

WEDNESDAY, DECEMBER 16, 2020 7:00 PM

Via. Electronic Participation

COUNCIL AGENDA

Meeting can be viewed live at:

<https://www.youtube.com/channel/UC6oo98BZcAvuVMKLDx88I4A>

SOUTHWEST MIDDLESEX COUNCIL AGENDA

The Municipal Council of the Municipality of Southwest Middlesex will meet in Regular Session on December 16, 2020 at 7:00 p.m.

COUNCIL PRESENT:

Mayor Allan Mayhew (Chair presiding), Deputy Mayor Marigay Wilkins, Councillors Doug Bartlett, Ian Carruthers, Christa Cowell, Mark McGill, Mike Sholdice and Martin Vink

REGRETS:

STAFF PRESENT:

CAO/Clerk - Jill Bellchamber-Glazier, Fire Chief – Colin Shewell, Director of Operations – Greg Storms, Treasurer – Kristen McGill, Deputy Clerk – Kendra Kettler, Planner – Stephanie Poirier.

ALSO PRESENT:

Morgan Calvert – County of Middlesex

Grant Roughley – NFTC

Members of the public and press

1. CALL TO ORDER

Mayor Mayhew calls the meeting to order at _____ p.m.

Today's meeting is being held as a virtual meeting due to the declared emergency. In order to keep everyone safe, we are taking this measure to help stop the spread of COVID-19.

Although this is a virtual meeting, we will attempt to record, stream live and publish in accordance with council's Electronic Recording of Meetings Policy.

Due to the pandemic and the requirement for social distancing, to keep you safe, we are not able to allow public to attend this meeting. Normally by attending an open public meeting of

the Municipality of Southwest Middlesex you are consenting to your image, voice and/or comments being recorded and published.

Anyone who is invited to speak may be recorded and their voice, image and/or comments will form part of the live stream and recording.

The chair and/or the clerk have the discretion and authority at any time to direct the termination or interruption of live streaming. Such direction will only be given in exceptional circumstances where deemed relevant. Circumstances may include instances where the content of debate is considered misleading, defamatory or potentially inappropriate to be published.

Attendees are advised that they may be subject to legal action if their actions result in inappropriate and/or unacceptable behaviour and/or comments.

Today's meeting may be streamed live as well as recorded and published on the Southwest Middlesex YouTube channel & website.

Thank you.

2. DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF

The Municipal Conflict of Interest Act requires any member of Council declaring a pecuniary interest and the general nature thereof, where the interest of a member of Council has not been disclosed by reason of the member's absence from the meeting, to disclose the interest at the first open meeting attended by the member of Council and otherwise comply with the Act.

<u>Name</u>	<u>Item</u>	<u>Nature</u>
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Conflict of Interest Reporting Form

- **Councillor** [02 00 C CONFLICT OF INTEREST REPORTING FORM 2018 Councillor](#)
- **Deputy Mayor** [02 00 DM CONFLICT OF INTEREST REPORTING FORM 2018 Deputy Mayor](#)
- **Mayor** [02 00 M CONFLICT OF INTEREST REPORTING FORM 2018 Mayor](#)

3. ADDITIONS TO THE AGENDA

#2020-

Moved by _____

Seconded by _____

THAT the Regular Agenda of Council dated December 16, 2020 be accepted as presented.

4. DELEGATIONS AND PRESENTATIONS

- a. County IT Verbal Update – Morgan Calvert, Director of ITS
- b. Fibre Installation Verbal Update – Grant Roughley, North Frontenac Telephone Company

