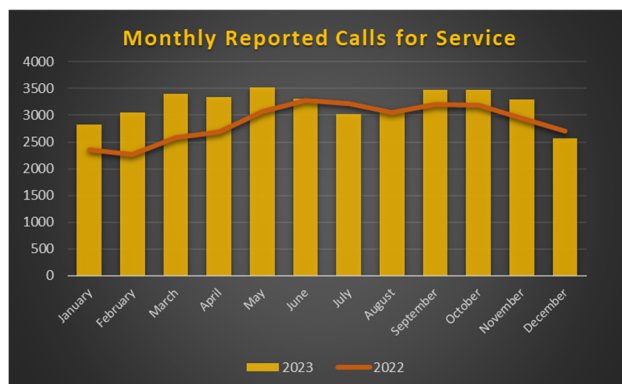


Statistics Summary

2023 Frontline Calls for Service Statistics

Calls for service in 2023 increased by 11% over 2022.

Traffic Complaints increased 9% in 2023 while Police Assistance and Motor Vehicle Collisions decreased by an average of 15%. Other lower number occurrence categories such as Robbery, Pursuits, Weapons and Unwanted Persons show an average increase of 56%.



Traffic Complaint	2532
Police Assistance	2063
Motor Vehicle Collision	1973
Police Information	1330
Suspicious Person / Vehicle	1023
Domestic Dispute	880
Mental Health Occurrences	706
R.I.D.E.	674
Traffic Hazard	628
Theft	590

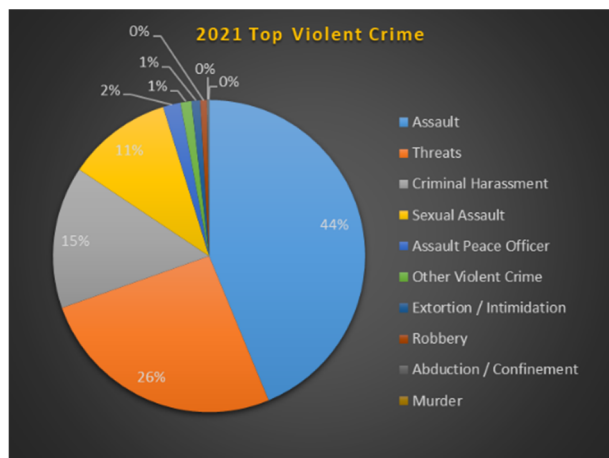
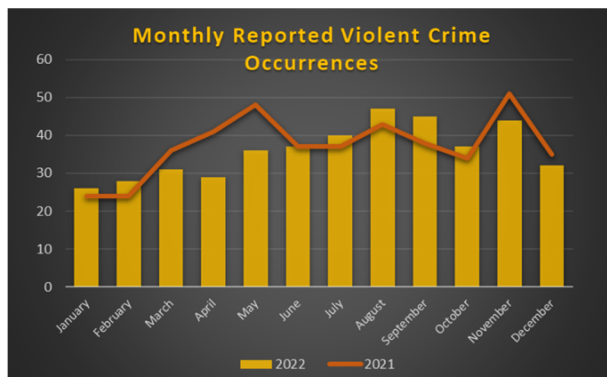
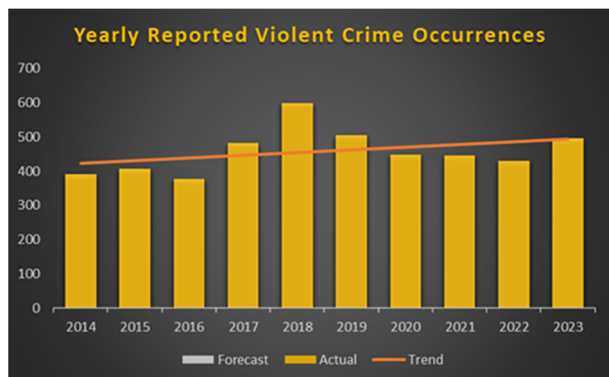
All data is based on the "Top Level" Uniform Crime Reporting category

Although many call categories experienced decreases 2023, the overall calls for service finished higher than expected trend levels. It is anticipated that calls for service and overall investigations will be similar in the coming year.

Calls for Service	2022	2023	% Change
Traffic Complaint	2313	2532	9%
Police Assistance	2300	2063	-10%
Motor Vehicle Collision	2478	1973	-20%
Police Information	1075	1330	24%
Suspicious Person / Vehicle	884	1023	16%
Domestic Dispute	787	880	12%
Mental Health Occurrences	640	706	10%
R.I.D.E.	287	674	135%
Traffic Hazard	693	628	-9%
Theft	664	590	-11%

2023 Violent Crime Statistics

All data is based on the "Top Level" Uniform Crime Reporting category

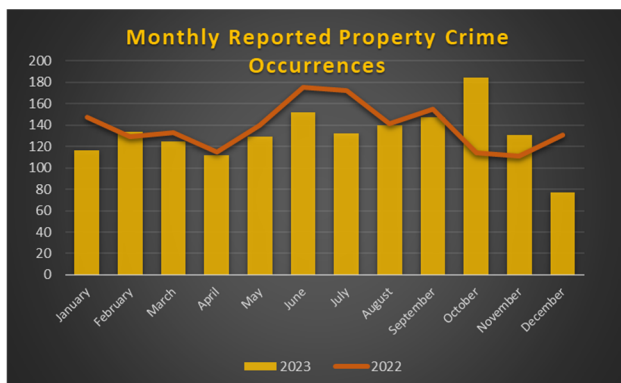


Assault	209
Threats	110
Sexual Assault	74
Criminal Harassment	69
Other Violent Crime	12
Abduction / Confinement	6
Firearms Offence	6
Assault Peace Officer	6
Robbery	4
Extortion / Intimidation	3

Violent Crime Occurrences	2022	2023	% Change
Assault	164	209	27%
Threats	115	110	-4%
Sexual Assault	64	74	16%
Criminal Harassment	52	69	33%
Other Violent Crime	16	12	-25%
Abduction / Confinement	2	6	200%
Firearms Offence	6	6	0%
Assault Peace Officer	5	6	20%
Robbery	2	4	100%
Extortion / Intimidation	7	3	-57%

2023 Property Crime Statistics

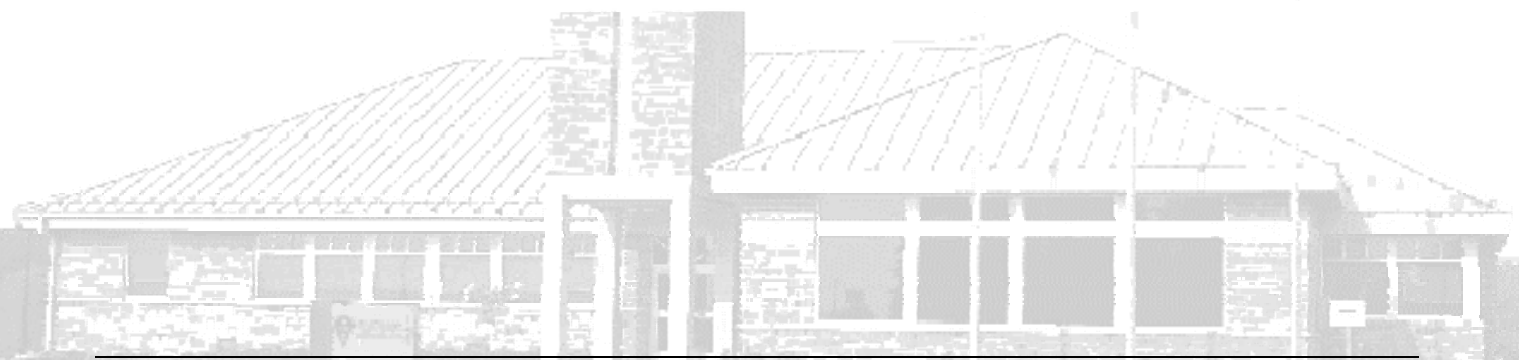
All data is based on the "Top Level" Uniform Crime Reporting category



2023 Top Property Crime Occurrences

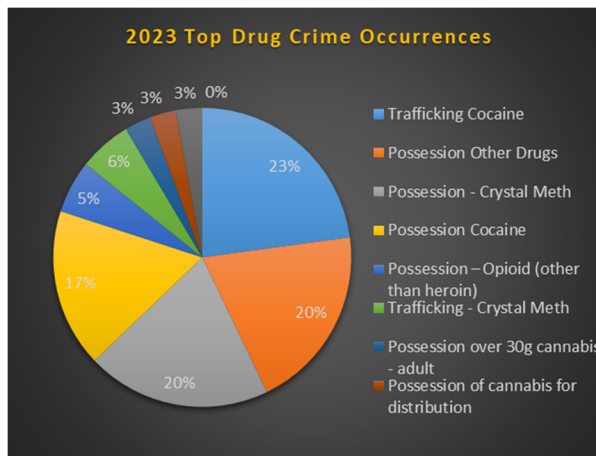
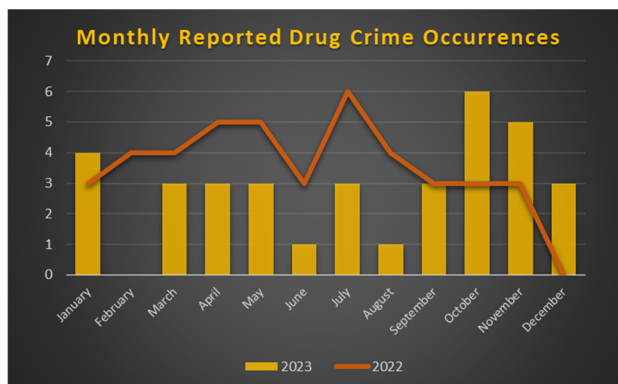
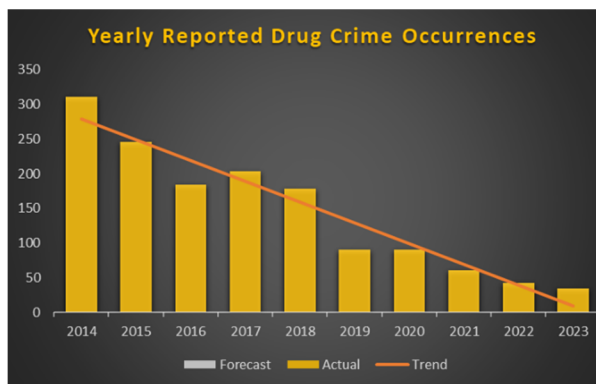
Fraud	449
Theft Under	442
Mischief	267
Stolen Vehicle	121
Break & Enter	119
Theft from Vehicle	107
Theft Over	67
Shoplifting	65
Possess Stolen Property	23
Arson	12

Property Crime Occurrences	2022	2023	% Change
Fraud	349	449	29%
Theft Under	567	442	-22%
Mischief	308	267	-13%
Stolen Vehicle	123	121	-2%
Break & Enter	164	119	-27%
Theft from Vehicle	174	107	-39%
Theft Over	61	67	10%
Shoplifting	47	65	38%
Possess Stolen Property	21	23	10%
Arson	5	12	140%



2023 Drug Crime Statistics

All data is based on the "Top Level" Uniform Crime Reporting category



Trafficking Cocaine	8
Possession - Crystal Meth	7
Possession Other Drugs	7
Possession Cocaine	6
Trafficking - Crystal Meth	2
Possession - Opioid (other than heroin)	2
Cultivate, propagate or harvest	1
Possession of cannabis for distribution	1
Possession over 30g cannabis - adult	1
Other Cannabis Act	1

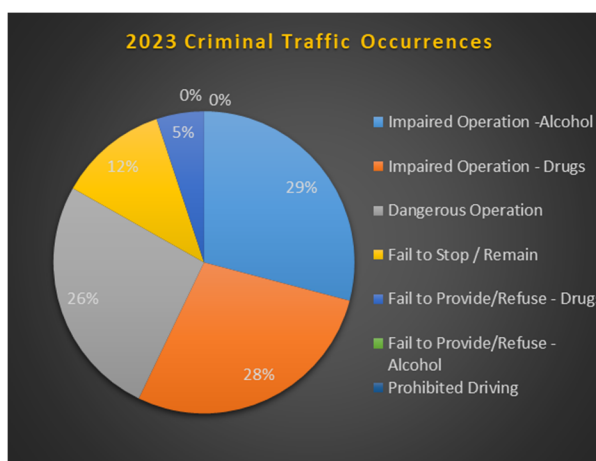
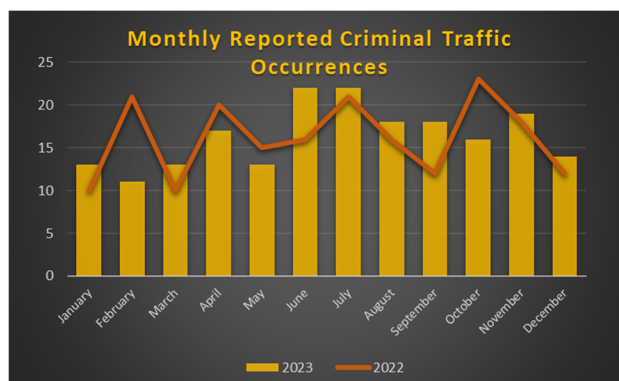
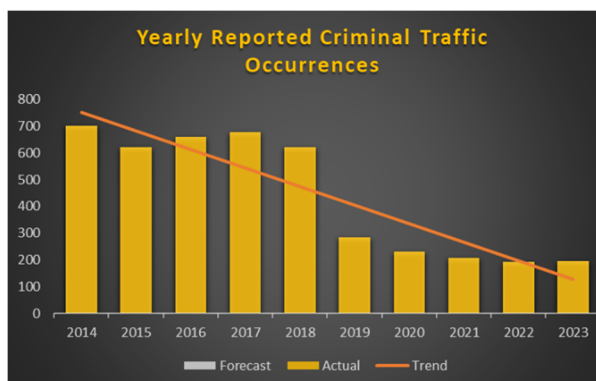
Drug Crime Occurrences	2022	2023	% Change
Trafficking Cocaine	4	8	100%
Possession - Crystal Meth	9	7	-22%
Possession Other Drugs	6	7	17%
Possession Cocaine	5	6	20%
Trafficking - Crystal Meth	2	2	0%
Possession - Opioid (other than heroin)	3	2	-33%
Cultivate, propagate or harvest	1	1	0%
Possession of cannabis for distribution	3	1	-67%
Possession over 30g cannabis - adult	2	1	-50%
Other Cannabis Act			N/A



Traffic

2023 Criminal Traffic Statistics

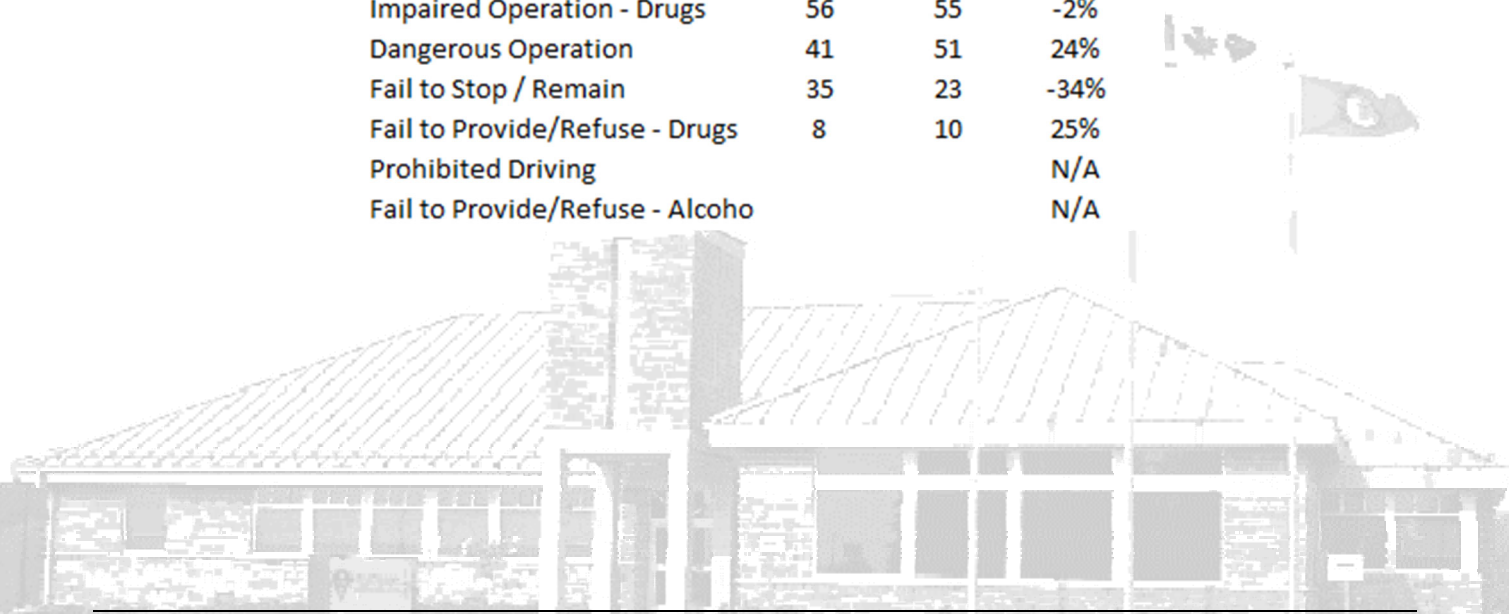
All data is based on the "Top Level" Uniform Crime Reporting category



2023 Top Criminal Traffic Occurrences

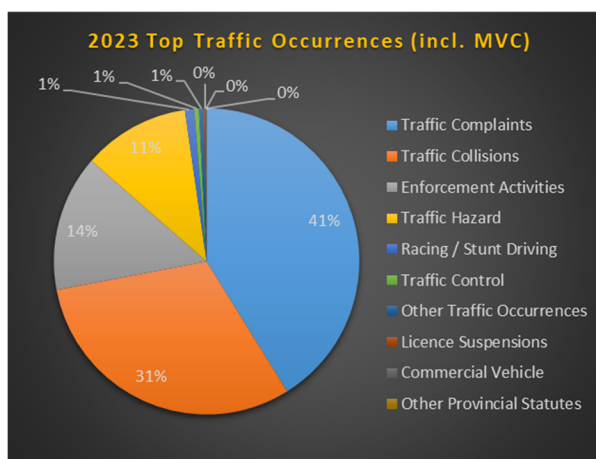
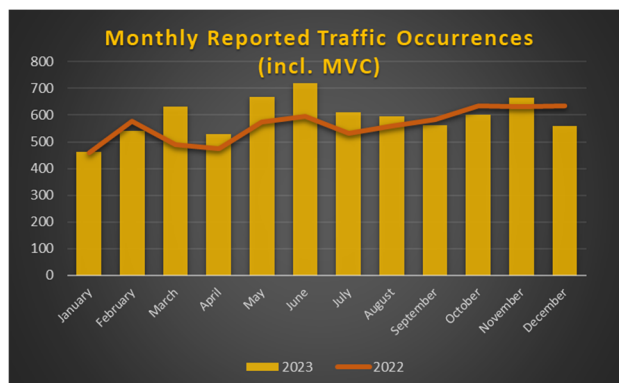
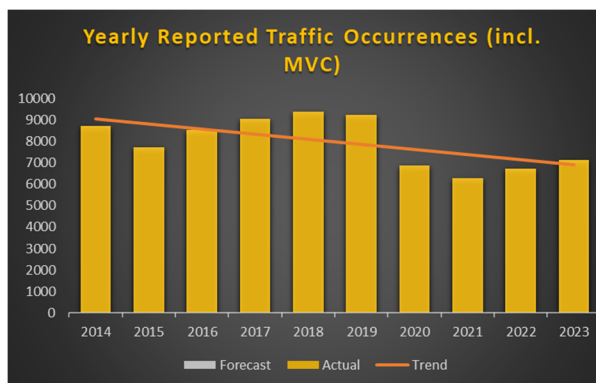
Impaired Operation - Alcohol	57
Impaired Operation - Drugs	55
Dangerous Operation	51
Fail to Stop / Remain	23
Fail to Provide/Refuse - Drugs	10
Prohibited Driving	
Fail to Provide/Refuse - Alcoho	

Criminal Traffic Occurrences	2022	2023	% Change
Impaired Operation - Alcohol	54	57	6%
Impaired Operation - Drugs	56	55	-2%
Dangerous Operation	41	51	24%
Fail to Stop / Remain	35	23	-34%
Fail to Provide/Refuse - Drugs	8	10	25%
Prohibited Driving			N/A
Fail to Provide/Refuse - Alcoho			N/A



2023 Traffic Statistics (incl. MVC)

All data is based on the "Top Level" Uniform Crime Reporting category

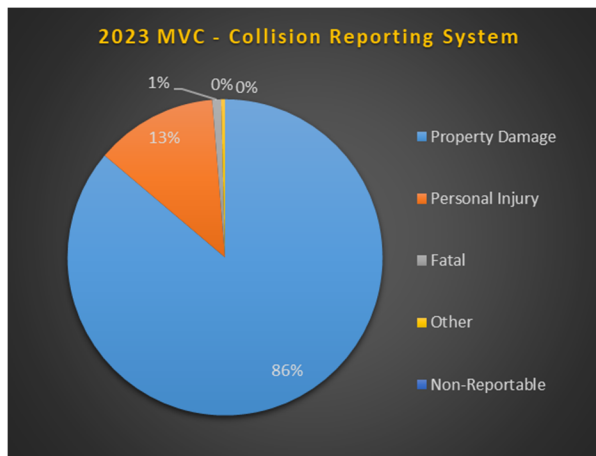
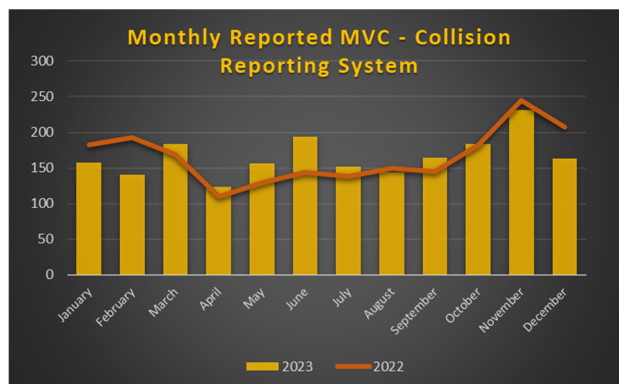
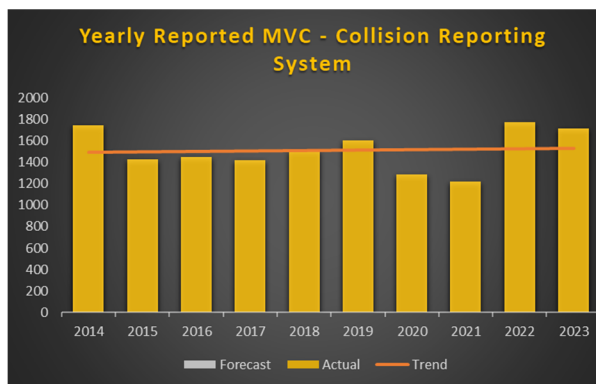


Traffic Complaints	2386
Traffic Collisions	1789
Enforcement Activities	835
Traffic Hazard	656
Racing / Stunt Driving	56
Other Traffic Occurrences	30
Traffic Control	30
Licence Suspensions	10
Commercial Vehicle	4
Road Rage	2

Traffic Occurrences (incl. MVC)	2022	2023	% Change
Traffic Complaints	2081	2386	15%
Traffic Collisions	1995	1993	0%
Enforcement Activities	283	835	195%
Traffic Hazard	737	656	-11%
Racing / Stunt Driving	44	56	27%
Other Traffic Occurrences	46	30	-35%
Traffic Control	46	30	-35%
Licence Suspensions	11	10	-9%
Commercial Vehicle	5	4	-20%
Road Rage	3	2	-33%

2023 Traffic Collisions (MVC)

This data is based on the OPP Collision Reporting System



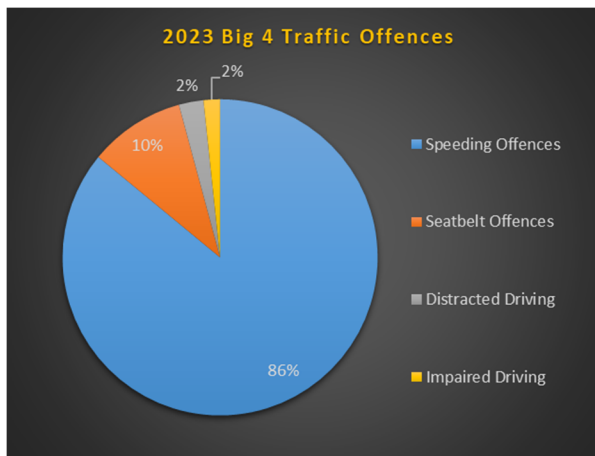
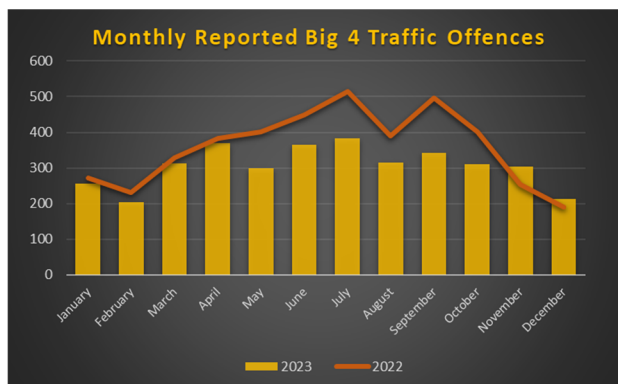
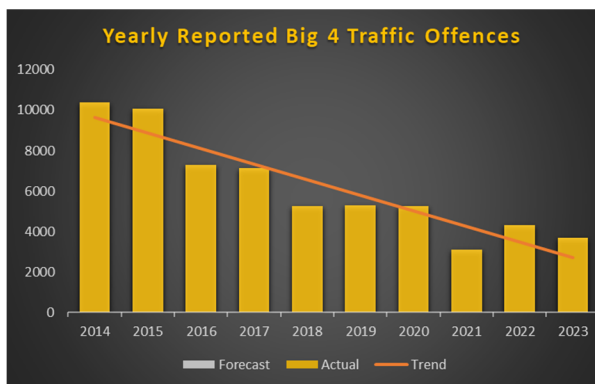
Property Damage	1717
Personal Injury	250
Fatal	18
Other	8
Non-Reportable	

MVC - Collision Reporting System	2022	2023	% Change
Property Damage	1772	1717	-3%
Personal Injury	206	250	21%
Fatal	11	18	64%
Other	6	8	33%
Non-Reportable			N/A

2023 Top 10 MVC Causes	2023	+ / -
Animal	335	-11%
Follow Too Closely	290	-15%
Fail to Yield	244	-10%
Other	239	-10%
Speed	183	-1%
Disobey Traffic Control	152	3%
Lost Control	144	-18%
Inattentive Driver	124	-3%
Improper Turn	88	-4%
Unknown Cause	58	-6%

2023 Big 4 Traffic Offences

This data is based on the ICON charge data from the OPP Business Intelligence System



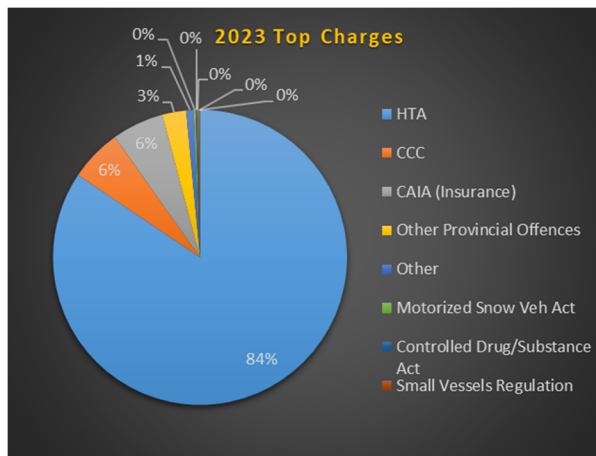
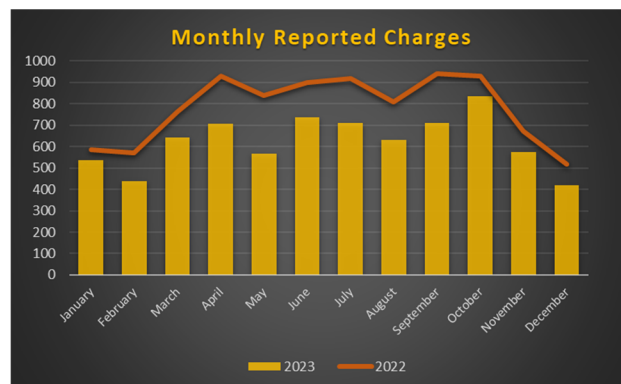
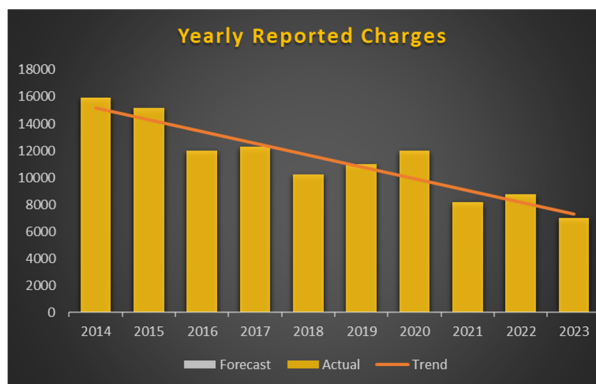
Speeding Offences	3162
Seatbelt Offences	362
Distracted Driving	93
Impaired Driving	62

Big 4 Traffic Offences	2022	2023	% Change
Speeding Offences	3642	3162	-13%
Seatbelt Offences	360	362	1%
Distracted Driving	92	93	1%
Impaired Driving	216	62	-71%



Charges

This data is based on the ICON charge data from the OPP Business Intelligence System



2023 Top Charges

HTA	6324
CCC	429
CAIA (Insurance)	427
Other Provincial Offences	197
Other	59
Motorized Snow Veh Act	17
Small Vessels Regulation	12
Controlled Drug/Substance Act	12
Off Road Vehicle Act	11
Other Federal Offences	2

Charges	2022	2023	% Change
HTA	6811	6324	-7%
CCC	1468	429	-71%
CAIA (Insurance)	428	427	0%
Other Provincial Offences	240	197	-18%
Other	101	59	-42%
Motorized Snow Veh Act	48	17	-65%
Small Vessels Regulation	31	12	-61%
Controlled Drug/Substance Act	31	12	-61%
Off Road Vehicle Act	11	11	0%
Other Federal Offences	3	2	-33%



Contacts

In an emergency DIAL 911

You can also call
1 888 310 1122
 1 888 310 1133 (TTY)
 Anywhere in Ontario, 24-hour toll free

Non-emergency calls

Please call
1 888 310 1122
 1 888 310 1133 (TTY)
 Anywhere in Ontario, 24-hour toll free

County of Wellington OPP Detachments

Centre Wellington Operations Centre

371 Charles Allan Way,
 Fergus, ON N1M 2W3
 Non-Emergency 519-846-5930
 Fax 519-846-5460

South Wellington Operations Centre

5145 Wellington Road 27,
 Rockwood, ON N0B 2K0
 Non-Emergency 519-856-1506
 Fax 519-846-2327

North Wellington Operations Centre

6725 Wellington Road 109,
 Palmerston, ON N0G 2P0
 Non-Emergency 519-343-5770
 Fax 519-343-5780

OPP General Headquarters

Ontario Provincial Police
 General Headquarters
 Lincoln M. Alexander Building
 777 Memorial Avenue
 Orillia, ON
 L3V 7V3

General inquiries: 705 329-6111
 8:00 am to 4:00 pm, Monday to Friday



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**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 029-2024

BEING A BY-LAW TO AMEND BY-LAW 66-01, BEING A ZONING BY-LAW FOR THE TOWNSHIP OF WELLINGTON NORTH

WHEREAS, the Council of the Corporation of the Township of Wellington North deems it necessary to amend By-law Number 66-01; as amended pursuant to Sections 34 and 36 of The Planning Act, R.S.O. 1990, as amended

NOW THEREFORE the Council of the Corporation of the Township of Wellington North enacts as follows:

1. THAT Schedule 'A' Map 1 to By-law 66-01 is amended by changing the zoning on lands legally described as Concession 5, East Part Lot 6 with civic address of 7572 Sideroad 3 E as shown on Schedule "A" attached to and forming part of this By-law from Agricultural (A) to Agricultural Exception (A-2).
2. THAT except as amended by this By-law, the land as shown on the attached Schedule 'A' shall be subject to all applicable regulations of Zoning By-law 66-01, as amended.
3. THAT this By-law shall come into effect from the date of passing by Council and come into force in accordance with the requirements of the Planning Act, R.S.O., 1990, as amended.

READ AND PASSED THIS 8TH DAY OF APRIL, 2024.

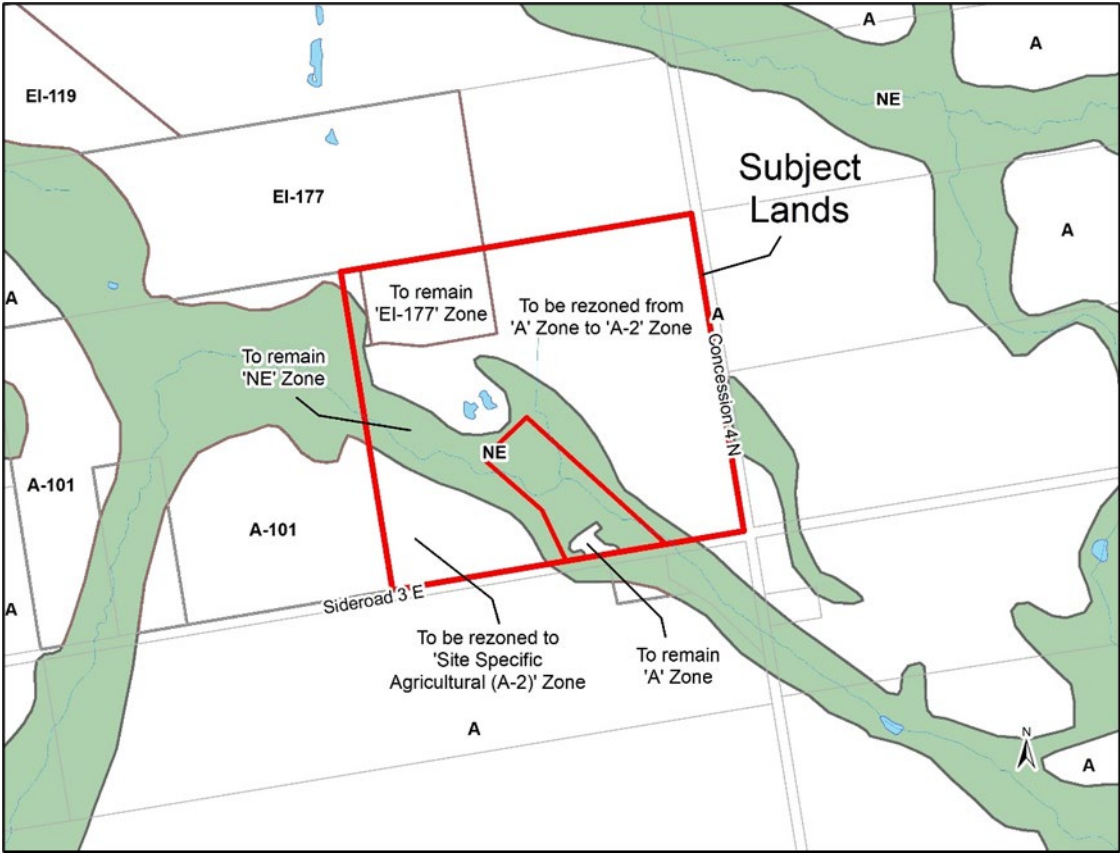
ANDREW LENNOX, MAYOR

KARREN WALLACE, CLERK

THE TOWNSHIP OF WELLINGTON NORTH

BY-LAW NO. 029-2024

Schedule "A"



This is Schedule "A" to By-law 029-2024

Passed this 8th day of April 2024

MAYOR

CLERK

EXPLANATORY NOTE

BY-LAW NUMBER 029-2024

THE LOCATION OF THE SUBJECT LANDS

The subject property is legally described as Concession 5, Part Lot 6 with civic address of 7572 Sideroad 3 E. The lands subject to the amendment is 37.13ha (91.8 ac) in size and are currently zoned Agriculture (A), Natural Environment (NE) and Agricultural Exception (E1-117) zone.

THE PURPOSE AND EFFECT of the amendment is to rezone the subject lands to restrict future residential development on the severed agricultural parcel. This rezoning is a condition of severance application B90/23, that is granted provisional approval by the Wellington County Land Division Committee. The consent will sever a 37.13 ha (91.8 ac) vacant agriculture parcel from the retained 4.16 ha (10.3 ac) rural residential parcel with an existing dwelling under the surplus farm dwelling policies.



TOWNSHIP OF WELLINGTON NORTH DEPUTATION REQUEST FORM

Name of Deputant	Melissa Kooiman		
Attending as an Individual <input type="checkbox"/>	Representing a Group/Business/Organization <input checked="" type="checkbox"/>		
Name of Group/Business/Organization:	Copernicus Educational Products		
Address:	8194 County Road 109, Arthur, ON. N0G 1A0		
Email:	melissa.kooiman@copernicused.com	Phone:	(519) 265-8087
Meeting Type:	Council <input checked="" type="checkbox"/>	Committee <input type="checkbox"/>	Meeting Date: April 8, 2024.

SUBJECT MATTER: Provide a description of the deputation and the agenda item number if applicable- no more than 150 words

Last summer, Copernicus Educational Products (CEP) piloted 5-weeks of free nature programs for children in the Arthur Community. CEP has applied to The Township for a Zoning By Law Amendment to continue offering free, accessible, year round, land based learning opportunities on the Copernicus Nature Reserve. The Copernicus Outdoor Education Nature Programs (CONEP) initiative, and request for a By Law Amendment, is part of CEPs commitment to Corporate Social Responsibility (CSR) and will not be profitable in nature. In fact, Copernicus Nature Programs have become a significant financial investment CEP is making in the community. This is further outlined in the planning justification report that has been submitted to The Township for review.

RECOMMENDATION/REQUEST OF COUNCIL: What action would you like Council to take-no more than 25 words

We are requesting that Council consider reducing the \$10 000 application fee, as CEP is not making this request to expand business operations for profit.

ESTIMATED FINANCIAL IMPACT

Capital

Operational

I acknowledge that my deputation is limited to five (5) minutes

I have attached the written deputation with this submission.

Signature:  Date: March 27, 2024.

Electronic Signature Accepted

Please submit to:

Karren Wallace, Director Legislative Services/Clerk

7490 Sideroad 7 W PO Box 125, Kenilworth ON N0G 2E0

Email kwallace@wellington-north.com | Phone 519-848-3620 Ext 4227

Notice of Collection/Use/Disclosure: All information submitted in support of meetings of Council/Committee/ Planning deliberations/ is collected in accordance with the Municipal Act, 2001, s. 8 and 239 (1) and may be used in deliberations, and disclosed in full, including email, telephone numbers, names and addresses on agendas and to persons requesting access to records of Council/Committee/Planning Committee. All information submitted to the municipality is subject o disclosure under the Municipal Freedom of Information and Protection of Privacy Act (MFIPPA). Questions about this notice of collection should be directed to the Clerk's office (519) 848-3620.

Township of Wellington North*Deputation Request*

Written Description

Meeting Meeting: April 8th, 2024.

Last summer, Copernicus Educational Products (CEP) piloted 5 weeks of free, nature based programs on the Copernicus Nature Reserve for children within the community of Arthur. CEP has applied for a Zoning By Law Amendment to continue offering land based learning opportunities free to the children & families of Arthur year round.

Copernicus Outdoor Nature Education Programs (CONEP) are part of CEPs commitment to Corporate Social Responsibility (CSR) for the benefit of the community, and will not be profitable in nature. In fact, CONEP will incur a minimum yearly cost of approximately \$45 000 to cover the cost of educator salary and additional insurance.

We view the CONEP initiative in the lens of corporate social responsibility (CSR) and, as is outlined in our submitted planning justification report, equates to a financial value of up to \$173 910 per year that CEP would be investing into the community of Arthur.

We do understand that there will be a fee for the Zoning Bylaw Amendment Application process, as it involves the time and effort of many. However, as CONEP is an initiative that will not be profitable in nature, we are kindly asking Council to consider reducing the \$10 000 fee for the Zoning By-Law Amendment application.

Thank you for taking the time to consider our request.

Kind regards,

Melissa Kooiman | Community Liaison & Program Coordinator

Copernicus Educational Products

THAT the Council of the Corporation of the Township of Wellington North recess the March 25, 2024 Regular Meeting of Council at 7:03 p.m. for the purpose of holding meetings under the Planning Act.

CARRIED

COMMITTEE OF ADJUSTMENT

- A02/24, James and Selema Martin

PUBLIC MEETING

- Lloyd G. Martin, Zoning By-law Amendment

RESUME REGULAR MEETING OF COUNCIL

RESOLUTION: 2024-098

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North resume the March 25, 2024 Regular Meeting of Council at 7:23 p.m.

CARRIED

PASSAGE OF BY-LAWS ARISING FROM PUBLIC MEETING

- a. By-law Number 026-2024 being a by-law to amend By-law 66-01, being a Zoning By-law for the Township of Wellington North. (Part Lot 13, Concession 5 N, with a civic address of 7517 Sideroad 6 East – Lloyd G. Martin, Parochial School)

Councillor Burke left the meeting as she had previously disclosed a pecuniary interest.

RESOLUTION: 2024-099

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT By-law Number 026-2024 being a by-law to amend By-law 66-01, being a Zoning By-law for the Township of Wellington North be read and passed. (Part Lot 13, Concession 5 N, with a civic address of 7517 Sideroad 6 East – Lloyd G. Martin, Parochial School)

CARRIED

Councillor Burke returned to the meeting.

DEPUTATIONS

1. H. Joy Lippai

- Request for Council to establish a municipal shredding program

Ms. Lippai appeared before Council to request that a municipal shredding program be established as an antidote to identity theft.

QUESTIONS ON AGENDA ITEMS

No questions on agenda items were tabled.

ADOPTION OF MINUTES OF COUNCIL AND PUBLIC MEETING

1. Regular Meeting of Council, March 11, 2024
2. Public Meeting, March 11, 2024

RESOLUTION: 2024-100

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT the minutes of the Regular Meeting of Council and the Public Meeting held on March 11, 2024 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

3b, 7b

ADOPTION OF ALL ITEMS NOT REQUIRING SEPARATE DISCUSSION

RESOLUTION: 2024-101

Moved: Councillor Burke

Seconded: Councillor McCabe

THAT all items listed under Items For Consideration on the March 25, 2024 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 Business Improvement Area Association Meeting held on March 12th, 2024.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Mount Forest District Chamber of Commerce Board Meeting held on February 13, 2024.

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 February 4th, 2024.

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 January 17, 2024.

THAT the Council of the Corporation of the Township of Wellington North receive Report CBO 2024-003 being the Building Permit Review for the month of January 2024.

THAT the Council of the Corporation of the Township of Wellington North receive Report CBO 2024-004 being the Building Permit Review for the month of February 2024.

THAT the Council of the Corporation of the Township of Wellington North receive for information Report C&ED 2024-009 Saugeen Connects Partnership.

THAT the Council of the Corporation of the Township of Wellington North receive for information EDO 2024-011 Mayors Roundtable.

THAT the Council of the Corporation of the Township of Wellington North receive the Vendor Cheque Register Report dated March 18, 2024.

THAT the Council of the Corporation of the Township of Wellington North receive or information Report TR2024-003 being 2023 Council remuneration.

THAT the Council of the Corporation of the Township of Wellington North receive Report INF 2024-005 award of the Asphalt Program;
AND THAT Council authorize the Mayor and Clerk to sign any necessary agreements with E.C. King Contracting to execute the Asphalt Program project.

THAT the Council of the Corporation of the Township of Wellington North receive Report INF 2024-006 award of the Smith Street Reconstruction and Pedestrian Cross-over project;
AND THAT Council authorize the Mayor and Clerk to sign any necessary agreements with Cox Construction Limited to execute the Smith Street Reconstruction and Pedestrian Cross-over project.

THAT the Council of the Corporation of the Township of Wellington North receive Report INF 2024-007 award of the Fergus Street North Reconstruction project;
AND THAT Council authorize the Mayor and Clerk to sign any necessary agreements with Kurtis Smith Excavating Inc to execute the Fergus Street North Reconstruction project.

THAT the Council of the Corporation of the Township of Wellington North receive for information Report CLK 2024-009 AMCTO post 2022 municipal election report.

THAT the Council of the Corporation of the Township of Wellington North receive the Crime Stopper Guelph Wellington, Spring 2024 Newsletter.

CARRIED

CONSIDERATION OF ITEMS FOR SEPARATE DISCUSSION AND ADOPTION

RESOLUTION: 2024-102

Moved: Councillor Burke

Seconded: Councillor McCabe

THAT the Council of the Corporation of the Township of Wellington North receive Report C&ED 2024-010,

AND THAT Council supports the application being submitted to the Ontario Trillium Foundation's Community Investments Grants – Capital Grants for the following projects:

- Conn Community Park (15 Wood Street, Conn) for drainage improvements, fill, engineered wood fibre and playground equipment.

- Lion Merv Weber Playground (495 Queen Street West, Mount Forest) for drainage improvements, engineered wood fibre and playground equipment.

CARRIED

RESOLUTION: 2024-103

Moved: Councillor Hern

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the Ausable Bayfield Maitland Valley Source Protection Region, correspondence to Honourable Lisa Thompson, Ontario Minister of Agriculture, Food and Rural Affairs, dated February 26th, 2024, regarding recommended phase out of free well water testing in the 2023 Auditor General's report.

AND THAT the Council of the Corporation of the Township of Wellington North support the Ausable Bayfield Maitland Valley Source Protection Region motion #SPC: 2024-02-04 requesting that the province not proceed with the recommended phase out of free private well testing in Ontario.