5. CONSENT AGENDA

- a. SWM Voucher Report, November 20, 2020 to December 4, 2020
[05 01 Dec 16 2020 Voucher Report](#)
- b. SWM November 2020 Building Report
[05 02 November 2020 Building Report](#)
- c. Howick Township Resolution – Agricultural Tile Drainage Act Amendment
[05 03 Howick Resolution Agricultural Tile Drain Amendment](#)
- d. City of Hamilton Resolution – Cap on Gas Plant & Greenhouse Gases
[05 04 CityofHamilton Resolution Cap on Gas Plant and Greenhouse Gas Pollution](#)
- e. City of Hamilton Resolution – Cap on Food Delivery Charges
[05 05 CityofHamilton Resolution Temp Cap Food Delivery Service](#)
- f. Town of Mono Resolution – Bill 229, Schedule 6
[05 06 TownofMono Resolution Bill 229](#)
- g. Region of Peel Resolution – Property Tax Exemptions for Veteran Clubs
[05 07 RegionofPeel Resolution Veteran Clubs Property Tax Exemptions](#)
- h. Municipality of Leamington Resolution – Cannabis Act
[05 08 Leamington ResolutionSupport Cannabis Act](#)
- i. Township of Puslinch Resolution – Bill 229, Schedule 6
[05 09 TownofPuslinch Resolution Bill 229](#)
- j. Conservation Ontario Media Releases – Schedule 6 of Bill 229
[05 10 Media Release Province Passes Bill 229, Schedule 6 v2Dec82020](#)
[05 10 Media Release - Changes Made by Standing Committee Dec 5](#)
- k. Lower Thames Media Release – December 10, 2020
[05 11 Final Media Release Dec 11 Board](#)
- l. SWM Budget & Council Meeting Minutes – December 2, 2020
[2020 12 December 02 Council Budget Meeting Minutes DRAFT](#)
[2020 12 December 02 Council Meeting Minutes DRAFT](#)

#2020-

Moved by_____

Seconded by_____

THAT the council for the Municipality of Southwest Middlesex receives Consent Agenda items 5a through 5l as information, including the approval of the December 2, 2020 budget and regular Council meeting minutes.

6. COMMITTEE OF ADJUSTMENT

- B-11/2020, 5733 Falconbridge Drive – Strathroy Turf Farms
- B-12/2020, 6079 Longwoods Road – Minnema Farms
- B-13/2020, 3872 Parkhouse Drive – Minnema Farms
- B-14/2020, 23517 Dundonald Road – Minnema Farms

#2020-

Moved by _____

Seconded by _____

THAT Southwest Middlesex moved into Committee of Adjustment to consider planning applications B-11/2020 to B-14/2020 at _____ p.m.

7. PUBLIC MEETINGS

UNDER THE PLANNING ACT

Members of the public wishing to comment on an application are encouraged to provide written submissions to the Clerk by e-mail jbellechamber-glazier@southwestmiddlesex.ca or by mail 153 McKellar Street, Glencoe ON N0L 1M0 by noon on Tuesday December 15, 2020 before the meeting in order to provide comment/oral submissions as a Delegate during the Oral Submissions of Delegates (Part D) part of the meeting.

Written submissions must include your full name, address, and an email or telephone number at which you can be reached. Written submissions must also indicate if you wish to make oral submissions at the meeting.

The Clerk will contact all persons who indicate in their written submissions that they intend make oral submissions at the meeting to provide electronic access instructions. Members of the public who do not provide written submissions to the Clerk in advance of the meeting and decide to provide comment/oral submissions while the meeting is ongoing will need to confirm their interest in doing so during the Comments Recess (Part F) of the Meeting and make their comment/oral submission during the Oral Submission of Other Participants (Part G) part of the meeting.

7.1 P-11/2020 5733 Falconbridge Drive – Strathroy Turf Farms

Chair Mayhew calls the Public Meeting for P11/2020 5733 Falconbridge Drive, Strathroy Turf Farms Ltd. to order at _____ p.m.

The purpose of this meeting is to give the public an opportunity to hear all interested persons with respect to a Zoning Amendment application by Strathroy Turf Farms Ltd. and for Southwest Middlesex Council to consider the proposal.

The purpose and effect of the zoning by-law amendment is to rezone the severed parcel created through Consent Application B11-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B11-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone.

The Order of Procedure for this meeting will be:

- a) The Planner will present the staff report and recommendation and will provide any comments received from circulated agencies and the public.
- b) The applicant will be allowed the opportunity to speak to the application.
- c) Member Remarks.
- d) Oral Submission of Delegates.
- e) Written Submissions.
- f) Comments Recess.
- g) Oral Submissions of Other Participants.
- h) Applicant Final Remarks
- i) Council Decision

Chair Mayhew now declares the Public Meeting for P11/2020 (Strathroy Turf Farms Ltd.) closed. The chair will now consider motions regarding the application.