CARRIED

NOTICE OF MOTION

Councillor McCabe brought forth the following motion:

WHEREAS, Margarett Rae Morrison Luckock, known as Rae Luckock was a feminist, social justice activist, peace activist and, with Agnes Macphail, one of the first two women elected to the Legislative Assembly of Ontario, in 1943;

AND whereas Margarett was originally from Arthur, in the Township of Wellington North;

AND whereas the remarkable history of this woman has been in the shadows for far too long;

I am introducing a Notice of Motion to have staff consult with the Province to investigate the feasibility of having a plaque commissioned in memory of Margarett in a similar manner to the plaque installed in memory of her father, James Morrison and bring a report back to Council with a recommendation, costing, timelines and suitable public location for the plaque.

COMMUNITY GROUP MEETING PROGRAM REPORT

Councillor Renken (Ward 1):

- The Cultural Roundtable held their first meeting under new leadership on March 21st. She looks forward to videos of Cultural Moments prepared by Mike Wilson, Community Development Coordinator.

BY-LAWS

- a. By-law Number 6001-2024 being a by-law to regulate, prohibit and otherwise control noise in the Township of Wellington North and to repeal By-law 5001-05

- b. By-law Number 025-2024 being a by-law to amend By-law 102-2023 being a by-law to establish the fees and charges for various services provided by the municipality

RESOLUTION: 2024-104

Moved: Councillor Hern

Seconded: Councillor McCabe

THAT By-law Number 6001-2024 and 025-2024 be read and passed.

CARRIED

CULTURAL MOMENT

- Art Contest Celebrating Wellington North's 25th Anniversary

This year, 2024, is the 25th anniversary of the Township of Wellington North!

In 1999, the Town of Mount Forest, Village of Arthur, Township of West Luther, Township of Arthur, and selected outlying regions in the townships of Peel and West Garafraxa came together to form the Township of Wellington North.

As part of the celebration of this milestone, earlier this year the Township announced a contest that could result in up to three pieces of flat art to be installed outdoors in three key places: the Mount Forest & District Sports Complex, the Municipal Office in Kenilworth, and Arthur & Area Community Centre.

The judging process will involve both members of the Council and the Cultural Roundtable, an advisory committee to the Council. Each winning artist will be awarded \$1,000, with the announcement of the winners scheduled for later in the year. Once installed, these pieces will be visible to numerous individuals on a daily basis.

For complete rules, please visit www.wellington-north.com. If you wish to participate, kindly submit your idea or draft prototype for the artwork installation to volunteer@wellington-north.com by April 12. It's important to note that the artwork doesn't have to be completed by this date. Concepts will be transferred onto flat material suitable for mounting in the specified locations. Any inquiries can be directed to Tasha Grafos at the Township via tgrafos@wellington-north.com.

Celebration in art form is a lasting statement of our community spirit. We welcome these expressions of how great it is to live in Wellington North!

Submitted by Doris Cassan, Wellington North Cultural Roundtable

CONFIRMING BY-LAW

RESOLUTION: 2024-105

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT By-law Number 027-2024 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 March 25, 2024 be read and passed.

CARRIED

ADJOURNMENT

RESOLUTION: 2024-106

Moved: Councillor Hern

Seconded: Councillor Burke

THAT the Regular Council meeting of March 25, 2024 be adjourned at 8:11 p.m.

CARRIED

MAYOR

CLERK

THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
 PUBLIC MEETING MINUTES MARCH 25, 2024 @ 7:00 P.M.
 HYBRID MEETING – IN PERSON AND VIA WEB CONFERENCING
<https://www.youtube.com/watch?v=lrWPKb4MFL0>

Members Present: **Acting Mayor:** Penny Renken
 Councillors: Sherry Burke (via Zoom)
 Lisa Hern
 Steve McCabe

Members Absent: **Mayor:** Andrew Lennox

Staff Present:

Chief Administrative Officer:	Brooke Lambert
Director of Legislative Services/Clerk:	Karren Wallace
Deputy Clerk:	Catherine Conrad
Executive Assistant to CAO:	Tasha Grafos
Director of Finance:	Jeremiah Idialu
Human Resources Manager:	Amy Tollefson
Chief Building Official:	Darren Jones
Manager Community & Economic Development:	Mandy Jones
Recreation Service Manager:	Tom Bowden
Manager of Development Planning:	Curtis Marshall

CALLING TO ORDER

Acting Mayor Renken called to order at 7:13 p.m.

DISCLOSURE OF PECUNIARY INTEREST

Councillor Burke disclosed a pecuniary interest with Application ZBA 03/24 Lloyd G. Martin, as her employer is actively working on this application and she left the meeting.

OWNERS/APPLICANT

ZBA 03/24 Lloyd G Martin

LOCATION OF THE SUBJECT LAND

The land subject to the proposed amendment is described as Part of Lot 13, Concession 5 N with the civic address of 7517 Sideroad 6 East. The subject property is approximately 41.4 ha (102.3 ac) in size.

PURPOSE AND EFFECT OF THE APPLICATION

The purpose and effect of the proposed amendment is to rezone a portion of the subject lands (approx. 0.8 ha) from Agricultural (A) Zone to Agricultural Site Specific (A-xx) Zone, in order to permit the construction of a Parochial School. Additional relief may be considered at this meeting.

NOTICE

Notices were mailed to property owners within 120 meters of the subject property as well as the applicable agencies and posted on the subject property on March 4, 2024.

PRESENTATIONS

Jessica Rahim, Senior Planner, and Jamie Barnes, Junior Planner County of Wellington, Township of Wellington North

- Planning Report dated March 15, 2024

Curtis Marshall, Manager of Development Planning, presented the Planning Report prepared by Jessica Rahim, Senior Planner, and Jamie Barnes, Junior Planner County of Wellington, Township of Wellington North, dated March 15, 2024.

PLANNING OPINION

This purpose of this zoning amendment is to rezone a portion of the lands (approximately 0.8 ha) from Agricultural (A) to Agricultural Exception Zone to facilitate the development of a new parochial school. The Official Plan provides policies to address this type of development in the prime agricultural area.

Planning Staff are of the opinion that the zoning by-law amendment to permit a parochial school on the property is consistent with Provincial Policy and conforms with the County Official Plan.

Planning Staff have also prepared a draft zoning by-law amendment for Council's consideration.

INTRODUCTION

The land subject to the proposed amendment is described as Part Lot 13, Concession 5 N, with a civic address of 7517 Sideroad 6 East. The property is approximately 41.4 hectares (102.3 acres) in size with an existing dwelling, shed, barn and manure tank.

PROPOSAL

The purpose of the amendment is to rezone a portion of the subject lands (approx. 0.8 ha) from Agriculture (A) Zone to Site Specific Agriculture (A-124) Zone to allow the construction of a new parochial school.

PROVINCIAL POLICY STATEMENT (PPS)

The subject property is considered to be within the RURAL AREA. Rural areas are important to the economic success of the Province and our quality of life. Rural areas are a system of lands that may include rural settlement areas, rural lands, prime agricultural areas, natural heritage features and areas, and other resource areas. Ontario's rural areas have diverse population levels, natural resources, geographies and physical characteristics, and economies. Across rural Ontario, local circumstances vary by region.

Section 1.1.4.1 states that:

Healthy, integrated and viable areas should be supported by:

- a) building upon rural character, and leveraging rural amenities and assets;

And Section 1.1.5.4 states that:

Development that is compatible with the rural landscape and can be sustained by rural service levels should be promoted.

WELLINGTON COUNTY OFFICIAL PLAN

The subject property is designated PRIME AGRICULTURAL and CORE GREENLANDS. Identifying features include Grand River Conservation Authority Flood Plain, Wetlands, and Slope Valley in the Wellington County Official Plan. The proposed parochial school is located outside the Core Greenland features on the property. Section 6.4.8, permits Community Services Facilities. This includes schools for "...schools, churches and cemeteries required for local communities that rely extensively on horse drawn vehicles as their sole means of transportation." It is our understanding that the proposed parochial school will be servicing the local Mennonite Community, who rely exclusively on horse and buggy transportation.

The establishment of new community service facilities may only be allowed through a zoning by-law amendment where need and alternative locations have been adequately addressed. Section 4.3.3 of the Official Plan provides policy direction in this regard. The surrounding livestock facilities are not further impacted or limited with respect to MDS 1 or MDS 11.

WELLINGTON NORTH ZONING BY-LAW

The subject lands are currently zoned Agricultural (A) and Natural Environment (NE). The draft by-law will place a portion of the subject property approximately 0.8 ha (2 ac) within the Agricultural Exception Zone. The site specific provision will allow for an additional use of a parochial school and associated accessory uses subject to the regulations for reduced lots in an Agricultural zone.

PLANNING DISCUSSION

Land Use Compatibility

It is the County's position that an Agricultural Exception zone is preferable to an Institution (IN) zone for regulating parochial schools. Applying a site specific agricultural zone will not further affect MDS since it is still considered an agricultural use, however it will limit any other institutional uses which may not be compatible in a Prime Agricultural area.

Minimum Distance Separation (MDS) Document

Section 2.3.3.3 of the PPS requires that new land uses in prime agricultural areas, shall comply with the minimum distance separation formulae. MDS guideline 37 (MDS Setbacks for Churches, Schools, and Cemeteries Used Primarily by Community Reliant on Horse-Drawn Transportation) states:

"Normally churches, schools and cemetery are considered Type B land uses as they are institutional uses; however, existing, new and expanding churches, school and cemeteries intended to primarily serve a community which relies on horse-drawn vehicles as a predominate mode of transportation, shall be considered as Type A land uses for the purpose of both MDS I and MDS II."

Planning Staff are satisfied that MDS I setbacks are met to the Type A (parochial school) use and we have no concerns.

Draft Zoning By-law Amendment

A draft zoning by-law amendment has been prepared and attached to this report for Council's consideration.

CORRESPONDENCE FOR COUNCIL'S REVIEW

Jessica Conroy, Resource Planner, Grand River Conservation Authority

- correspondence dated March 21, 2024 – no objection

REQUEST FOR NOTICE OF DECISION

The by-law will be considered at the regular council meeting following the public meeting. Persons wishing notice of the passing of the by-law must submit a written request.

MAYOR OPENS FLOOR FOR COMMENTS/QUESTIONS

Lloyd G. Martin, Applicant, was present to answer questions regarding the application.

COMMENTS/QUESTIONS FROM COUNCIL

Councillor Hern commented that a severance will happen at the County for the parochial school, however, there was a legacy/retirement lot that came off the other corner several years ago. Councillor Hern inquired if it will conform to policies when another lot is severed. Mr. Marshall commented that severances for legacy/retirement lots are no longer permitted; however, the lot does exist and is allowed to exist. In the prime agricultural area under the current policies there are very limited opportunities for new building lots. They can be for agricultural related uses that specifically serve agriculture. There are provisions for community service facilities, which could include a proposed school, that serves residents whose primary mode of transportation is horse and buggy. The other types of severances are surplus farm dwellings or lot line adjustments.

ADJOURNMENT

RESOLUTION: PM-2024-003

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT the Public meeting of March 25, 2024 be adjourned at 7:22 p.m.

CARRIED

ACTING MAYOR

CLERK



Grand River Conservation Authority

Summary of the General Membership Meeting – March 22, 2024

To GRCA/GRCF Boards and Grand River watershed municipalities - Please share as appropriate.

Action Items

The Board approved the resolutions in the following reports as presented in the agenda:

- GM-03-24-29 - Financial Summary
- GM-03-24-18 - Guelph Lake Nature Centre Tender Award
- GM-03-24-16 - 2024 Replacement Vehicle Purchase
- GM-03-24-17 - Road Site Preparation and Surface Treatment Tender
- GM-03-24-19 - Monitoring and Maintenance of Alarm Systems, CCTV, and Control Access Systems
- GM-03-24-20 - Byng Island Concession Stand to Washroom Renovation
- GM-03-24-21 - 2024-2026 Cottage Lot Curbside Garbage and Recycling Materials Collection, Processing, and Disposal Contract
- GM-03-24-27 - Implementation of Legislative and Regulatory Changes under the Conservation Authorities Act - Ontario Regulation 41/24
- GM-03-24-28 - Proposed By-law 1-2024
- GM-03-24-22 - Bridgeport Dike Capacity Improvement Environmental Assessment Study Contract Budget Increase
- GM-03-24-31 - Requests for Proposals - Engineering Consulting Services, Permits and Plan Review

Information Items

The Board received the following reports as information:

- GM-03-24-26 - Cash and Investment Status
- GM-03-24-24 - Conservation Areas Revenue and Expenses
- GM-03-24-25 - Seasonal Camping Program and Byng Island Seasonal Camping Plan Update
- GM-03-24-23 - Landowner Stewardship Grant Funding Agreement Renewals
- GM-03-24-30 - Current Watershed Conditions

Correspondence

The Board received the following correspondence:

- Paul Salvini, Grand River Conservation Foundation Chair - Guelph Lake Nature Centre Support
- Minister of Natural Resources and Forestry – Provincial Offences Act Officer Designations

Source Protection Authority

The General Membership of the GRCA also acts as the Source Protection Authority Board. No meeting was held this month.

For full information, please refer to the [March 22 Agenda Package](#). Complete agenda packages and minutes of past meetings can be viewed on our [online calendar](#). The minutes of this meeting will be posted on our online calendar following approval at the next meeting of the General Membership.

You are receiving this email as a GRCA board member, GRCF board member, or a Grand River watershed member municipality. If you do not wish to receive this monthly summary, please respond to this email with the word 'unsubscribe'.



Membership Minutes

Membership Meeting #1-2024

January 24, 2024

Members Present: Alison Lobb, Ed McGugan, Alvin McLellan, Evan Hickey, Sharen Zinn, Megan Gibson, Ed Podniewicz, Andrew Fournier, Matt Duncan, Vanessa Kelly

Members Absent: Anita Van Hittersum

Staff Present: Phil Beard, General Manager-Secretary-Treasurer
Jayne Thompson, Communications, GIS, IT Coordinator
Stewart Lockie, Conservation Areas Services Coordinator
Donna Clarkson, Source Water Protection Specialist
Michelle Quipp, Executive Assistant

Others Present: Cory Bilyea, Reporter, Midwestern News

1. Call to Order

Chair, Matt Duncan, welcomed everyone and called the meeting to order at 7:00pm.

2. Declaration of Pecuniary Interest

There were no pecuniary interests at this time.

3. Minutes

The minutes from the Maitland Valley Conservation Authority (MVCA) General Membership Meeting #12-2023 held on December 20, 2023

Motion FA #1-24

Moved by: Megan Gibson **Seconded by:** Alvin McLellan

THAT the minutes from the General Membership Meeting #12-2023 on December 20, 2023, be approved.
(carried)

4. Business Out of the Minutes

- a) Watershed Stewardship Fees: Report #1-2024

Report #1-2024 was presented to the members and the following motion was made:

Motion FA #2-24

Moved by: Alvin McLellan **Seconded by:** Ed McGugan

THAT the Additional 2024 stewardship Fees be approved
(carried)

- b) Revised Agenda for 2024 Annual Meeting: Report #2-2023

Report #2-2024 was presented to the members and the following motion was made:

Motion FA #3-24

Moved by: Sharen Zinn **Seconded by:** Megan Gibson

THAT the revised agenda be approved as outlined in Report #2-2024.
(carried)

- c) Declarations for Chair, Vice, and Second Vice for 2024: Report #3-2024

Report #3-2024 was presented to the members for their information.

The following Members declared their intention to run: Ed McGugan for Chair, Matt Duncan for Vice, and Evan Hickey for Second Vice.

5. Business Requiring Decision and or Direction:

- a) Review of Members 2023 Work Plan: Report #4-2024

Report #4-2024 was presented to the members for their information.

- b) 2023 Year End Revenue/Expenditure Review: Report #5-2024

Report #5-2024 was presented to the members and the following motion was made:

Motion FA #4-23**Moved by:** Megan Gibson**Seconded by:** Ed Podniewicz

THAT the year-end surpluses and deficits outlined in Report #5-2024 be directed to the appropriate accumulated surplus categories;
 AND THAT all deferred revenue be directed to the designated projects in the 2024 draft budget.
 (carried)

c) Review of 2024 Members Manual: Report #6-2024

Report #6-2024 was presented to the members and the following motion was made:

Motion FA #5-23**Moved by:** Sharen Zinn**Seconded by:** Ed McGugan

THAT The Members Manual for 2024 be adopted.
 (carried)

d) Proposed Amendment to Personnel Policy: Report #7-2024

Report #7-2024 was presented to the members and the following motion was made:

Motion FA #6-24**Moved by:** Alison Lobb**Seconded by:** Alvin McLellan

THAT the Personnel Policy be amended to state that employees will be paid for vacation days that exceed the two-week carryover limit for work-related reasons. The payout of these vacation days must be approved by the General Manager Secretary Treasurer, or the Chair in the case of the General Manager Secretary Treasurer;

AND THAT that the Restoration Supervisor be paid for the 10.9 days of vacation that out of the 2024 budget;

AND FURTHER THAT the Communications-GIS-IT Coordinator be paid for 5.3 days of vacation out of the 2024 budget.

(carried)

e) Letter from the Township of Howick Re: Grass Cutting Gorrie Conservation Area

The letter from the Township of Howick about Grass Cutting Gorrie Conservation Area was presented to the members for their information.

The following Motion was made:

Motion FA #7-23**Moved by:** Alvin McLellan**Seconded by:** Sharen Zinn

THAT Stewart Lockie investigates options for grass cutting and naturalization at the Gorrie Conservation Area.
(carried)

Consent Agenda:

The following items were circulated to the Members for their information:

- a) Revenue-Expenditure Report for November: Report #8-2024
- b) Final Submission Programs & Services-MNRF: Report #9-2024

Motion FA #8-24**Moved by:** Ed McGugan**Seconded by:** Megan Gibson

THAT Report #8-9 along with the respective motions as outlined in the Consent Agenda be approved.
(carried)

6. Chair and Members Report

Ed McGugan reported on attending the Saugeen Valley Conservation Authority AGM.

- 7. Adjournment:** Next meeting: February 14, 2024, at 2:00pm at the Wroxeter Community Centre in the upstairs hall.

Motion FA #9-24**Moved by:** Megan Gibson**Seconded by:** Alvin McLellan

THAT the Members Meeting be adjourned at 7: 50pm.
(carried)




Matt Duncan
Chair

Phil Beard
General Manager / Secretary-Treasurer



Membership Minutes

Annual Meeting of the Membership#2-2024

February 14, 2024

Members Present: Alison Lobb, Ed McGugan, Alvin McLellan, Sharen Zinn, Ed Podniewicz, Matt Duncan, Vanessa Kelly, Anita Van Hittersum

Members Absent: Megan Gibson, Andrew Fournier, Evan Hickey

Staff Present: Phil Beard, Jayne Thompson, Michelle Quipp, Erica Magee, Mat Shetler, Jason Moir, Stewart Lockie, Barry Skinn, Cheryl Dobbyn, Danielle Livingston, Donna Clark, Elizabeth Huber-Hidby, Emily Shaw, Jeff Winzenrid, Karlene Zurbrigg, Marissa Roefs, Shannon Millar, Tim Prentice, Dave Nuhn

Others Present: Kriss Snell, John Thompson, Beth Ross, Erik Downing, Alana Dick, Amy Gangl; Rachel White; Ted Briggs, Bill Strong, Deb Shewfelt, Jim Campbell, Vince Judge, Glen McNeil, David Yates, Cory Bilyea, Jeff Brick, Jamie Heffer, Geoff King, Terry Fisk, Art Versteeg, Wilf Gamble, Marg Beard, Angela Coleman, Paul Heffer, Rosemary Rognvaldson, Dave Grummett, Shirley Moore, Larry Allison, Dave Turton, Dianne Dosman, Marg Anderson, Jim Ginn

1. Welcome by the Chair

Chair, Matt Duncan, welcomed everyone and called the meeting to order at 2:00pm.

2. Introduction of the Members of Maitland Conservation for 2024

Chair Duncan invited all the Members of the Maitland Valley Conservation Authority introduce themselves and the Municipalities that they represent.

3. Introduction of Guests

Chair Duncan invited the following dignitaries to introduction themselves on behalf of their organization and to bring remarks: Angela Coleman, Executive Director, Conservation Ontario; Ben Lobb, MP Huron-Bruce, represented by Bill Strong; Glen McNeil, Warden, County of Huron, Mayor of ACW; Jamie Heffer, Mayor, Municipality of Morris-Turnberry; and Paul Heffer, Reeve, Township

of North Huron.

Chair Duncan introduced past Chairs, Vice Chairs and Second Vice Chairs of MCVA attending: George Wicke, Vince Judge, Wilf Gamble, Deb Shewfelt, Art Versteeg, Jim Campbell, Dave Turton and Terry Fisk.

4. Chair's Remarks

I have had the privilege of serving as MVCA's Chair for the past two years.

It has been an honour to work with the members over that time.

We have accomplished a lot and have worked well together to make decisions that are in the best interests of the health of the watershed.

As many of you may know we are fortunate to have some of the most productive farmland in Ontario

We also have some of the finest hardwood forests in Ontario.

The Maitland River is one of the best small mouth bass rivers in Southwestern Ontario.

The Lake Huron shoreline is highly valued for recreation and tourism.

These are all natural assets that help sustain prosperity in the Maitland watershed.

These natural resources are also the foundation of our life support system, along with clean air and a stable climate.

As you know the Provincial Government passed a regulation requiring conservation authorities to enter into an agreement with their member municipalities for programs and services that the Province considered to be non-mandatory.

These programs included watershed stewardship and watershed health. MVCA's Vision is working for a Healthy Environment, therefore it is critical that MVCA continue to provide programs that help to improve the health of rivers, forests, and soil.

MVCA Member municipalities agreed to continue to support these programs.

MVCA was one of the first if not the first conservation authority in the province to have an agreement in place with all its member municipalities.

Some of the other highlights for me from the past year include:

- developing an agreement with the Municipality of North Perth to lease the Galbraith Conservation Area
- the Watershed Stewardship work that we were able to undertake in cooperation with landowners and community groups in 2023
- a total of 179 stewardship projects were carried out in 2023 through the Huron and Wellington County Clean Water Projects
- the Forest Health assessment that was completed in 2023, this groundbreaking work will lead to the development of new approaches for improving the health of forests
- the coastal resiliency project that MVCA is leading to identify ways to use nature-based approaches to improving the health of the Lake Huron shoreline
- the continued success of the Falls Reserve Conservation Area for camping, hiking, swimming, and fishing.
- It is a natural gem that is highly valued by the public
- in 2023 accessible washrooms and showers were added
- The construction of the bat condo at the Wawanosh Valley Conservation Area, to provide

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habitat for the colony of little brown bats now that the barn has been removed

- And finally, OMAFRA and MECP's continuing leadership and support for the Healthy Lake Huron collaborative.

- It is a model for how Federal and Provincial governments can work together with conservation authorities, counties, health units and other community groups to improve the health and resiliency of the rivers and streams that flow into Lake Huron.

- I would like to especially thank our MPP Lisa Thompson for her willingness to continue to champion the continuation of the Healthy Lake Huron initiative. You will hear more about this initiative later in our program.

To our member municipalities, I would like to thank you for your continued support of MVCA over the past year.

We appreciate your willingness to continue to support our work.

We can accomplish a lot and be more effective when we work together.

I would like to thank the Maitland Conservation Foundation and the John Hindmarsh Environmental Trust Fund Board for their continuing efforts to raise funds to help MVCA to upgrade the infrastructure in our conservation areas and to use for restoring natural areas across the watershed.

I would also like to thank the staff for their dedication and commitment to improve the health of the watershed.

Your professionalism and work ethic are appreciated by the members.

- In closing I thank the members for their support over the past two years and I look forward to continuing to serve as a member of MVCA.

5. Staff Service Awards

Chair Duncan and Vice Chair McGugan announced staff service awards:

- a) Mat Shetler, Watershed Monitoring Specialist: 15 years
- b) Jason Moir, Park Superintendent Falls Reserve Conservation Area: 20 years
- c) Stewart Lockie, Conservation Areas Coordinator: 25 years
- d) Erica Magee, Executive Assistant: 25 years

6. Election of Officers: Maitland Conservation & Maitland Source Protection Authority

a) Appointment of Presiding Officer and Scrutineers

Chair Duncan called for an appointment of a Presiding Officer for the election of Chair.

Motion FA #10-2024

Moved by: Alison Lobb **Seconded by:** Alvin McLellan

THAT Glen McNeill act as the Presiding Officer for the election of Chair, Vice, and Second Vice for the Maitland Valley Conservation Authority (MVCA) and the Maitland Source Protection Authority (MSPA).

(carried)

b) Election of Chair for 2024

Presiding Officer McNeill called for nominations for the position of Chair for the Maitland Valley Conservation Authority and the Maitland Source Protection Authority for 2024.

Motion FA #12-24

Moved by: Alvin McLellan

THAT Ed McGugan be nominated for Chair of the MVCA and the MSPA for 2024.

(carried)

Presiding Officer McNeill called for nominations for the Chair position two more times. There were no further nominations and the Presiding Officer called for a motion to close nominations.

Motion FA #13-24

Moved by: Sharen Zinn

Seconded by: Ed Podniewicz

THAT nominations for the position of Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024 be closed.

(carried)

Ed McGugan agreed to stand for the position of Chair in 2024.

Presiding Officer, McNeill declared Ed McGugan as the Chair of the MVCA and MSPA for 2024.

c) Election of Vice-Chair for 2024

Ed McGugan, Chair called for nominations for the position of Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024.

Motion FA #14-24

Moved by: Alvin McLellan

THAT Matt Duncan be nominated for Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024.

(carried)

The Chair called for further nominations for Vice-Chair two more times and no others were made so then called for a motion to close nominations.

Motion FA #15-24

Moved by: Anita Van Hittersum

Seconded by: Sharen Zinn

THAT nominations for the position of Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024 be closed.

(carried)

Matt Duncan accepted the Vice-Chair position.

The Chair declared Matt Duncan Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024.

d) Election of 2nd Vice-Chair for 2024

The Chair called for nominations for the position of 2nd Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024.

Motion FA #16-24

Moved by: Alvin McLellan

THAT Evan Hickey be nominated for 2nd Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024.

(carried)

Evan Hickey agreed to stand for the position of 2nd Chair in 2024.

The Chair called for further nominations for 2nd Vice-Chair and this motion was made.

Motion FA #17-24

Moved by: Sharen Zinn **Seconded by:** Vanessa Kelly

THAT nominations for the position of 2nd Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024 be closed.

(carried)

Chair McGugan declared Evan Hickey as 2nd Vice-Chair of the Maitland Valley Conservation Authority and Maitland Source Protection Authority for 2024.

7. “We Are Inspired by Nature” Campaign Update: Kriss Snell, Chair, Maitland Conservation Foundation

Chair Snell provided an overview of the MCF’s “Inspired by Nature” campaign. He announced that the MCF raised \$104,000 in 2023 that can be used for nature restoration projects and for improving infrastructure in MVCA’s conservation areas.

8. Presentations: “Celebrating Partnerships”

- a) Healthy Lake Huron: Ted Briggs, Great Lakes Advisor, Ministry of Environment, Conservation & Parks
- b) Trails-Gorrie Conservation Area: Alana Dick, Administrative Assistant, Township of Howick
- c) Galbraith Conservation Area Agreement: Amy Gangl, Manager of Programs, Municipality of North Perth
- d) Huron Clean Water Project: Rachel White, Biologist, County of Huron

The Chair thanked each of the presenters for partnering with MVCA on these projects.

9. Adoption of Meeting Schedule for 2024: Report #10-2024

Report #10-2024 was presented to the members and the following motion was made:

Motion FA #18-24

Moved by: Anita Van Hittersum **Seconded by:** Vanessa Kelly

THAT the meeting schedule for 2024 be approved as outlined in Report #10-2024.

10. Closing Remarks: Chair, MVCA

Chair, McGugan thanked everyone for attending the Maitland Valley Conservation annual meeting and asked everyone to stay for a social time after the meeting is adjourned.

11. Adjournment:

Next meeting: March 20, 2024, at 7:00pm at MVCA's Admin. Centre located in Wroxeter.

Motion FA #19-24

Moved by: Vanessa Kelly **Seconded by:** Sharen Zinn

THAT the Members Meeting be adjourned at 3:26pm.
(carried)



Ed McGugan
Chair



Phil Beard
General Manager / Secretary-Treasurer

January 24, 2024

**Maitland Source Protection Authority (MSPA) Meeting #1-24
Minutes**

Members Present: Alison Lobb, Ed McGugan, Alvin McLellan, Matt Duncan, ,
Sharen Zinn, Ed Podniewicz, Megan Gibson, Andrew
Fournier, Evan Hickey, Vanessa Kelly

Members Absent: Anita van Hittersum

Staff Present: Phil Beard, General Manager-Secretary-Treasurer
Jayne Thompson, Communications, GIS, IT Coordinator
Stewart Lockie, Conservation Areas Services Coordinator
Donna Clarkson, Source Water Protection Specialist
Michelle Quipp, Executive Assistant

Others Present: Cory Bilyea, Midwestern Newspapers

Motion MSPA #1-24

Moved by: Ed McGugan **Seconded by:** Vanessa Kelly

THAT the Members move into the Maitland Source Protection Authority meeting.
(carried)

a) Approval of the Minutes from MSPA Meeting #2-2024 held on September 20, 2023:

Motion MSPA #2-24

Moved by: Megan Gibson **Seconded by:** Alvin McLellan

THAT the minutes from the MSPA meeting #2-23 of September 20, 2023 be approved.
(carried)

b) Program update: MSPA Report # 1-2024



Report #1-2024 was presented to the members for their information. No motion was made.

c) Proposed Update to Maitland Source Protection Plan to incorporate changes to Century Heights (Saltford) and Lucknow wells: MSPA Report #2-2024

Report #2-2024 was presented to the members for their information.

d) Adjournment

The meeting adjourned at 8 pm with this motion:

Motion MSPA #3-24

Moved by: Vanessa Kelly

Seconded by: Alison Lobb

THAT the MSPA meeting be adjourned.
(carried)



Matt Duncan
Chair



Phil Beard
General Manager / Secretary-Treasurer

Mount Forest District Chamber of Commerce

Board Meeting Minutes

March 12th, 2024

I. Call to Order

Sharon Wenger called to order the regular meeting of the Mount Forest Chamber of Commerce Board of Directors at 4:35 pm on March 12th, in the Chamber Board Room.

II. Roll Call

Members in attendance to the meeting were:

- Sharon Wenger President
- Chris Holden Director
- Melanie Robinson Director
- Shawn McLeod Past President
- Stacey Stevenson Office Administrator
- Robyn Mulder Economic Development Office

III. Economic Development Report –Robyn Mulder

Robyn Mulder, new Economic Development Officer with the Township of Wellington North introduced herself to the Chamber Board. Robyn previously worked with the Chamber of Commerce in Centre Wellington, with 350 members. Robyn asked if the Chamber applies for a lot of grants; outside of Canada Summer Jobs, it's not a significant avenue. Robyn asked if the Chamber hosts Business After 5 or Breakfast Business Meetings; Robyn suggested a "relaunch" strategy, to refresh or reintroduce benefits of membership, as well as a new banner. Robyn will connect Stacey with Anne Shanahan at the Erin Chamber of Commerce for ideas and resources. Robyn has also been working with Saugeen Connects and their Cultural Roundtable group on four grant applications. Along with Minto and Mapleton, Wellington North is working on new and old cultural and tourism concepts.

IV. Council Notes – Lisa Hern (not present)

V. Approval of Minutes for February 2024

Minutes and financials for last month will be digitally reviewed and approved.

MOTION to approve –

2nd BY –

All in favour?

VI. Treasurer's Report/Monthly Cheque Log Review and Approval

Minutes and financials for last month will be digitally reviewed and approved.

MOTION to Approve –

2nd BY –

All in favour?

VII. Open Issues

a) Office Operations - Stacey

Georgian Bay Fire Company was into the building, all fire extinguishers and smoke alarms were tested and replaced as necessary; a temporary, portable ramp is being considered for wheelchair access at the back door; the person who rents the boardroom for CPR / First Aid courses is considering weekend classes, if permitted - Sharon said we can install a lockbox to hold the key for the backdoor to allow this.

b) Social Media Update – Stacey

Posts have been started for fireworks and member Monday's.
Social media presence is continually growing.

c) Mount Forest Fireworks Festival Update – Sharon

Entertainment contracts have all been signed, the Entertainment Committee will be meeting soon; sponsorship sits at \$23,300; the Volunteer Committee will meet to begin making calls to volunteers next week.

d) Business After 5:00 – Stacey

Shawn agreed to assist Stacey in coordinating Business After 5 meetings; the next is tentatively planned for Thursday, April 25; also tentatively planned is a brief talk from our new group insurance coverage provider; Robyn also agreed to come in to chat to members about her new role, and the new Ec. Dev. team with the Township; someone will contact the Bowling Alley to see about availability from 5:30 to 7:30 p.m.

e) Membership Update - Stacey

Officers Auto are the latest new members.

VIII. New Business

a) Community Monopoly – Stacey & Chris

Stacey and Chris are to set a meeting to create the price packages for the community game, meeting is scheduled for March 13.

b) A quote for the new by-law books was presented.

Motion to approve the books – Melanie Robinson

2nd by – Chris Holden

All in favour

Adjournment

Meeting adjourned at 5:41 pm, March 12th, 2024

The next meeting will be April 9th at 4:30 in the Chamber board room.



WELLINGTON NORTH CULTURAL ROUNDTABLE COMMITTEE MINUTES THURSDAY MARCH 21, 2024 IN KENILWORTH

Members Present:	Chair Bonny McDougall, Linda Hruska	Doris Cassan, Councillor Penny Renken.	Faye Craig,
Members Absent:	Tim McIntosh, Gerald Townsend	Sue Doherty,	June Turner,
Staff & Guests:	Tasha Grafos Mike Wilson	Mandy Jones	Robyn Mulder

REVIEW AND APPROVAL OF THE AGENDA & MINUTES

Meeting was called to order at 12:10pm by Chair Bonny. The agenda was amended; Robyn modified the date on the Culture Page advertisement, Mike included "Fun Facts" under Other items, and Doris added "Friends of Downtown Arthur" also under Other items. Moved by Linda and seconded by Doris that the agenda for the March 21, 2024 meeting be approved as amended.

CARRIED

Doris requested that the year be added to the minutes.

Moved by Councillor Renken and seconded by Linda that the minutes of the February 18, 2024, meeting be approved as amended.

CARRIED

UPDATE ON WORKPLAN ITEMS

Workplan Item 1 **Wellington North Farmers' Market**. Robyn advised that applications are coming in, with six received to date. Market Box Day for Wellington North has been confirmed for July 30. Robyn has reached out to a couple that have done live music in the past and is waiting to hear back on their availability.

Workplan Item 2 **Cultural Funding and Grants Program**: Mike advised that no applications have been submitted for this program to date. The maximum budget for the grant is \$2,000 and submissions can be made all year. Large culturally significant events only, may apply.

ACTION: Mike to make the application forms printer friendly by reducing the amount of black ink and update the online form so it is fillable.

Workplan Item 3 **Cultural Moments**: Mike showed the committee the video for the Art Contest, which was very well received by all committee members in attendance. An overview of future Cultural moments and who is responsible is outlined below:

ACTION: April 8: Bonny, Arthur Trails. Highlight of the three founding volunteers Jack Benham, Ian Turner, Dave Stack / appreciation for private landowners.

ACTION: April 22: Doris, Anniversary of amalgamation. Complete.

ACTION: May 6: Faye, Arthur Lions Duck Race

ACTION: May 21: Doris, Farm Gate / Wellington North Farmers' Market

ACTION: June 3: Bonny, York Soaring

ACTION: June 24: Doris, History of Kenilworth. George Epoch patented an agricultural grubber.

ACTION: July 8: Bonny, Jessie James

ACTION: July 22: Councillor Renken, Charles McKeller, custodian - putting up the new signage for the cemetery or Frederick Campbell

ACTION: August 12: June, Art Gallery

Workplan Item 4 **Simply explore culture website & domain renewals:**

ACTION: Mike will look at the analytics to see how much traffic the website is getting, as well as take a look at the current content and see if some of it can be transferred over to the Simply Explore website. A recommendation may come to a future Cultural Roundtable Meeting to eliminate this site.

Workplan Item 5 **Wellington North Culture Days:**

25th Anniversary of Amalgamation Art contest and Celebration:

Reminder to committee to get the word out for people to submit their art as we are looking for more submissions prior to April 12th. An idea was shared: A mural highlighting significant landmarks in the community (Arthur and Mount Forest water towers, Mount Forest "High, Healthy, Happy" entrance sign, poppies, trees, wheat/corn, United Church, former municipal logos/crests, etc.).

ACTION: Tasha to connect with June for a list of the vendors that attended the Artisan Showcase in 2023 to send the Art contest to.

Artisan Showcase:

Look at potentially calling this event another name to entice other creative ideas and works. Possibly rebrand.

ACTION: Robyn to add this item to the June agenda for discussion.



Workplan Item 6 **Minto, Hanover, Wellington North Cultural Roundtable Partnership.**

ACTION: Robyn will send out more information and an invitation once all the details are confirmed.

OTHER ITEMS

Heritage designations and heritage discussion:

The Municipality has a registry of designated heritage buildings on the website that is available to the public, with three properties currently listed.

Penny shared a list that was compiled by summer students and Jim, that shows properties that are historically significant and stated that our list should be inclusive, not just municipal properties only.

Additional information is required from Darren and Dale about the process related to identifying historically significant buildings.

ACTION: Community and Economic Development team to follow-up with Dale and Darren on historically significant buildings in the community.

Barn Quilt - plaques:

ACTION: Community and Economic Development to research the meaning behind the Cultural Roundtable logo design and share with the Committee.

ACTION: Doris to investigate a price to create a plaque explaining the meaning of the logo, that will then be installed near the Cultural Roundtable Barn Quilts.

Mount Forest Cemetery:

Mandy advised that the Cultural Roundtable was mentioned at the March 11, 2024, Council meeting related to the Mount Forest Cemetery.

ACTION: Mandy to email out the YouTube link and include the time stamp.

Fun Facts:

Committee to send an email to Mike with ideas and images. These ideas will go out on social media.

Friends of Downtown Arthur:

ACTION: Robyn will add to next agenda.

ROUNDTABLE ANNOUNCEMENTS & DISCUSSION

Faye – Hitching post in Arthur.

ACTION: Faye to explore possibilities

Upcoming events:

- March 29th Grants and Donations Applications due.
- April 14th – 20th is National Volunteer Week and April 18th is our next Volunteer Celebration & Newcomer Welcome in Arthur from 4:30pm – 7:00pm.

DATE OF NEXT MEETINGS & ADJOURNMENT

There will be no April meeting, as everyone is encouraged to register and attend the Volunteer Celebration & Newcomer Welcome in Arthur on April 18th.

May will be a joint meeting with Minto & Hanover, in Hanover, on May 31st from 10:00am to 2:00pm.

Moved by Linda that the Cultural Roundtable Committee meeting be adjourned at 2:10 PM.

CARRIED



SOURCE PROTECTION COMMITTEE

MINUTES – MEETING #93

MEETING: SOURCE PROTECTION COMMITTEE

DATE: NOVEMBER 24, 2023

TIME: 1:00 P.M.

LOCATION: GREY SAUBLE CONSERVATION & VIRTUAL

CALL TO ORDER

Chair called the meeting to order at 1:00 p.m.

In Attendance: Chair, Carl Kuhnke
Andrew Barton, Harley Greenfield, Amy Harrison, Dick Hibma, Les Nichols, Dan Orr, Troy Pelletier, Gord Timmerman

Virtual Attendance: John Rodgers

Proxy Appointed By: John Fruin

Others Present: Carl Seider, Project Manager, Drinking Water Source Protection (DWSP)
Nancy Guest, Recording Secretary, DWSP

Also in Attendance: Karen Gillan, Program Supervisor & Communications Specialist, DWSP
Erik Downing, Acting General Manager/Secretary-Treasurer, Saugeen Conservation (SVCA)
Devin Wilhelm, Water Operator, Chippewas of Nawash First Nation

Regrets: Hugh Simpson, Mitch Twolan

1. Adoption of Agenda

Motion No.
SPC-23-257

Moved by Dick Hibma
Seconded by Andrew Barton

THAT the Agenda be adopted as distributed.

Carried

2. Disclosure of Pecuniary or Conflict of Interest

Source Protection Committee (SPC) members were reminded to disclose any pecuniary interest that may arise during the course of the meeting. No disclosures of pecuniary interest were expressed at this time.

3. Adoption of Minutes

**Motion No.
SPC-23-258**

**Moved by Les Nichols
Seconded by Amy Harrison**

THAT the Minutes of the July 28, 2023 Source Protection Committee meeting be adopted as distributed.

Carried

4. Matters Arising from the Minutes

No matters arose from the previous minutes.

5. Correspondence

Copy of letter from Quinte Source Protection Committee dated October 27, 2023 to the Minister of the Environment, Conservation and Parks respecting source water priorities and concerns was **noted and filed**. Discussions followed respecting the validity of 20-year-old information being used for the Program, as well as stewardship incentives and ongoing education. Based on these discussions, it was noted that a letter would be sent to the Ministry on behalf of the Source Protection Committee in support of the comments made by the Chair of Quinte.

6. Reports

Administration Report 6a

With respect to new or replacement wells being proposed, the Project Manager advised that:

Ripley Well #1 will be abandoned and capped and the system will continue to operate on the remaining drinking water wells with the Wellhead Protection Area (WHPA) adjusted accordingly.

Minto Pines is currently awaiting a Permit to Take Water (PTTW) respecting the new well drilled to replaced Well #1. Well #1A is approximately 6m north of Well #1 and the remaining WHPA will remain the same since both wells draw from the same aquifer. Wellington County staff will complete the work required to provide the technical information. Connection of the new production well to the Minto Pines system is expected in the Spring of 2024.

In Chesley, technical reports on the proposed Well #4, which appears to be drawing from the same aquifer as the existing Well #3, are being reviewed by Arran-Elderslie municipal staff. When finalized, DWSP Staff will review the technical report in order to issue s. 48 Notice for Source

Protection Authority review/approval. The municipality plans to bring Well #4 online by the summer of 2024.

In Teeswater, a new well is being proposed in close proximity to the existing Well #3, and in Durham, a new well is being proposed close to Well #1b. More information on both these wells will be provided as detailed plans become available.

SPC Group 2 Municipal Member Replacement:

The Project Manager advised that a Notice had been issued to the Group 2 municipalities, Saugeen Shores, Kincardine, Huron-Kinloss, South Bruce, Morris-Turnberry and Howick, requesting the names of candidates to replace Mitch Twolan on the Source Protection Committee, who is retiring from the Committee after serving since its inception in 2007. Several possible candidates have been vetted and once an individual has been advanced by the relevant municipalities, the candidate will need to be endorsed by the Source Protection Management Committee, and formally appointed by the lead Source Protection Authority.

Proposed Changes to PTTW Applications:

The Project Manager advised that the MECP, in an effort to make the process simpler, it has made changes to Permit-To-Take-Water applications, which seem reasonable and have little affect on this Region, with only one area in the Region identified with water quantity issues.

Communications Report 6b

The Communications Specialist/Program Supervisor reviewed Communications Report 6b and advised that Staff has been meeting with various municipal staff to establish risk management plans for salt storage and application activities pursuant to policies in the Source Protection Plan (SPP). These meetings have provided an opportunity to review best management practice resources to protect vulnerable drinking water systems as part of local outreach.

Cover crop projects are in the current round of stewardship funding. Other project areas are still available in subsequent rounds. The next project dates are April 1, 2024 to March 31, 2025, and April 1, 2025 to March 31, 2026. A simple application form can be found at: <https://forms.office.com/pages/>. Please contact Jenna Salvatore at Conservation Ontario jsalvatore@conservationontario.ca Cell: 289-338-3336 if more information respecting eligibility is required.

Conservation Ontario continues to support public awareness of the Clean Water Program and has supplied social media campaign materials. The last media campaign (August 23, 2023 to October 11, 2023) was based on seasonal messaging of the Drinking Water Source Protection program. The campaign media posts are being implemented through this Region's Facebook and Twitter accounts.

7. New Business

Stormwater Management Works Policy Report 7a

The Project Manager reviewed Stormwater Management Works Policy Report 7a and advised that a Notice on the Environmental Registry of Ontario (ERO) was issued to streamline environmental permissions for stormwater management under the Environmental Activity and Sector Registry (EASR).

The proposed changes include allowing owners of certain stormwater management works to self-register on the EASR, and streamline approvals and allow self-registration for eligible stormwater management works servicing commercial, institutional, light industrial and multi-unit residential types of activities. The changes will also amend Ontario Regulation 525/98 under the *Ontario Water Resources Act* to exempt some stormwater management works in residential areas from approval requirements and amend Ontario Regulation 287/07 made under the *Clean Water Act, 2006* by removing the need for limiting or restricting the types of policies to be included in source protection plans where a significant drinking water threat is being managed through registration on the EASR, and to allow for amendments to existing source protection plans without following the usual process.

The MECP determined that risks to sources of drinking water can be addressed by the rules proposed in the new EASR regulation. If the activity is a significant drinking water threat, a Licensed Engineering Practitioner (LEP) would be required to consider additional design measures and may need to consider other requirements. The proposal would also amend the regulation to allow for amendments to be made to source protection plans without undergoing the existing amendment processes.

It is not anticipated that the proposed changes will impact the local Source Protection Plan, as there are no Prescribed Instrument policies for stormwater management works. The only policy that applies is Policy 02-11, which would not need to be changed.

Kimberley-Amik-Talisman Karst Study Report 7b

The Project Manager reviewed Kimberley-Amik-Talisman Karst Study Report 7b and advised that Staff recently received test results from water samples taken from the Talisman Spring, as well as from a karst sinkhole within the Wellhead Protection Area (WHPA) -C area of the Kimberley-Amik-Talisman drinking water system, which revealed the detection of pesticides in the location of the sinkhole (WHPA-C area), but no measurable detection of pesticides at the Talisman Spring location, which is in close proximity to the municipal well.

Due to the existence of numerous sink holes on top of the escarpment and strong karst influence, the uncertainty associated with this WHPA in this area is very high and given the lack of conclusive evidence respecting karst impacts on the Kimberley-Amik-Talisman well, it was recommended that an additional peer-reviewed study be completed as part of any development proposal for this area with respect to potential impacts to groundwater sources. Staff can also include a request to the Ministry of Environment Conservation and Parks as part of the next budget submission to seek funds for a more detailed karst study of the area.

**Motion No.
SPC-23-259**

**Moved by Amy Harrison
Seconded by Harley Greenfield**

THAT: Drinking Water Source Protection Staff is directed to include the proposal of funding for a more detailed hydrogeological karst study in the area of the Kimberley-Amik-Talisman well as part of the Source Protection 2024-2026 budget submission to the Ministry of the Environment, Conservation and Parks (MECP) for consideration in the 2024-2025 MECP budget.

Carried

Source Water Policy Interface Changes Report 7c

The Project Manager reviewed Source Water Policy Interface Changes Report 7c and advised that changes to the annual reporting database and reporting process allow for a more integrated tool for updating Source Protection Plan policies, as well as reporting requirements on policy implementation status that can be accessed by source protection staff, Risk Management Officials and/or municipal partners.

DWSP Staff has recently updated the policy interface tool and assigned the appropriate municipalities with each of their Municipal and RMO policies where they are identified as ‘implementing bodies’. Implementing bodies have also been provided restricted access to the portal to update the implementation status. This information can be completed by individual municipalities directly or through designated Risk Management staff. Accordingly, a request will be sent to all municipalities in our Region seeking direction on this change as to their preference to complete these updates directly or to work through designated Risk Management staff to complete this information on their behalf.

**Motion No.
SPC-23-260**

**Moved by Amy Harrison
Seconded by Gord Timmerman**

THAT Drinking Water Source Protection Staff be directed to issue an update to municipal Clerks regarding the policy interface portal changes and seek direction on whether the respective municipalities would like to complete these updates directly or delegate this responsibility to designated Risk Management staff.

Carried

8. Other Business

There was no other business.

9. Confirmation of Next Meeting and Adjournment

The next Committee meeting will be held on Friday, March 22, 2024 at the Grey Sauble Conservation Administration Offices.

There being no further business, Gord Timmerman made a motion to adjourn at 2:50 p.m.



Carl Kuhnke
Chair



Nancy Guest
Recording Secretary



**Minutes: Township of Wellington North Growth Management Action Plan
Project Advisory Committee Meeting # 3
Tuesday March 19th, 2024 @ 7:00pm**

Location: Arthur Community Centre

Advisory Committee Attendees:

Mayor Andy Lennox	Jim Coffey	Trina Reid
Councilor Sherry Burke	Colleen Fleet	Erin Kiers
Councilor Penny Renken	David Medeiros	James McCabe
Timothy McIntosh	Alan Rawlins	Marty Young
Wellington County, Sarah Wilhelm (representing Aldo Salis)	Scott Hartle	

Advisory Committee Absent:

Jeanean Mousseau	Brent Hurd
Aldo Salis (Sarah Wilhelm was in attendance)	Councilor Lisa Hern
Councilor Steve McCabe	

Consultant & Staff Support Attendees:

Dale Small Co-team lead & Economic Dev. Officer	Tammy Pringle WN Development Clerk
Darren Jones Co-team lead & Chief Building Official	Curtis Marshall Wellington County Planning
Brooke Lambert WN Chief Administrative Officer	Brad Post Watson & Associates
Mandy Jones WN Manager Community & Economic Dev.	Matt Alexander WSP
Jamie Cook Watson & Associates	

MINUTES

Topic
<p>Welcome and Objective of Meeting</p> <ul style="list-style-type: none"> • Darren Jones, Co-team lead & Chief Building Official, opened the meeting at 7:00pm and provided an overview of the agenda & meeting objectives. • A motion was passed by the Advisory Committee to approve the Committee Meeting #2 meeting minutes. • As noted by Darren, the primary objective of this meeting was for the members to participate in a growth visioning exercise. <p>Approval of Background Report</p> <ul style="list-style-type: none"> • Prior to the growth vision session, Jamie Cook provided an overview of the changes to the Background Report. It was noted that the changes were based on feedback from the committee and the changes were minor. • Jamie noted that the next deliverable is the Growth Management Action Plan Report (June 2024). • Motion was passed to approve the Background Report. Darren noted that the Report will be received by Council and loaded to the Township website.

Growth Vision Session

- Matt Alexander of WSP started the session by providing the Committee with a questionnaire. Matt noted that a similar questionnaire will be provided on the website. It was asked that the Committee help with drawing awareness of the questionnaire to the community.
- Matt led the roundtable growth visioning session which included a range of topics to consider when planning for growth including: Environment, Transportation, Community Development and Recreation, Property Development, and Public Safety. A presentation (please see attached) was used to aid in the discussion.
- For each of the five topics, the Advisory Committee was asked the following about the Township for each theme:
 - Strengths: What is working well today in the Township?
 - Weaknesses: What doesn't work well in the Township?
 - Opportunities: What would you like to see improve or change in the future?
 - Threats: What concerns you most when you think about the Township's future?
- There were number of re-occurring themes that overlap with each of the topic areas. Some of the re-occurring themes included:
 - a need for shared sense of community among the urban centres (Mount Forest and Arthur) and rural communities in Wellington North;
 - the importance of greenspace;
 - concerns of property standards;
 - the importance of public and commercial amenities (grocery stores, recreational facilities, etc.);
 - importance of mobility and accessibility within the Township and surrounding area
 - parking, public transportation, pedestrian access (sidewalks).

Next Steps

- After the Growth Visioning Session, Darren closed the session thanking those that attended and reminding everyone that the next Advisory Committee Meeting will be a virtual session on April 30 @ 7:00 PM.

The meeting was adjourned by Chair Darren at 8:45 pm.



Township of Wellington North Growth Management Action Plan

Developing a Vision for Growth

Date: March 2024





Presentation Overview

1. Introductions
2. Purpose
3. Project Overview
4. Growth Management Plan Areas of Focus
 - Existing Conditions Review
 - Discussion
5. Visioning Exercise
6. Next Steps



Introductions



Township Staff Leads

- Dale Small – Co-Team Lead & Economic Development Officer
- Darren Jones Co-Team Lead & Chief Building Official



Growth Management Leads

- Jamie Cook, Watson & Associates
- Brad Post, Watson & Associates



Planning and Engagement Leads

- Matt Alexander, Practice Lead
- Brett Sears, Transportation
- Antoine Lahaie, Infrastructure



Project Purpose

What is a Growth Management Action Plan?

A **strategic plan** that helps to determine **when** and **where** growth will occur, considering both current and anticipated needs.

A Growth Management Plan aims to **advance sustainable growth patterns** by optimizing the utilization of land, resources, and infrastructure, while also managing other key priorities.

Additional priorities often encompass:

- building **complete communities**,
- addressing **climate resiliency**,
- **preserving the character** of communities, and
- safeguarding **natural heritage**.

Project Purpose

The **Growth Management Action Plan** is intended to update the Township of Wellington Growth Plan prepared in 2018.

The **2018 Township of Wellington North Growth Plan** was used to inform growth priorities and issues as the County of Wellington conducted its Municipal Comprehensive Review (MCR) and drafted Official Plan Amendments (OPAs) to update its Official Plan. The Township's 2018 Growth Plan provided guidance as the County reviewed growth allocations by Urban Centre and assessed Employment Area conversion requests.

The 2024 Growth Management Action Plan will:

- **Build upon** the County's growth management work,
- **Develop a local vision** for growth,
- Identify **infrastructure needs** to support growth
- Provide direction on **local implementation**, and
- **Engage with the public** to identify a series of preferred growth principles and priorities for the Township.

Project Overview

Key objectives of the Growth Management Acton Plan include the following:

- **Develop a long-term vision** for growth and development for the Township to guide local growth management decision-making;
- Describe the **type of growth** the community wants and **where growth should occur**;
- **Implement** the County's growth forecasts and policy directions through a local lens;
- Prepare a **high-level assessment of the growth impacts** from a services / infrastructure perspective; and
- Suggest areas for **further review and study**.

Project Overview



Growth Management Action Plan

Existing Conditions Review

Key Topics

- Environment
- Transportation / Infrastructure
- Community Development and Recreation
- Property Development (Land Use / Economic Development)
- Public Safety

Strengths: What is working well today in the Township?

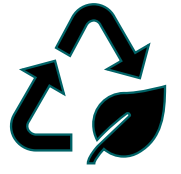
Weaknesses: What doesn't work well in the Township?

Opportunities: What would you like to see improve or change in the future?

Threats: What concerns you most when you think about the Township's future?



Existing Conditions Review



Environment

Environmental Protection/Service requirements (Water, Wastewater, Stormwater)

Strengths: What is working well today in the Township?
Weaknesses: What doesn't work well in the Township?
Opportunities: What would you like to see improve or change in the future?
Threats: What concerns you most when you think about the Township's future?



Existing Conditions Review

Transportation

(Roads, Sidewalks, Active Transportation, Parking, Operations)

Strengths: What is working well today in the Township?
Weaknesses: What doesn't work well in the Township?
Opportunities: What would you like to see improve or change in the future?
Threats: What concerns you most when you think about the Township's future?



Existing Conditions Review



Community Development and Recreation

(Parks, Trails, Programming, other facilities)

Strengths: What is working well today in the Township?

Weaknesses: What doesn't work well in the Township?

Opportunities: What would you like to see improve or change in the future?

Threats: What concerns you most when you think about the Township's future?

Existing Conditions Review



Property Development

(Land Use / Economic Development)

Strengths: What is working well today in the Township?
Weaknesses: What doesn't work well in the Township?
Opportunities: What would you like to see improve or change in the future?
Threats: What concerns you most when you think about the Township's future?



Existing Conditions Review

 **Public Safety**
(Fire/Building/By-law)

Strengths: What is working well today in the Township?
Weaknesses: What doesn't work well in the Township?
Opportunities: What would you like to see improve or change in the future?
Threats: What concerns you most when you think about the Township's future?



Vision for Growth

The **Community Vision** developed in the **2018 Wellington North Growth Plan** will be **reviewed** and **updated** as part of this project.

Before we remind ourselves of the 2018 Community Vision, let's think about what we heard today regarding the existing conditions in the Township and how those issues and opportunities can inform the **vision for the future**.

Discussion:

What is your Vision for Growth?

Reflect on the questions below to help shape the renewed vision for growth.

Image	What would you like your Township to be like in 2051? E.g. sustainable, prosperous, resilient, etc.
Purpose	What is the Township's purpose? How does it serve people? E.g. quality of life, inclusion, safety, etc.
Mission	What actions should be taken to reach the purpose by 2051?
Value	What are the values that define the Township's identity? E.g. strengths of the Township's identity

Discussion:

What is your Vision for Growth?

Reflect on the questions below to help shape the renewed vision for growth.

Image	What would you like your Township to be like in 2051? E.g. sustainable, prosperous, resilient, etc.
Purpose	What is the Township's purpose? How does it serve people? E.g. quality of life, inclusion, safety, etc.
Mission	What actions should be taken to reach the purpose by 2051?
Value	What are the values that define the Township's identity? E.g. strengths of the Township's identity

2018 Community Vision

Wellington North is **a place for everyone** where a **high quality of life** is supported and defined by:

- A **sense of community** with active volunteers, local leaders, government and service providers working together to support capacity building, engagement, participation and well-being;
- A **range of housing, jobs and services** that **meet local needs**, focused within Arthur and Mount Forest as **complete communities** and service centres
- A **strong and diverse economy** that has grown within **settlement areas** and in **agricultural, rural** and related **business** sectors
- **Healthy** natural, social and built **environments** that promote **conservation** of land and resources, community wellness, safety, inclusiveness and a range of recreation opportunities;
- **Infrastructure, facilities and services** that are **cost-effective**, optimally used, technologically advanced, **environmentally responsible** and resilient;
- Connected **transportation routes and options** that safely and efficiently move people and goods, offering **choice** and **convenience** for all;
- **Small town atmosphere** and **rural landscape character** with a rich cultural and built **heritage** that is recognized and celebrated.

Next Steps

Phase 2 Next Steps

- An online version of the discussion questions will be provided for general public input
- An updated vision for growth will be proposed based on the input from today and the online questionnaire
- In Phase 3, the updated vision will help guide the preparation of a Preferred Growth Scenario



Questions?





TOWNSHIP OF WELLINGTON NORTH

TO: Mayor and Council
 DATE: 2024-04-08
 MEETING TYPE: Open
 SUBMITTED BY: Tammy Pringle, Development Clerk
 REPORT #: DEV 2024-009
 REPORT TITLE: Consent Application B13-24, Reginald & Shirley Small

RECOMMENDED MOTION

THAT the Council of the Corporation of the Township of Wellington North receive Report DEV 2024-009 Consent Application B13-24, Reginald & Shirley Small (Severance).

AND THAT Council support consent application B13-24 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$250.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;
- THAT the Owner satisfy the requirements of the Township of Wellington North in reference to parkland dedication consistent with By-Law 011-22;
- THAT the Owner enter into an agreement apportioning any future maintenance costs on any municipal drain impacted by the application, and the owner shall provide a \$500.00 deposit to cover the cost of the re-apportionment if it is determined there are municipal drains impacted by the application and a \$250.00 fee for the Drainage Superintendent's review of the application to determine status of any drain;
- THAT the retained lands be rezoned to prohibit residential development to the satisfaction of the local municipality and the County of Wellington Planning and Development Department; and
- THAT zoning compliance be achieved to the satisfaction of the Township.

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

PREVIOUS REPORTS/BY-LAWS/RESOLUTIONS

N/A

BACKGROUND

The subject property is located just outside of the south/west edge of the urban boundary for the town of Mount Forest. The property is known as Part Lot 2, Concession 12 in the former Arthur Township, with a civic address of 9598 Lover's Lane.

Proposed severance is 0.41 hectares with 70.9m frontage, existing and proposed rural residential use with existing house and shed.

Retained parcel is 18.9 hectares with 301m frontage, existing and proposed agricultural use.

ANALYSIS

This application has been reviewed in accordance with the *Planning Act, R.S.O. 1990*. Staff are advising the above recommendations.

CONSULTATION

Staff have consulted with the Building, Planning & Development Department, Infrastructure Department, Environmental Services and Transportation Services in the Township as well as the County of Wellington, Planning and Development Department on its behalf.

FINANCIAL CONSIDERATIONS

The municipality will realize \$250.00 in clearance fee and parkland dedication consistent with By-law No. 011-22.

ATTACHMENTS

DEV 2024-009 **APPENDIX A** – Severance Sketch No. 24-9977 (2 pages)

Prepared by Greg Ford at Wilson-Ford Surveying & Engineering, dated February 15, 2024

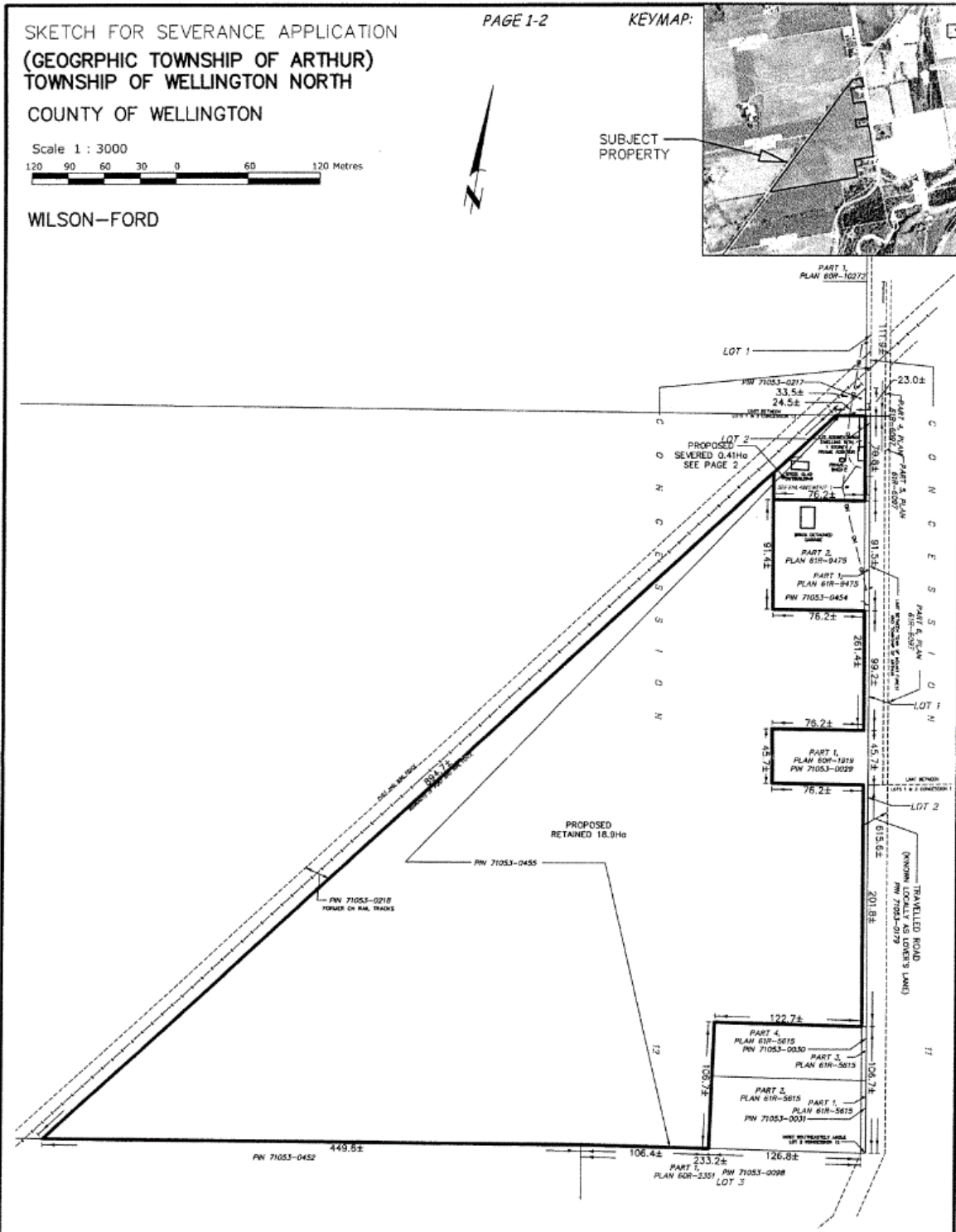
DEV 2024-009 **APPENDIX B** – Aerial View of Subject Lands

DEV 2024-009 **APPENDIX C** – Planning Report dated March 28, 2024, Asavari Jadhav, Planner, Planning and Development Department, County of Wellington

STRATEGIC PLAN 2024

- Shape and support sustainable growth
How:
- Deliver quality, efficient community services aligned with the Township's mandate and capacity
How:
- Enhance information sharing and participation in decision-making
How:
- N/A Core-Service

Approved by: Brooke Lambert, Chief Administrative Officer



CAUTION
 THIS SKETCH IS NOT A PLAN OF SURVEY. IT WAS PREPARED FOR THE LIMITED USE OF REG SMALL. FOR SEVERANCE PURPOSES ONLY. THIS PLAN IS TO REMAIN CONFIDENTIAL, IS PREPARED UNDER COPYRIGHT AND THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES.

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15 FEBRUARY, 2024
 DATE

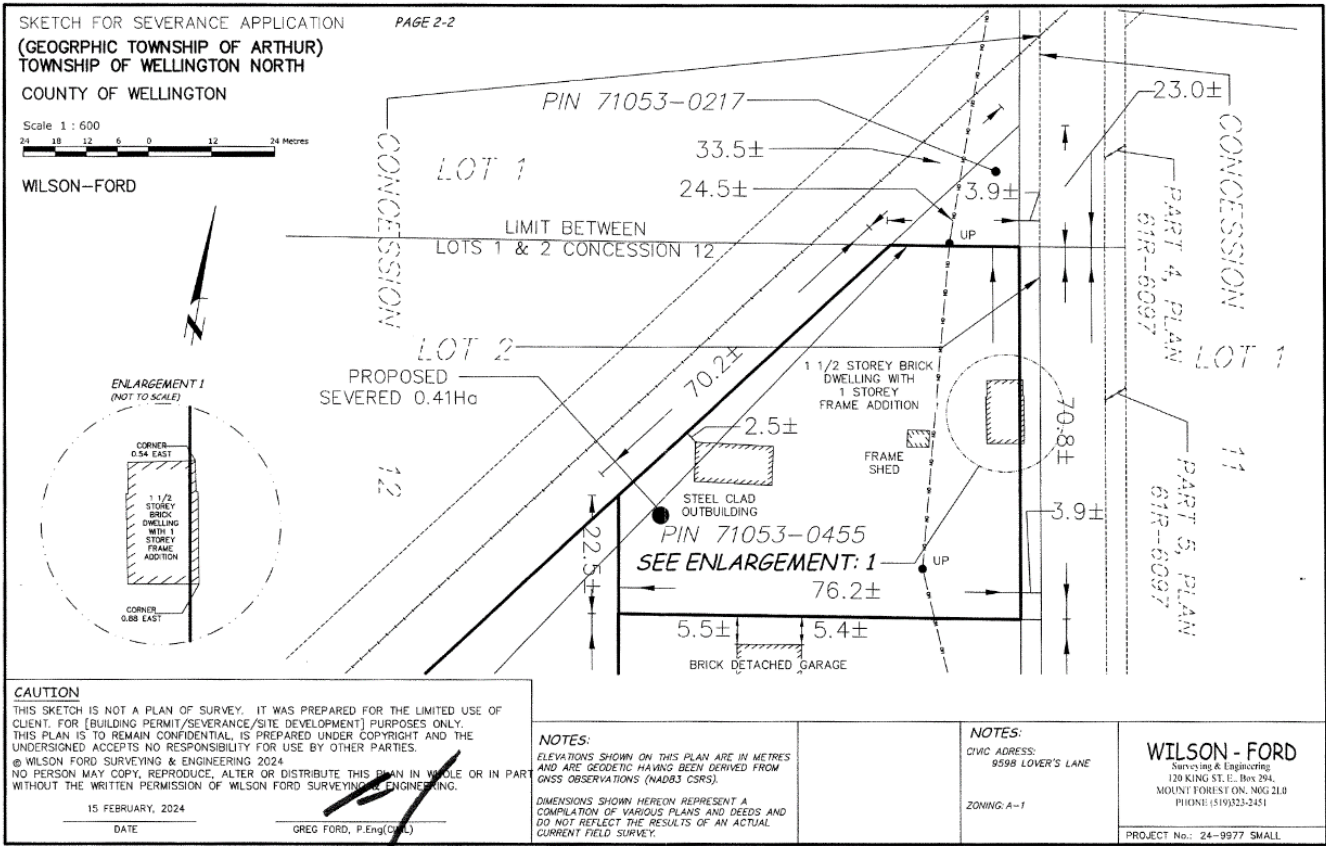
[Signature]
 GREG FORD, P.Eng. (CIVIL)

NOTES:
 ELEVATIONS SHOWN ON THIS PLAN ARE IN METRES AND ARE GEODETIC HAVING BEEN DERIVED FROM GNSS OBSERVATIONS (NAD83 CSRS).
 DIMENSIONS SHOWN HEREON REPRESENT A COMPILATION OF VARIOUS PLANS AND DEEDS AND DO NOT REFLECT THE RESULTS OF AN ACTUAL CURRENT FIELD SURVEY.

NOTES:
 CIMC ADDRESS:
 9598 LOVER'S LANE
 ZONING: A-1

WILSON - FORD
 Surveying & Engineering
 120 KING ST. E., Box 294,
 MOUNT FOREST ON, N0G 2L0
 PHONE (519)223-2451

PROJECT No.: 24-9977 SMALL







Planning and Development Department | County of Wellington
 County Administration Centre | 74 Woolwich Street | Guelph ON N1H 3T9
 T 519.837.2600 | F 519.823.1694

Application	B13/24
Location	Part Lot 2, Concession 12 TOWNSHIP OF WELLINGTON NORTH (Arthur Township)
Applicant/Owner	Reginald & Shirley Small

PRELIMINARY PLANNING OPINION: This application would sever a 0.41 ha (1.01 ac) rural residential parcel with an existing dwelling and a shed. An 18.9 ha (46.72 ac) vacant agricultural parcel will be retained for existing and proposed agricultural uses. This application has been submitted under the surplus farm dwelling policies.

This application is consistent with Provincial Policy and would generally conform to the Official Plan. We have no concerns provided the following matters are addressed as conditions of approval:

- a) That driveway access can be provided to the retained parcel to the satisfaction of the appropriate road authority; and
- b) That servicing on the severed parcel can be accommodated to the satisfaction of the Township; and
- c) That the retained lands be rezoned to prohibit residential development to the satisfaction of the local municipality and the County of Wellington Planning and Development Department; and
- d) That zoning compliance be achieved to the satisfaction of the Township.

PLACES TO GROW: No issues.

PROVINCIAL POLICY STATEMENT (PPS): Section 2.3.4.1 states “Lot creation in prime agricultural areas is discouraged and may only be permitted for:

- a) Agricultural uses, provided lots are of a size appropriate for the type of agricultural use(s) common in the area and are sufficiently large to maintain flexibility for future changes in the type or size of agricultural operations;
- b) Agricultural-related uses, provided that any new lots will be limited to a minimum size needed to accommodate the use an appropriate sewage and water services;
- c) a residence surplus to a farming operation as a result of farm consolidation, provided that
 - a. the new lot will be limited to a minimum size needed to accommodate the use and appropriate sewage and water services; and
 - b. the planning authority ensures that new residential dwellings are prohibited on any remnant parcel of farmland created by the severance. The approach used to ensure that no new residential dwellings are permitted on the remnant parcel may be recommended by the Province, or based on municipal approaches which achieve the same objective; and
- d) Infrastructure, where the facility or corridor cannot be accommodated through the use of easements or right-of-ways.”

WELLINGTON COUNTY OFFICIAL PLAN: The subject property is designated PRIME AGRICULTURAL and CORE GREENLANDS. The identified environmental features include Hazard Lands regulated by Saugeen Valley Conservation Authority.

According to Section 10.3.4, a severance may be considered for an existing residence that is surplus to a farming operation as a result of farm consolidation, provided that:

- a) the remaining vacant farmland is large enough to function as a significant part of the overall farm unit; and
- b) the result of removing the surplus dwelling from the farm does not render the remaining farmlands difficult or inefficient to farm; and
- c) the amount of good farmland retained with the surplus house is kept to a minimum size needed for residential purposes, taking into consideration environmental and topographic features; and
- d) the surplus residence is habitable and is not expected to be demolished by a future owner; and
- e) the Minimum Distance Separation formula will be met; and
- f) the vacant parcel of farmland is rezoned to prohibit a residential use.

The intention of this policy is to allow farmers to reduce their costs of acquiring additional farm parcels, where the impact on existing and future farm operations can be kept to a minimum.”

With respect to the above criteria, we are satisfied that this application conforms to criteria a), b), c), and d). Item e) and f) can be addressed as a condition of approval.

In terms of the overall farm operation, the applicant has provided a farm information form which includes a list of other farm holdings operated by Small Family, which demonstrates that this application would constitute a farm consolidation.

The matters under section 10.1.3 were also considered.

WELL HEAD PROTECTION AREA: The subject lands are not located within a Well Head Protection Area.

LOCAL ZONING BY-LAW: The subject property is currently zoned Agricultural Site Specific (A-1), Natural Environment (NE). The proposed severed parcel meets the minimum required lot frontage and area requirements; however, the retained parcel does not meet the required lot frontage and area requirements. The reduced lot area and frontage would be recognized by Section 8.2.1 b) of the zoning by-law. As part of the surplus farm severance policies a standard condition is recommended to rezone the retained parcel to prohibit future residential uses.

From the application sketch submitted it appears that the existing single detached dwelling on the proposed severed parcel is encroaching on the road allowance. Planning staff note that this is an existing situation and is further not impacted by the severance.

Further, from the sketch it appears that the existing shed of 100.33 m² (1,080 ft²) on the retained parcel has a side yard setback of 2.5 m, whereas a minimum of 3 m is required. The Township should confirm if this is a legal non-complying situation.

SITE VISIT INFORMATION: The subject property was visited and photographed on March 25, 2024. Notice Cards were posted, and the survey sketch appears to meet the application requirements.



Asavari Jadhav
Planner
March 28, 2024



TOWNSHIP OF WELLINGTON NORTH

TO: Mayor and Council
 DATE: 2024-04-08
 MEETING TYPE: Open
 SUBMITTED BY: Tammy Pringle, Development Clerk
 REPORT #: DEV 2024-010
 REPORT TITLE: Consent Application B18-24, Paul & Donna Green

RECOMMENDED MOTION

THAT the Council of the Corporation of the Township of Wellington North receive Report DEV 2024-010 Consent Application B18-24, Paul & Donna Green (Severance).

AND THAT Council support consent application B18-24 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$250.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;
- THAT the Owner satisfy the requirements of the Township of Wellington North in reference to parkland dedication consistent with By-Law 011-22;
- THAT the Owner confirms location of the existing water service and sanitary sewer service by utility locates including field line painting and electronic copy on private property for the retained lot to ensure it is entirely within the retained lands; And further that servicing be provided to the retained lot to the satisfaction of the Township.
- THAT driveway access can be provided to the retained and severed lands to the satisfaction of the Township of Wellington North;
- THAT the owner obtain zoning approval for a reduction in interior side yard, proposed is 0.5 m whereas the by-law requires 1 m for the shed on the retained portion on the property; and
- THAT zoning compliance be achieved to the satisfaction of the Township.

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

PREVIOUS REPORTS/BY-LAWS/RESOLUTIONS

N/A

BACKGROUND

The subject property is located in the Village of Arthur, south of Adelaide St and east of Clarke St and is known as Part Lots 20, 21 & 22, Lot 30, Clarke's Survey with a civic address of 171 Adelaide Street.

Proposed severance is 14.6m fr x 45.7 = 667 square metres, existing vacant land for proposed urban residential use.

Retained parcel is 15.7m fr x 45.7m = 719 square metres, existing and proposed urban residential use with existing dwelling and shed.

ANALYSIS

This application has been reviewed in accordance with the *Planning Act, R.S.O. 1990*. Staff are advising the above recommendations.

CONSULTATION

Staff have consulted with the Building, Planning & Development Department, Infrastructure Department, Environmental Services and Transportation Services in the Township as well as the County of Wellington, Planning and Development Department on its behalf.

FINANCIAL CONSIDERATIONS

The municipality will realize \$250.00 in clearance fee and parkland dedication consistent with By-law No. 011-22.

ATTACHMENTS

DEV 2024-010 **APPENDIX A** – Severance Sketch No. 33155-24

Prepared by Jeff Buisman at Van Harten Land Surveyors, Engineers, dated February 26, 2024

DEV 2024-010 **APPENDIX B** – Aerial View of Subject Lands

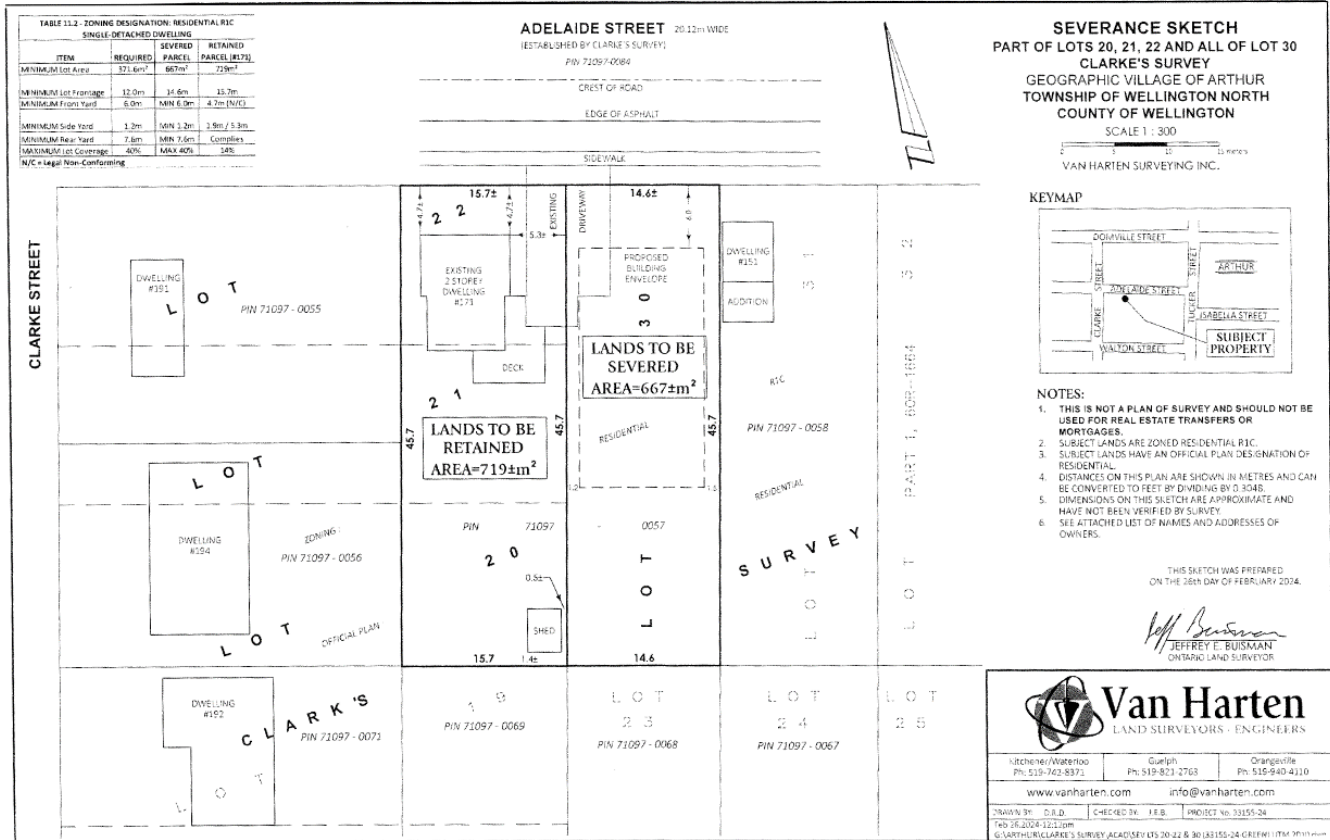
DEV 2024-010 **APPENDIX C** – Planning Report

Dated March 28, 2024, Asavari Jadhav, Planner, Planning and Development Department, County of Wellington

STRATEGIC PLAN 2024

- Shape and support sustainable growth
How:
- Deliver quality, efficient community services aligned with the Township's mandate and capacity
How:
- Enhance information sharing and participation in decision-making
How:
- N/A Core-Service

Approved by: Brooke Lambert, Chief Administrative Officer







Planning and Development Department | County of Wellington
 County Administration Centre | 74 Woolwich Street | Guelph ON N1H 3T9
 T 519.837.2600 | F 519.823.1694

Application	B18/24
Location	Part Lots 20, 21 and 22; Lot 30, Clarke's Survey TOWNSHIP OF WELLINGTON NORTH (Arthur Village)
Applicant/Owner	Paul & Donna Green

PRELIMINARY PLANNING OPINION: This application would sever a 667 sq m (0.16 ac) vacant residential lot in the Urban Centre of Arthur. The retained parcel is approximately 719 sq m (0.17 ac) in size with an existing dwelling and a shed.

This application is consistent with Provincial Policy and generally conforms to the Official Plan. We have no concerns provided the following matters are addressed as conditions of approval:

- a) That servicing can be accommodated on the severed lands to the satisfaction of the local municipality;
- b) That driveway access can be provided to the severed lands to the satisfaction of the appropriate road authority; and
- c) That zoning compliance be achieved to the satisfaction of the Township.

A PLACE TO GROW: No issues.

PROVINCIAL POLICY STATEMENT (PPS): The subject property is located within the Primary Urban Centre of Arthur. Section 1.1.3.1 states that settlement areas shall be the focus of growth and development.

WELLINGTON COUNTY OFFICIAL PLAN: The subject property is located within the Primary Urban Centre of Arthur and is designated as RESIDENTIAL within the County of Wellington Official Plan. Urban Centres are expected to provide a full range of land uses opportunities, including residential uses of various types and densities.

Section 4.4.3 was considered with respects to the proposed infill. The Plan encourages residential intensification primarily within urban centres. Section 10.6.2 also states that new lots may be created in Urban Centres provided that the lands are appropriately zoned. Section 10.6.2 identifies that, 'new lots may be created in primary urban centres provided that the land will be appropriately zoned'.

The matters under Section 10.1.3 were also considered including "a) that any new lots will be consistent with official plan policies and zoning regulations". b) "that all lots can be adequately serviced with water, sewage disposal...". item d) "that all lots have safe driveway access to an all-season maintained public road..." and item l) "that the proposed lots and uses are compatible with and designed to minimize adverse impacts on surrounding uses".

LOCAL ZONING BY-LAW: The subject property is currently zoned Residential (R1C) Zone. The R1C Zone permits a single detached residential dwelling. Both the retained and severed lands meet the minimum lot area and frontage requirements for a single detached dwelling within the R1C Zone.

From the application sketch submitted it appears that the existing single detached dwelling on the proposed retained parcel has a front yard setback of 4.7 m. The Township should confirm if this is a legal non-complying situation. Further, it appears that the existing shed on the retained parcel has a side yard setback of 0.5 m, whereas a minimum of 1 m is required. Therefore, a condition requiring zoning compliance for the retained parcel has been proposed.

WELL HEAD PROTECTION AREA: The subject property is not located within a Wellhead Protection Area.

SITE VISIT INFORMATION: The subject property was visited and photographed on March 25, 2024. Notice Cards were posted, and the survey sketch appears to meet the application requirements.

Asavari

Asavari Jadhav
Planner
March 28, 2024



TOWNSHIP OF WELLINGTON NORTH

TO: Mayor and Council
 DATE: 2024-04-08
 MEETING TYPE: Open
 SUBMITTED BY: Tammy Pringle, Development Clerk
 REPORT #: DEV 2024-011
 REPORT TITLE: Consent Application B25-24, 1648308 Ontario Limited

RECOMMENDED MOTION

THAT the Council of the Corporation of the Township of Wellington North receive Report DEV 2024-011 Consent Application B25-24, 1648308 Ontario Limited (Easement).

AND THAT Council support consent application B25-24 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$250.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

PREVIOUS REPORTS/BY-LAWS/RESOLUTIONS

N/A

BACKGROUND

The subject property is located in the south/east quadrant of the town of Mount Forest, south of Queen Street East and east of Ayrshire Street. It is known as Part Park Lot 1, South of Clyde St., Plan Town of Mount Forest.

Proposed easement is 0.06 hectares with no frontage (Parts 1 & 2 on sketch), for storm water to benefit abutting parcel – Maple Hill Estates.

ANALYSIS

This application has been reviewed in accordance with the *Planning Act, R.S.O. 1990*. Staff are advising the above recommendations.

CONSULTATION

Staff have consulted with the Building, Planning & Development Department, Infrastructure Department, Environmental Services and Transportation Services in the Township as well as the County of Wellington, Planning and Development Department on its behalf.

FINANCIAL CONSIDERATIONS

The municipality will realize \$250.00 in clearance fees.

ATTACHMENTS

DEV 2024-011 **APPENDIX A** – Severance Sketch No. 24-9320

Prepared by Greg Ford at Wilson-Ford Surveying & Engineering, dated February 16, 2024

DEV 2024-011 **APPENDIX B** – Aerial View of Subject Lands

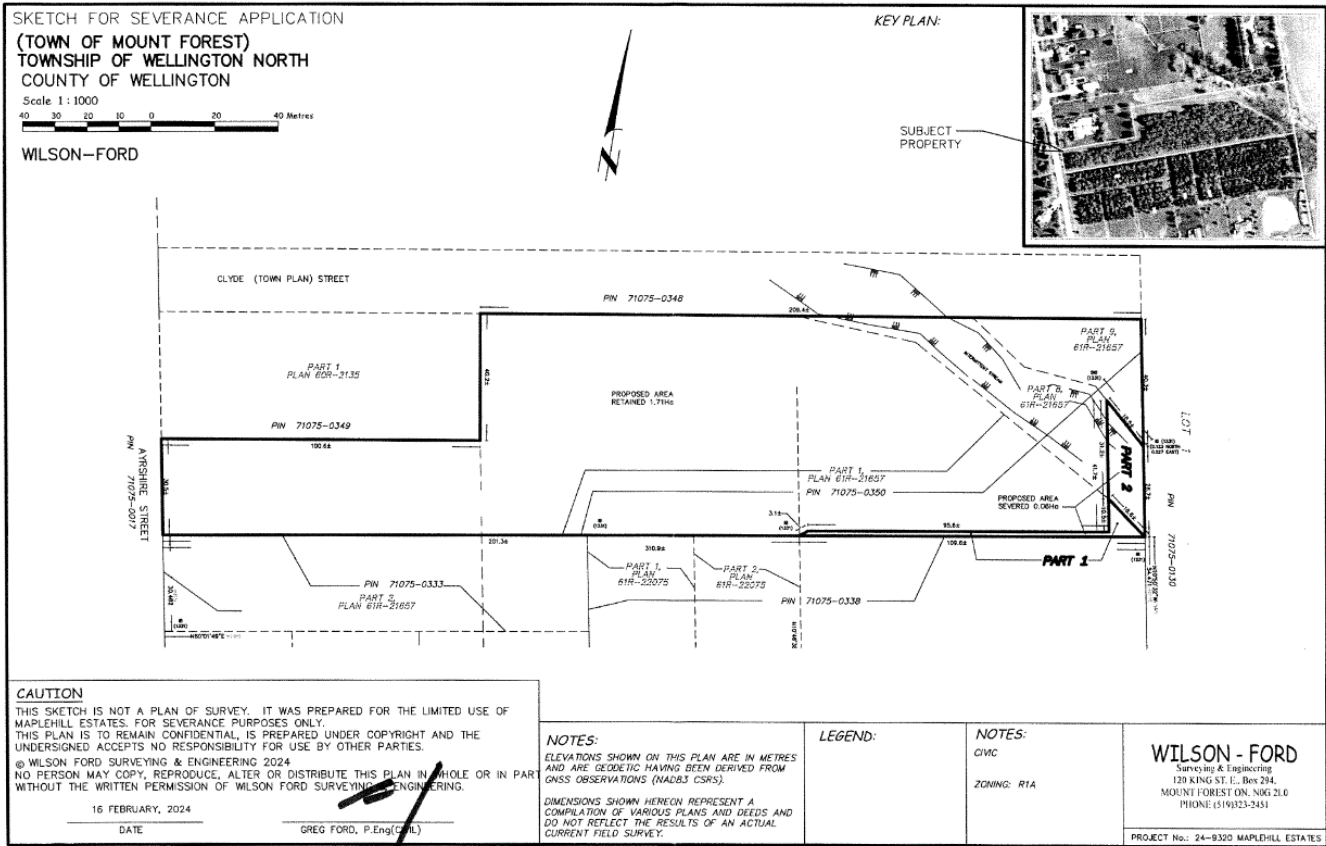
DEV 2024-011 **APPENDIX C** – Planning Report

Dated March 28, 2024, Asavari Jadhav, Planner, Planning and Development Department, County of Wellington

STRATEGIC PLAN 2024

- Shape and support sustainable growth
How:
- Deliver quality, efficient community services aligned with the Township's mandate and capacity
How:
- Enhance information sharing and participation in decision-making
How:
- N/A Core-Service

Approved by: Brooke Lambert, Chief Administrative Officer







Planning and Development Department | County of Wellington
 County Administration Centre | 74 Woolwich Street | Guelph ON N1H 3T9
 T 519.837.2600 | F 519.823.1694

Application	B25/24
Location	Part Park Lot 1, South of Clyde St., Plan Town of Mount Forest TOWNSHIP OF WELLINGTON NORTH (Mount Forest)
Applicant/Owner	1648308 Ontario Limited

PRELIMINARY PLANNING OPINION: This proposal is for an easement that is 0.06 ha (0.14 ac) in size for storm water to benefit the abutting parcel legally known as Wellington North Range S; Clyde St Pt Park Lots 1 and; 2 RP 61R21657 Part 6 (Maple Hill Estates Inc.).

This application is generally consistent with Provincial policy and would generally conform to the Official Plan. Planning staff have no further concerns.

PLACES TO GROW: No issues.

PROVINCIAL POLICY STATEMENT (PPS): No issues.

WELLINGTON COUNTY OFFICIAL PLAN: The subject property is located within the Primary Urban Centre of Mount Forest and is designated as RESIDENTIAL and URBAN CORE GREENLANDS within the County of Wellington Official Plan.

The matters under section 10.1.3 were considered including item b) “that all lots can be adequately serviced with water, sewage disposal, stormwater management or drainage...”.

Under Section 12.6.1 of the Plan, utilities for municipal water, sewage and stormwater are permitted in all land use designations.

WELL HEAD PROTECTION AREA: The subject lands located Well Head Protection Area D with vulnerability score of 4.

LOCAL ZONING BY-LAW: The subject lands are zoned Unserviced Residential (R1A) Zone and Site Specific Unserviced Residential (R1A-12).

SITE VISIT INFORMATION: The subject property was visited and photographed on March 25, 2024 and the notice cards were not posted at the time of site visits. The survey sketch appears to meet the application requirements.

Asavari Jadhav
 Planner
 March 28, 2024



PLANNING REPORT for the TOWNSHIP OF WELLINGTON NORTH

Prepared by the County of Wellington Planning and Development Department

DATE: March 28th, 2024
TO: Darren Jones, Chief Building Official
 Township of Wellington North
FROM: Curtis Marshall, Manager of Development Planning
 County of Wellington
SUBJECT: **Owner: 5053745 Ontario Inc. (Jack's Way Subdivision)**
Property: Lots 13 & 14, Registered Plan 61M-253, Mount Forest
Part Lot Control Exemption Application

The purpose of this proposed part lot control exemption is to allow for the division and conveyance of 4 townhouse units on separate lots. A 1.2 m easement will also be created to provide access from Jack's Way to the rear yards of the townhouse units for the owners.

A deposited reference plan (61R-22689) (attached as Schedule 2 to this report) has been submitted showing the divided townhouses and easement.

The subject lands are designated Residential in the Official Plan and are zoned (R2) Medium Density Residential. The division of land is consistent with Provincial Policy and conforms with the applicable policies of the County Official Plan. The lots subject to this application are part of Registered Plan 61M-253, formerly Draft Plan of Subdivision 23T-18004.

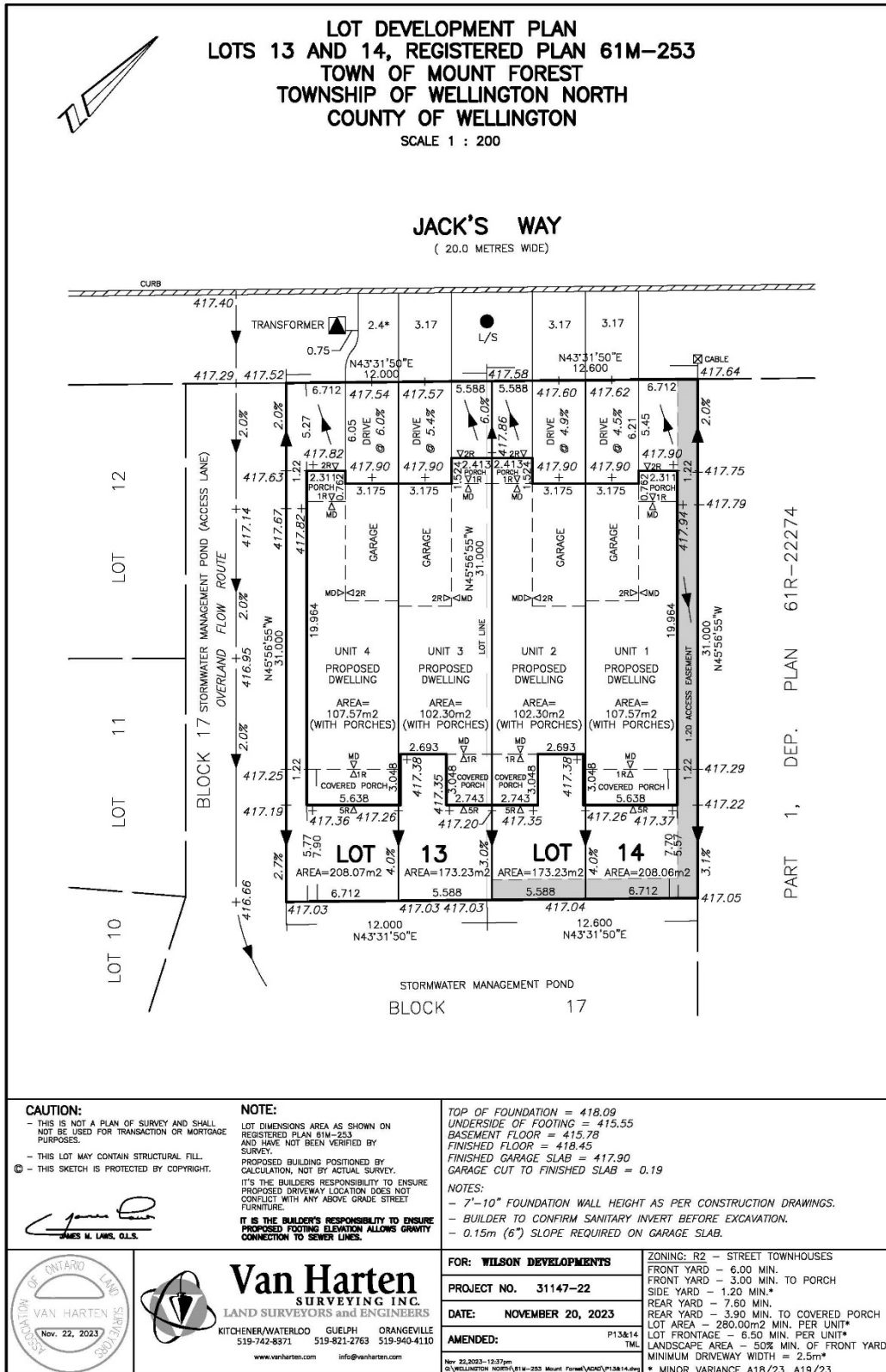
The minimum lot frontage and lot area requirements are met for the units/lots in accordance with the Zoning By-law. Two minor variances have been approved for the property (A18/23 – Lot 13, A19/23 – Lot 14) to facilitate the townhouses. A copy of the site plan for the townhouses is provided on Schedule 1.

The full description of the parcel and corresponding by-law is listed on the agenda for Council's consideration. Once the By-law is approved by Council it will be forwarded to the County for final approval.

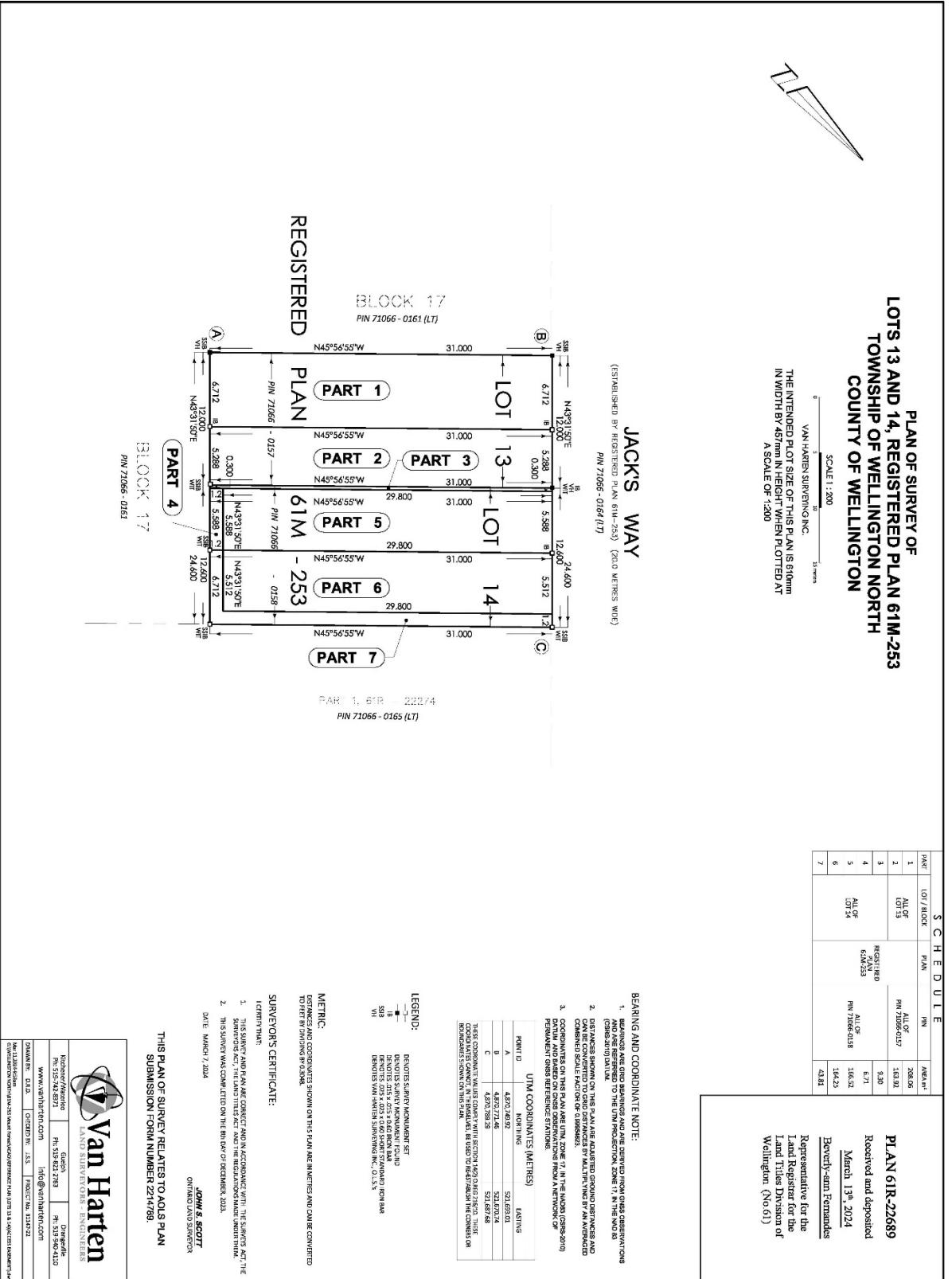
Respectfully submitted,
 County of Wellington Planning and Development Department

Curtis Marshall, MCIP RPP
 Manager of Development Planning

Schedule 1: Site Plan



Schedule 2: Deposited Reference Plan

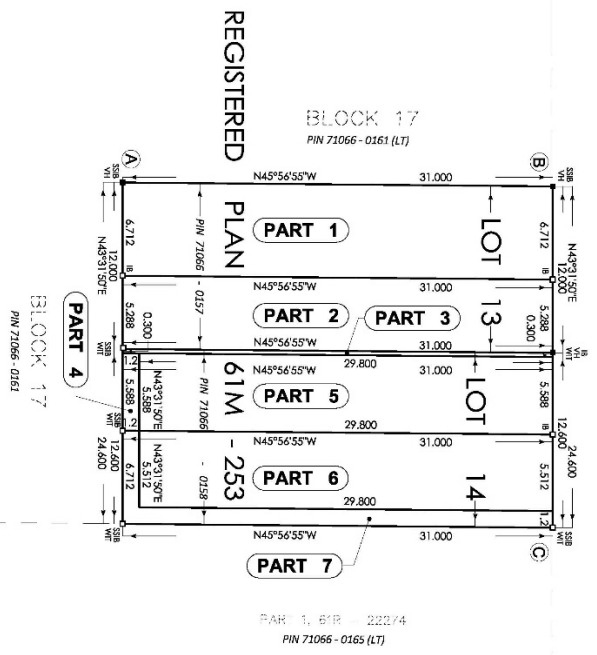


**PLAN OF SURVEY OF
LOTS 13 AND 14, REGISTERED PLAN 61M-253
TOWNSHIP OF WELLINGTON NORTH
COUNTY OF WELLINGTON**

SCALE 1:200

YAN HARTEN SURVEYING INC.
THE INTENDED PLOT SIZE OF THIS PLAN IS 610mm
IN WIDTH BY 457mm IN HEIGHT WHEN PLOTTED AT
A SCALE OF 1:200

JACKS WAY
(ESTABLISHED BY REGISTERED PLAN 61M-253) (200 METRES WIDE)
PIN 71065 - 0164 (LT)



PART	LOT / BLOCK	PLAN	HN	AREA/M ²
1				208.006
2	ALL OF 601/13		PN 505/94/257	163.918
3		REGISTERED PLAN 61M-253		9.30
4	ALL OF 501/14		PN 71066/0148	166.52
5				164.25
6				42.81
7				42.81

PLAN 61R-22689
Received and deposited
March 13th 2024
Evelyn-Ann Fernandes
Representative for the
Land Registrar for the
Land Titles Division of
Wellington (No 01)

BEARING AND COORDINATE NOTE:

- BEARINGS ARE GRID BEARINGS AND ARE DERIVED FROM GROUND OBSERVATIONS AND ARE REFERENCED TO THE ILM PROJECTION ZONE 17. IN THE SVD IS DISTANCES SHOWN ON THIS PLAN ARE ADJUSTED GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY AN AVERAGE CORRECTION SCALE FACTOR OF 0.9999923.
- COORDINATES ON THIS PLAN ARE IN UTM ZONE 17N IN THE NORTH (GDA2011) PERMANENT DATUM REFERENCE SYSTEM.

UTM COORDINATES (METRES)

POINT ID	NORTHING	EASTING
A	4,870,249.92	521,693.01
B	4,870,271.46	521,679.74
C	4,870,288.28	521,697.68

LEGEND:

- DENOTES SURVEY MONUMENT SET
- DENOTES SURVEY MONUMENT (T.C.) AND BEING A SURVEY MONUMENT
- DENOTES 2025 X 2025 X 1500 SURVEY STATIONING INSTRUMENT DENOTES VAN HARTEN SURVEYING INC., C.O.S.S.
- DENOTES SURVEY MONUMENT SET
- DENOTES SURVEY MONUMENT (T.C.) AND BEING A SURVEY MONUMENT
- DENOTES 2025 X 2025 X 1500 SURVEY STATIONING INSTRUMENT DENOTES VAN HARTEN SURVEYING INC., C.O.S.S.

METRIC:

ALL DISTANCES AND BEARINGS SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

SURVEYOR'S CERTIFICATE:

- THIS SURVEY PLAN AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT 1978 AND THE SURVEY REGULATIONS 1978 AND THE SURVEY ACT 1978 AND THE SURVEY REGULATIONS 1978.
 - THIS SURVEY WAS COMPLETED ON THE 6th DAY OF DECEMBER, 2024.
- DATE: MARCH 7, 2024
- JIM & SCOTT**
ONYX LAND SURVEYING

THIS PLAN OF SURVEY RELATES TO AOLS PLAN
SUBMISSION FORM NUMBER 2214789.

Van Harten
SURVEYING

Registered/Incorporated PN 525/24/82/1	City/Region PN 525/24/278	Company/Incorporated PN 525/24/410
www.vanharten.com	info@vanharten.com	
CHRYSTIE - J.S.	PROJECT NO. 2214789	



TOWNSHIP OF WELLINGTON NORTH

TO: Mayor and Council
 DATE: 2024-04-08
 MEETING TYPE: Open
 SUBMITTED BY: Mandy Jones, Manager Community & Economic Development
 REPORT #: C&ED 2024-012
 REPORT TITLE: GRCA Heritage River Designation

RECOMMENDED MOTION

THAT the Council of the Corporation of the Township of Wellington North receive for information Report C&ED 2024-012 GRCA Heritage River Designation.

PREVIOUS REPORTS/BY-LAWS/RESOLUTIONS

n/a

BACKGROUND

From coast to coast to coast, Canadian Heritage Rivers offer visitors a chance to experience great waterways, learn about their rich history, and share in their stewardship. The Canadian Heritage Rivers System helps recognize and conserve these outstanding rivers that are an enduring part of our national heritage and identity.

The Canadian Heritage River System acknowledges that Canadian Heritage Rivers flow through the traditional territories of First Nation, Inuit, and Métis peoples from coast to coast to coast.

Canada's 40 Heritage Rivers are recognized nationally for their outstanding natural, cultural, and recreational heritage. These rivers are an important part of Canada's rich heritage, and shape who we are as a nation.

Once rivers are designated to the Canadian Heritage Rivers System, they become part of a network of waterways that are cared for by passionate river stewards. Governments, local communities, conservation authorities and local citizens come together with the overarching goal of celebrating, conserving, and protecting designated rivers.

ANALYSIS

In 1994, The Grand River and its major tributaries; the Conestoga, Eramosa, Nith and Speed rivers were designated Canadian Heritage Rivers. The year 2024 marks the 30th anniversary of this special status.

The GRCA will be celebrating this occasion with a family event at the Brant Conservation Area and has invited the township to also mark this occasion with a celebratory activity.

Township staff, in consultation with the Arthur Trails committee have decided to celebrate this occasion by hosting a river clean-up and tree planting activity in the Fall 2024.

CONSULTATION

Arthur Trails Committee

Grand River Conservation Authority

FINANCIAL CONSIDERATIONS

Capital: none

Operating: none

Staffing Implications: staff support and time required to organize.

ATTACHMENTS

Attachment A Canadian Heritage River Designation 2024

STRATEGIC PLAN 2024

- Shape and support sustainable growth
How:
- Deliver quality, efficient community services aligned with the Township's mandate and capacity
How: by carefully maintaining and enhancing our natural resources, including our passive recreation areas.
- Enhance information sharing and participation in decision-making
How:
- N/A Core-Service

Approved by: Brooke Lambert, Chief Administrative Officer



Administration Centre: 400 Clyde Road, P.O. Box 729 Cambridge, ON N1R 5W6

Phone: 519-621-2761 Toll free: 1-866-900-4722 Fax: 519-621-4844 www.grandriver.ca

February 26, 2024

By Email: kwallace@wellington-north.com;

Township of Wellington North
Office of the Mayor and Council
7490 Side Road 7W, Box 125
Kenilworth ON N0G 2E0

Dear Township of Wellington North Council

Re: Canadian Heritage River 30th Anniversary Planning

The Grand River and its major tributaries - the Conestogo, Eramosa, Nith and Speed rivers - were designated Canadian Heritage Rivers in 1994. The designation recognizes the outstanding human heritage values and excellent recreational opportunities along the rivers.

The Canadian Heritage River System was established in 1984 by the federal, provincial and territorial governments. The goal is to conserve and protect the best examples of Canadian river heritage, to give them national recognition and to encourage the public to enjoy and appreciate them.

The year 2024 marks the 30th anniversary of this special status. This milestone collectively offers us a 'grand' opportunity to celebrate the national status of our rivers, the common threads that link our communities, landscapes, and cultural features throughout the watershed.

The GRCA will be celebrating this occasion with a family event at the Brant Conservation Area. Likewise, I invite your municipality to consider celebrating your Canadian Heritage River. These are just a few ideas for celebratory activities:

- incorporating commemorative activities and the heritage river theme into your existing 2024 community events such as environmental or cultural events, statutory holiday celebrations, Doors Open activities, festivals, interpretative walks or bike rides, or
- working with community groups on events such as river clean-ups and tree planting.

For more information about the Canadian Heritage River designation, visit [Heritage River designation - Grand River Conservation Authority](#).

Should your municipality decide to incorporate special heritage river celebrations in your community activities, please forward your list of activities to Janet Ivey, phone: (519) 621-2763 ext. 2128 or email: jivey@grandriver.ca for our records and for inclusion in reporting to the Canadian Heritage River Secretariat.

Yours very truly,

A handwritten signature in black ink, appearing to be "CW", written over a light blue horizontal line.

Chris White, Chair



Administration Centre: 400 Clyde Road, P.O. Box 729 Cambridge, ON N1R 5W6

Phone: 519-621-2761 Toll free: 1-866-900-4722 Fax: 519-621-4844 www.grandriver.ca



TOWNSHIP OF WELLINGTON NORTH

TO: Mayor and Council
 DATE: 2024-04-08
 MEETING TYPE: Open
 SUBMITTED BY: Mandy Jones, Manager Community & Economic Development
 REPORT #: C&ED 2024-014
 REPORT TITLE: Community Improvement Program

RECOMMENDED MOTION

THAT the Council of the Corporation of the Township of Wellington North receive Report C&ED 2024-014 Community Improvement Program;

AND THAT Council approve a grant in the amount of \$5,000 to The Personal Empowerment Studio at 162 Main Street in Mount Forest.

PREVIOUS REPORTS/BY-LAWS/RESOLUTIONS

There have been numerous reports to council on the Township of Wellington North Community Improvement Plan since the program was approved by council in 2011 however none are pertinent to this report.

BACKGROUND

The Community Improvement Program (CIP) enables the Municipality to provide grants to individuals, businesses, and organizations who are making improvements to their buildings and property in an effort to support revitalization and redevelopment activities in our community. Since the program was launched in 2011, 160 applicants have applied for and received funding under the program.

The total dollar value of improvements made in our community, in partnership with these applicants, is conservatively estimated at upwards of \$4 million. Of this amount 85% has been covered by the applicants with the remaining 15% covered by grants or loans under the Community Improvement Program or the Downtown Revitalization Program. (see chart below)

In July 2023, council approved our updated Community Improvement Program. The goals of our 2023 CIP have not changed significantly from previous years, however, with this recent update council has communicated a commitment to continue with our CIP program through to 2028. At that time, another analysis will be completed, and recommendations made to council.

YEAR	NUMBER OF APPLICANTS	MUNICIPAL APPROVAL	AMOUNT ADVANCED	APPLICANT CONTRIBUTION	TOTAL \$ VALUE OF IMPROVEMENTS
2012 Totals	4 applicants	\$9,715	\$7,500	\$39,722	\$49,437
2013 Totals	4 applicants	\$11,400	\$10,778	\$18,910	\$30,310
2014 Totals	9 applicants	\$26,195	\$25,247	\$62,098	\$88,293
2015 Totals	7 applicants	\$26,050	\$26,050	\$57,960	\$84,010
2016 Totals	9 applicants	\$20,299	\$18,358	\$61,538	\$81,838
2017 Totals	12 applicants	\$52,757	\$50,257	\$197,305	\$250,062
2018 Totals	11 applicants	\$43,879	\$35,880	\$191,645	\$235,524
2019 Totals	29 applicants	\$88,137	\$65,189	\$534,597	\$622,734
2020 Totals	36 applicants	\$79,132	\$79,132	\$604,769	\$683,901
2021 Totals	17 applicants	\$60,798	\$50,798	\$889,795	\$950,593
2022 Totals	12 applicants	\$21,411	\$17,500	\$61,756	\$83,167
2023 Totals	10 applicants	\$33,220	\$30,720	\$906,020	\$939,240
Totals	160 applicants	\$472,993 (14.9%)	\$396,409	\$3,626,115 (85.1%)	\$4,099,109

GOALS

The Community Improvement goals continue:

- a. To provide incentives for businesses to enhance their buildings presentation and function to the public;
- b. To stimulate pride in our urban downtowns, Wellington North hamlets and the Agri based enterprises found in Wellington North's rural areas;
- c. To contribute to the overall enhancement of our communities as a place for family friendly business;
- d. To encourage the revitalization of vacant, underutilized and/or inaccessible properties and buildings;
- e. To encourage incorporating sustainable improvements that reduce the impact of our built environment to the natural environment;
- f. To provide a commitment to the applicants with a program timeframe of up to 2028.

OBJECTIVES

The Community Improvement objectives continue as follows:

- a. To provide for rehabilitation or improvement of commercial, institutional and industrial façades, through the use of municipally assisted programs and funding sources;
- b. To provide an incentive for private investment through the use of municipally assisted programs, (e.g. tax incentives, grants, loans) and funding sources;
- c. To improve the physical, functional and aesthetic amenities of buildings in downtown Mount Forest, Arthur, hamlets and agricultural areas while stimulating private investment, revitalization, and sustainability.

BUILDING CONVERSION AND IMPROVEMENT GRANT

The intent of the Building Conversion and Improvement Grant is:

- to assist with improvements to existing buildings, to meet the current Building Code, and to provide for safe and usable eligible uses;
- to reduce the cost of improvements by offering a grant for any required 28 Wellington North Community Improvement Plan Update planning application fees (e.g. minor variance), building permit fees or development charges;
- to assist with the removal of barriers and increase accessibility for people with disabilities in Wellington North and to support improvements to private property in order to meet the Ontario's accessibility laws and standards;
- to assist in the conversion of existing unused or underused space into new eligible uses, existing eligible uses and support an increase in non-residential assessments.

ANALYSIS

Application for Council Consideration:

The new owner of the building at 162 Main Street in Mount Forest recently completed a full renovation of the building and at present, is running a wellness studio. The space is offered to local health organizations and the owners are currently in the process of providing their space to The Grove Hub to offer free mental health services for youth. One of the important programs the studio would like to launch is a sensory based program for individuals with Autism Spectrum Disorder, both children and adults. Part of this programming would include offering swinging hammocks, infrared light therapy, and music. As this is an older building the ceilings cannot accommodate the weight of these apparatuses and therefore a structure needs to be built within the main studio area.



Fitness & Yoga Studio



Infrared Light Therapy

CONSULTATION

The applicant is eligible for a Building Conversion and Improvement Grant totaling 50% of the costs up to a maximum grant of \$5,000. The cost of the structure is estimated at \$14,500 which means they are eligible for the full \$5,000.

Chief Building Official, reviewed the application.

FINANCIAL CONSIDERATIONS

Operating Budget - \$35,000 is included in the C&ED Operating budget to support CIP applications. Year to date, including this application, council will have approved \$5,000 in grant funding.

Staffing Implications – some administration

ATTACHMENTS

None

STRATEGIC PLAN 2024

- Shape and support sustainable growth
How: The CIP continues to provide a framework to encourage and support the redevelopment, underutilization and/or inaccessible properties and buildings within Wellington North.
- Deliver quality, efficient community services aligned with the Township's mandate and capacity
How:
- Enhance information sharing and participation in decision-making
How:
- N/A Core-Service

Approved by: Brooke Lambert, Chief Administrative Officer



TOWNSHIP OF WELLINGTON NORTH

TO: Mayor and Council
 DATE: 2024-04-08
 MEETING TYPE: Open
 SUBMITTED BY: Mandy Jones, Manager Community & Economic Development
 REPORT #: C&ED 2024-015
 REPORT TITLE: Recognition of Outstanding Sports Achievements Policy

RECOMMENDED MOTION

THAT the Council of the Corporation of the Township of Wellington North receive Report C&ED 2024-015 Recognition of Outstanding Sports Achievements Policy;

AND THAT Council approve the Recognition of Outstanding Sports Achievements Policy as presented;

AND FURTHER THAT Council direct Staff to implement the initiative.

PREVIOUS REPORTS/BY-LAWS/RESOLUTIONS

N/A

BACKGROUND

In March 2024, Community and Economic Development Staff were discussing current usage of ice surfaces at the Arthur and Area Community Centre and the Mount Forest and District Sports Complex. During these discussions, attention was drawn to the achievements of various minor sports teams. Specifically, it was observed that several teams had either secured positions in their respective provincial championship tournaments or were contending for the highest championship or award possible in their sport this spring.

ANALYSIS

In light of these accomplishments, Staff proposed that the Township publicly acknowledge and celebrate the achievements of these teams and athletes. It was emphasized that such recognition would not only highlight the achievements of our local talent, but also recognize these team and athletes who represent the Township positively beyond our borders.

A policy was written by Staff to outline the process for how the Township of Wellington North may choose to recognize individual citizens and sports groups on outstanding achievements. This policy also outlines the process in which citizens or groups will be considered for recognition. It is attached to this report as Attachment A for Council to review.

If approved, this policy would allow Council to recognize the achievements of teams based in Wellington North, or athletes who are residents of Wellington North, who have won a championship at a provincial, national or international level (example: a Rep hockey team winning an OMHA Championship) or have achieved the highest championship or award possible in their sport (example: a Local League hockey team wins the WOAA Championship).

Staff are recommending an application process for these teams/athletes to request recognition from Council. This policy also provides Council and Staff an opportunity to recommend teams/athletes to be invited for recognition.

The recognition from the Township would come in the form of a certificate signed by the Mayor and presented to the recipient(s) by the Mayor or designate. Photos of the presentation may be taken by Staff and shared on the Township's social media channels and with local media.

CONSULTATION

- Community & Economic Development Team
- Karren Wallace, Director of Legislative Services/Clerk
- Matthew Lubbers, Manager of Community Services, Town of Minto – the Town of Minto runs a similar initiative and was consulted to see how Minto conducts its program.

FINANCIAL CONSIDERATIONS

Capital - none

Operating – Minimal staff time would be needed to process applications and print certificates if this policy is approved.

Staffing Implications - none

ATTACHMENTS

Attachment A – Recognition of Outstanding Sports Achievements Policy

STRATEGIC PLAN 2024

- Shape and support sustainable growth
How:
- Deliver quality, efficient community services aligned with the Township's mandate and capacity
How: By recognizing the significant sporting achievements of the Township's residents in a public forum.
- Enhance information sharing and participation in decision-making
How:

N/A Core-Service

Approved by: Brooke Lambert, Chief Administrative Officer



RECOGNITION OF OUTSTANDING SPORTS ACHIEVEMENTS POLICY

Department:	Community & Economic Development
Policy Number:	000-2024
Effective Date:	XXXX, 2024
Legislative Authority:	N/A
Approved by:	
Review Period:	Term of Council

Vision & Goals

This is a policy to outline the process for how the Township of Wellington North may choose to recognize individual citizens and sports groups on outstanding achievements. This policy also outlines the process in which citizens or groups will be considered for recognition.

Introduction

The Township of Wellington North is the home of countless athletes who make great contributions to our community, and who experience success and achievements at a regional, provincial, national and international level. These successes could include winning championships at sporting events, or awards from a provincial or national organization.

Consideration

For an individual or group to be considered for recognition by Council, a formal request must be made by a member of the public. Members of Council or Staff may also recommend an individual or team to be recognized.

The request form can be completed on the Township's website at www.wellington-north.com. It is also available at the end of this policy.

The individual or group must have achieved a provincial, national or international championship or award, or have achieved the highest championship or award possible in their sport, to be considered.

Council and Staff, at their discretion, may recommend an individual or group for recognition if they do not meet the above criteria.

Individuals who are residents of Wellington North but compete for a non-local team (i.e. university/college athletes, junior hockey players, etc.) are eligible for recognition.

The recognition (a certificate signed by the Mayor) will be made to the recipient at a council meeting, presented by the Mayor or designate. These recognitions will be awarded in the spring to recognize fall/winter achievements, and in the fall/winter to recognize spring/summer achievements. Council may also choose to recognize an individual or team when timely.

Photos of the presentations may be taken and shared with the local media and/or posted on the Township of Wellington North's website and social media accounts.

The Mayor or designate are permitted, upon invitation, to attend banquets or year-end events to recognize the accomplishments of other groups and individuals.



WELLINGTON NORTH
SEMPER PORRO

OUTSTANDING SPORTS ACHIEVEMENT REQUEST FOR RECOGNITION FORM

The Township of Wellington North welcomes requests on behalf of local sports teams and athletes to be recognized by Council during a meeting.

Council will consider recognizing an athlete or team that has achieved a provincial, national, or international championship or award, or have achieved the highest championship or award possible in their sport.

Teams/athletes chosen to be recognized by Council will be invited to the Municipal Office in Kenilworth to receive their certificate of recognition during a Council meeting, as well as have their photo taken for use on the Township's social media platforms. The photo may also be shared with local media.

Please complete the following form and email it to Mike Wilson, Community Development Coordinator, at mwilson@wellington-north.com.

Request for Recognition	
Team/Athlete Name:	
Sport:	Achievement/Championships won:
If a team, please provide team roster:	
Briefly describe accomplishments:	

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 028-2024

**BEING A BY-LAW TO AUTHORIZE AN AGGREGATE SUPPLY
AGREEMENT (Ferguson)**

WHEREAS it is deemed to be in the public interest to secure a supply of gravel from a gravel pit licensed under the *Aggregate Resources Act* located on parts of the following lands:

Part of Lot 5, Concession 6, in the Geographic Township of Arthur, in the Township of Wellington North having Property Identifier Number 71085-0013, and

Part of Lot 5, Concession 5, in the Geographic Township of Arthur, in the Township of Wellington North having Property Identifier Number 71085-0036.

NOW THEREFORE the Council of The Corporation of the Township of Wellington North enacts as follows:

1. The Mayor and Clerk are hereby authorized to sign an agreement with Leverne Ferguson and Marlene Mary Ferguson and David James Ferguson in the form of the draft agreement attached hereto as Schedule 1.
2. The Clerk is authorized to cause notice of the agreement to be registered on the title to the lands having the said Property Identifier Numbers 71085-0013 and 71085-0036.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 8TH DAY OF APRIL, 2024.**

ANDREW LENNOX, MAYOR

KARREN WALLACE, CLERK

AGREEMENT

THIS AGREEMENT is made as of 1st day of January, 2024.

BETWEEN:

THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
(hereinafter called "**Wellington North**")

OF THE FIRST PART

and

LEVERNE FERGUSON (also known as Everett Leverne
Ferguson) and MARLENE MARY FERGUSON (also known as
Mary Marlene Ferguson)
(hereinafter called "**Leverne and Marlene**")

OF THE SECOND PART

and

DAVID JAMES FERGUSON
(hereinafter called "**David**")

OF THE THIRD PART

WHEREAS:

- A. Leverne and Marlene are the owners as joint tenants of the property being Part of Lot 5, Concession 6, in the Township of Wellington North, in the County of Wellington having Property Identifier Number 71085-0013 (LT) (hereinafter called the "**Concession 6 property**").
- B. David is the Owner of the property being Part of Lot 5, Concession 5, in the Township of Wellington North, in the County of Wellington having Property Identifier Number 71085-0036 (LT) (hereinafter called the "**Concession 5 property**").
- C. Leverne and Marlene sold the Concession 5 property to David by Deed No. WC205190 registered on the 25th day of March, 2008, but reserved to themselves all mineral aggregate resources on the Concession 5 property and an easement over the Concession 5 property for removal of mineral aggregate resources from both the Concession 5 property and the Concession 6 property.
- D. There is marketable mineral aggregate (hereinafter called "**gravel**") in an area of the

westerly boundary of the Concession 5 property and the easterly boundary of the Concession 6 properly containing 8.9 hectares for which a Class A Licence (hereinafter called the "**Licence**") has been issued under the *Aggregate Resources Act*, R.S.O. 1990, c. A.8, and the regulations under it (being Licence #625347 effective as of the 6th day of May, 2013) for the operation of a gravel pit subject to conditions and stipulations set out in the Licence and in accordance with the plan prepared by Gibson Consulting Services, 15 Idlewood Drive, Kitchener, Ontario in support of the application for the Licence described as follows (hereinafter collectively called the "**Site Plan**"):

- (i) Clair Creek Pit, page 1 of 3, **Existing Features** plan, signed by Robert J. Gibson on May 13, 2013, and containing the approval endorsement of the Ministry of Natural Resources, Guelph District, under the *Aggregate Resources Act*, dated May 13, 2013, including, without limitation, all Notes and other text thereon;
- (ii) Clair Creek Pit, page 2 of 3, **Operations Plan**, signed by Robert J. Gibson on May 13, 2013 (and included in the said approval endorsement) including, without limitation, all Operational Notes and all other text thereon; and
- (iii) Clair Creek Pit, page 3 of 3, **Rehabilitation Plan**, signed by Robert J. Gibson on May 13, 2013 (and included in the said approval endorsement) including, without limitation, all Progressive and Final Rehabilitation Notes and other text thereon.

E. Wellington North wishes to purchase extractable gravel contained in the 8.9 hectare area covered by the Licence (hereinafter called the "**gravel pit**") from Leverne and Marlene and Leverne and Marlene wish to sell the same on the terms and conditions contained in this agreement.

F. David is joining in this agreement as owner of the Concession 5 property, with the exception of the gravel thereon, and has an interest in the means of access over the Concession 5 property for the mining and removal of gravel from the gravel pit by Wellington North.

NOW THEREFORE in consideration of the terms and conditions contained herein and other good and valuable consideration the parties hereto agree as follows:

1. **Purchase and Sale**. Commencing as of the 1st day of January, 2024, Wellington North shall purchase from Leverne and Marlene and Leverne and Marlene shall sell to Wellington North gravel from the "Limit of Extraction" area of the gravel pit as shown on page 2 of the Site Plan for a period of five calendar years on the terms and conditions herein.

2. **Exclusive Right.** Except as otherwise provided herein Wellington North shall have an exclusive right to purchase the gravel during the term of this agreement and Leverne and Marlene shall not sell gravel to any other party or allow any other party to remove gravel from the gravel pit during the term of this agreement.
3. **Cost and Payment.** Wellington North shall pay Leverne and Marlene for gravel purchased under this Agreement at the following rates:

2024	\$7.00/tonne
2025	\$7.25/tonne
2026	\$7.50/tonne
2027	\$7.75/tonne
2028	\$8.00/tonne

Payment at the said rates shall be made quarterly on the last days of March, June, September and December in each year of the said five-year term, which payments shall be based on the records required, made and filed by Wellington North on behalf of the licensee in accordance with the requirements of the Licence and the Site Plan.

4. **Payment of Fees.** Wellington North shall be responsible for payment of all tonnage, The Ontario Aggregate Resources Corporation (hereinafter called "TOARC") fees, and license fees with the gravel pit.
5. **Mandatory and Optional Gravel Quantities.** Wellington North shall purchase a minimum of 15,000 tonnes of gravel in each of the calendar years from and including 2024 to and including 2028 and may purchase additional tonnes up to a maximum of 50,000 tonnes in any one or more of those calendar years.
6. **Exception for David.** Notwithstanding paragraph 2, Leverne and Marlene may allow David to remove pit run gravel from the gravel pit personally with his own equipment from time to time for his personal use only on the Concession 5 property, provided that such removal does not unreasonably interfere with the exercise by Wellington North of its rights under this agreement.
7. **Wellington North Pit Access Rights.** Leverne and Marlene and David shall allow Wellington North access to and from the gravel pit over the Concession 5 property from and to the concession road between Concessions 4 and 5 over the existing gravel pit access lane at all times for the exercise of its rights under this agreement, including without limitation all equipment required to extract, crush and remove gravel and comply with the Licence and the Site Plan provisions, terms and conditions.

8. **Access Lane Repair.** Wellington North shall maintain the said access lane in good repair at its expense and may widen it at its expense if it deems it necessary to do so for the reasonable exercise of its rights as described in paragraph 7.

9. **Wellington North Compliance Obligations.**
 1. Wellington North shall ensure, on behalf of the licensee, compliance at its expense with the provisions, terms and conditions of the Licence and the Site Plan while exercising its rights under this agreement provided that Leverne and Marlene shall cooperate as reasonably required as the gravel owners and in the case of Leverne the person to whom the Licence was issued. Without limitation, Wellington North's compliance obligations under this paragraph shall include the rehabilitation requirements under the Licence and the Site Plan as gravel is purchased during the term of this agreement provided that:
 - (i) If all of the gravel which is extractable under the Licence has been removed before or at the end of the said five-year term Wellington North shall carry out at its expense the full Progressive And Final Rehabilitation process provided for on page 3 of the Site Plan; and
 - (ii) If all of the gravel which is extractable under the Licence has not been removed at the end of the said five-year term Wellington North shall carry out at its expense the said progressive and final rehabilitation process required under the Licence and the Site Plan applicable to the area of extraction completed by Wellington North under this agreement.
 2. Further, and without limitation, such compliance obligations on behalf of the licensee include:
 - (i) The recording of all production, sales and shipments of aggregate on a monthly basis and reporting annually on a calendar year basis to TOARC by January 31" of the next year and payment of TOARC's required annual fee based on such records by March 15th; and
 - (ii) The completion and submission annually to the Ministry of Natural Resources and Forestry, Guelph District Office, of the required Compliance Assessment Report by September 30th of the year following each calendar year.

10. **MNRF Approvals.** The parties shall cooperate to facilitate and implement any further or other approvals or requirements of the Ministry of Natural Resources and Forestry from time to time under the *Aggregate Resources Act* and the regulations made under it for the proper and timely performance of this agreement.

11. **Insurance.** Prior to commencing operations under this agreement on the Concession 6 property and the Concession 5 property, Wellington North shall obtain general comprehensive liability insurance coverage with respect to the carrying out of its rights under this agreement on the properties or either of them, and keep such liability insurance to the extent of at least \$2,000,000.00 in force during the operating term of this agreement and provide Leverne and Marlene, and David with evidence confirming such coverage on an annual basis if requested by them or any of them.
12. **Registration of Agreement.** Wellington North shall register Notice of this agreement on the title to the Concession 6 property and on the title to the Concession 5 property through the Land Titles Office for Wellington (No. 61) and Leverne and Marlene and David do hereby authorize and direct the solicitor for Wellington North to take all steps necessary to register such Notice at the expense of Wellington North without further signatures from them.
13. **No Challenge to Agreement.** The parties covenant and agree with each other not to call into question or challenge, directly or indirectly, in any proceeding or action in court, or before any administrative tribunal, or otherwise, the party's right to enter into and enforce this agreement. The law of contract applies to this agreement and the parties are entitled to all remedies arising from it.
14. **Mediation.** In the event that a dispute relating to this agreement or its implementation arises that cannot be resolved by negotiation between the parties, the parties agree to use the services of a mediator to attempt to resolve their differences and failing such agreement on the procedure to be followed, it shall be conducted in accordance with the rules of procedure for the conduct of mediations of the ADR Institute of Ontario Inc. or its successor body.
15. **Further Assurances.** The parties hereto shall execute such further assurances as may be reasonably required to carry out the terms of this agreement.
16. **Enurement Clause.** The covenants, agreements, stipulations, declarations, and provisions contained herein shall run with the lands being the Concession 6 property and the Concession 5 property and shall be binding upon Leverne and Marlene and David and their respective heirs, executors, estate trustees and assigns, and the benefit thereof shall enure to Wellington North and its successors and assigns.

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THIS AGREEMENT is executed by Wellington North this 8 day of April, 2024.

THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH

Andrew Lennox, Mayor

Karren Wallace, Clerk

We have the authority to bind The Corporation of the Township of Wellington North

THIS AGREEMENT is executed by Leverne and Marlene Ferguson this 5 day of MARCH, 2024.

Witness

Leverne Ferguson
Leverne Ferguson

Witness

Mrs. Marlene Ferguson
Marlene Ferguson

THIS AGREEMENT is executed by David Ferguson this 5 day of MARCH, 2024.

Witness

David Ferguson
David Ferguson

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 030-2024

**BEING A BY-LAW TO EXEMPT LANDS FROM PART LOT
CONTROL 5053745 ONTARIO INC. (JACK'S WAY SUBDIVISION)**

WHEREAS:

- A. Subsection 50(7) of the Planning Act, R.S.O. 1990, c.P.13 (the Act) provides that council may by by-law provide that Subsection (5) does not apply to such land within a registered plan of subdivision as designated by the by-law.
- B. Subsection (7.1) provides that a by-law passed under Subsection (7) does not take effect until it has been approved by the approval authority for purposes of Sections 51 and 51.1 of the Act.
- C. The County of Wellington is the approval authority for the purposes of such sections.
- D. A by-law passed under Subsection (7) may provide that the by-law expires at the expiration of the time period specified in the by-law.

***NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH enacts as follows:***

- 1. Subsection 50(5) of the Planning Act shall not apply to the following lands during the time that this by-law is in effect:
 - Parts 1, 2, 3, 4, 5, 6 and 7 of Reference Plan 61R-22689
 - Lots 13, 14, Plan 61M252
- 2. This by-law shall become effective upon the endorsement by The Corporation of the County of Wellington of its said approval of the by-law.

3. This by-law shall expire upon the expiration of three years following the date of its passage by council.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 8TH DAY OF APRIL 2024**

ANDREW LENNOX MAYOR

KARREN WALLACE, CLERK

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 031-2024

**BEING A BY-LAW TO DEDICATE CERTAIN LANDS AS PART OF
THE PUBLIC HIGHWAY IN WELLINGTON NORTH IN THE
COUNTY OF WELLINGTON.**

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH ENACTS AS FOLLOWS:**

1. THAT the lands which are situate in the Township of Wellington North, in the County of Wellington being Part 1, 2, 3, and 4 on Reference Plan 61R-22684, are hereby dedicated as part of the public highway.
2. AND THAT the Clerk be authorized and instructed to have a copy of this by-law registered in the registry office of the division of Wellington;
3. AND FURTHER THAT this by-law shall come into force on its passage.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 8th DAY OF APRIL 2024.**

ANDREW LENNOX, MAYOR

KARREN WALLACE, CLERK

CULTURAL MOMENT FOR APRIL 8, 2024

CELEBRATING JESSE JAMES, THE OUTLAW

Did Jesse James ride the country roads of Wellington County?

Between the end of the Civil War and his murder in 1882 at the hands of gang member Bob Ford, Jesse James was America's most notorious bandit. In the company of his brother Frank, their pals the Younger brothers, and other assorted ne'er-do-wells, James plundered banks, trains and stagecoaches.

Because of his "business," his whereabouts were not documented; however, according to local stories, Jesse James spent at least one winter in the area, dividing his time between Wellington and Grey counties. He was allegedly seen riding a beautiful horse on the backroads and was said to have various hideouts along his way north. In 1873, a botched train robbery at Turkey Creek, Iowa may have brought Jesse and Frank James to Ontario, as they were not seen in the United States for months.



Some stories say James did chores on a farm near Hopeville, and had meals with a neighbour named William Armstrong, who was a farmer and a preacher. In the forest near the road between Hopeville and Dundalk there was a small shack where a man named Chadwell lived. No one really knows whether Chadwell was his real name because he also used other names. The shack was crude but well hidden. Mr. Armstrong recalled, "Jesse James was a fir sized man. He never talked. He would come in, eat his meals and walk out."

In one oft-repeated story, James was riding that beautiful horse through Guelph Township when he came to a tollgate. He tossed a \$20 gold piece to the gatekeeper, a young woman named Jane Lillie, because it was the smallest change he had. Lillie eventually moved to West Garafraxa, and the story of the gold piece became part of local lore. The Jesse James stories were published from time to time in the *Mount Forest Confederate* and the *Arthur Enterprise News*.

Meanwhile in West Garafraxa, Jim Gow had a logging operation in the Luther and Grand Valley area. The logs were cut and hauled to the Grand River to be floated down to a sawmill east of Fergus. Gow said he hired James to work at his camp.

In an article in the *Arthur Enterprise News*, it described a man thought to be James riding a beautiful horse up the Owen Sound Road through town heading north to Hopeville. The next account of James comes from Mulmur Township, where speculation has him burying gold along 10 Sideroad.

James was killed on April 3, 1882, in St. Joseph, Missouri.

Whether the story of James' time in our area is true or not, we will never know for sure. But what is interesting is that while James was supposedly in the area there was a bank robbery in Guelph and the thieves were never apprehended.

While we'll probably never know the facts, sometimes legends make reality and become more useful than facts.

Submitted by Bonny McDougall, Wellington North Cultural Roundtable

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 032-2024

**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 8, 2024**

WHEREAS Section 5 of the Municipal Act, S.O. 2001 c.25 (hereinafter called “the Act”) provides that the powers of a Municipal Corporation shall be exercised by its Council;

AND WHEREAS Section 5(3) of the Act states, a municipal power, including a municipality’s capacity, rights, powers and privileges under Section 9, shall be exercised by by-law, unless the municipality is specifically authorized to do otherwise;

NOW THEREFORE the Council of The Corporation of the Township of Wellington North hereby **ENACTS AS FOLLOWS**:

1. The action of the Council of the Corporation of the Township of Wellington North taken at its meeting held on April 8, 2024 in respect of each motion and resolution passed and other action taken by the Council of the Corporation of the Township of Wellington North at its meeting, is hereby adopted and confirmed as if all such proceedings were expressly embodied in this By-law.
2. That the Mayor and the proper officials of the Corporation of the Township of Wellington North are hereby authorized and directed to do all things necessary to give effect to the action of the Council of the Corporation of the Township of Wellington North referred to in the proceeding section hereof.
3. The Mayor and the Clerk are authorized and directed to execute all documents necessary in that behalf and to affix thereto the Seal of the Corporation of the Township of Wellington North.

READ AND PASSED THIS 8TH DAY OF APRIL, 2024.

ANDREW LENNOX, MAYOR

KARREN WALLACE, CLERK