Zoning By-law Amendment Application P11/2020.

[07 B11-2020 Strathroy Turf Report](#)

[07 P11 20 B11 20 Key Map 1](#)

[07 P11B11 SCRCA Comments](#)

#2020-

Moved by _____

Seconded by _____

THAT Application for Zoning By-law Amendment P11-2020, which proposes to rezone the severed parcel created through Consent Application B11-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B11-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone be **GRANTED**.

Reasons:

Consistency with Planning Act Section 51 (24) would be maintained;

Consistency with the Provincial Policy Statement would be maintained;

Conformity with the County of Middlesex Official Plan would be maintained;

Conformity with the Municipality of Southwest Middlesex Official Plan would be maintained;

Conformity with the Southwest Middlesex Zoning By-law would be maintained.

7.2 P-12/2020 6079 Longwoods Road – Minnema Farms

Chair Mayhew calls the Public Meeting for P12/2020, 6079 Longwoods Road – Minnema Farms to order at _____ p.m.

The purpose of this meeting is to give the public an opportunity to hear all interested persons with respect to a Zoning Amendment application by Minnema Farms and for Southwest Middlesex Council to consider the proposal.

The purpose and effect of the zoning by-law amendment is to rezone the severed parcel created through Consent Application B12-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B12-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone.

The Order of Procedure for this meeting will be:

- a) The Planner will present the staff report and recommendation and will provide any comments received from circulated agencies and the public.
- b) The applicant will be allowed the opportunity to speak to the application.
- c) Member Remarks.
- d) Oral Submission of Delegates.
- e) Written Submissions.
- f) Comments Recess.
- g) Oral Submissions of Other Participants.
- h) Applicant Final Remarks
- i) Council Decision

Chair Mayhew now declares the Public Meeting for P12/2020 (Minnema Farms) closed. The chair will now consider motions regarding the application.

Zoning By-law Amendment Application P12/2020.

[07 B12-2020 Minnema \(Longwoods\) Report](#)

[07 P12 20 B12 20 Key Map](#)

#2020-

Moved by _____

Seconded by _____

THAT Application for Zoning By-law Amendment P12-2020, which proposes to rezone the severed parcel created through Consent Application B12-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B12-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone be **GRANTED**.

Reasons:

Consistency with Planning Act Section 51 (24) would be maintained;

Consistency with the Provincial Policy Statement would be maintained;

Conformity with the County of Middlesex Official Plan would be maintained;

Conformity with the Municipality of Southwest Middlesex Official Plan would be maintained;

Conformity with the Southwest Middlesex Zoning By-law would be maintained.

7.3 P-13/2020 3872 Parkhouse Drive – Minnema Farms

Chair Mayhew calls the Public Meeting for P13/2020, 3872 Parkhouse Drive – Minnema Farms to order at _____ p.m.

The purpose of this meeting is to give the public an opportunity to hear all interested persons with respect to a Zoning Amendment application by Minnema Farms and for Southwest Middlesex Council to consider the proposal.

The purpose and effect of the zoning by-law amendment is to rezone the severed parcel created through Consent Application B13-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B13-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone.

The Order of Procedure for this meeting will be:

- a) The Planner will present the staff report and recommendation and will provide any comments received from circulated agencies and the public.
- b) The applicant will be allowed the opportunity to speak to the application.
- c) Member Remarks.
- d) Oral Submission of Delegates.
- e) Written Submissions.
- f) Comments Recess.
- g) Oral Submissions of Other Participants.
- h) Applicant Final Remarks
- i) Council Decision

Chair Mayhew now declares the Public Meeting for P13/2020 (Minnema Farms) closed.
The chair will now consider motions regarding the application.

Zoning By-law Amendment Application P13/2020.

[07 B13-2020 Minnema \(Parkhouse\) Report](#)

[07 P13 20 B13 20 Key Map](#)

#2020-

Moved by _____

Seconded by _____

THAT Application for Zoning By-law Amendment P13-2020, which proposes to rezone the severed parcel created through Consent Application B13-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B13-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone be **GRANTED**.

Reasons:

Consistency with Planning Act Section 51 (24) would be maintained;

Consistency with the Provincial Policy Statement would be maintained;

Conformity with the County of Middlesex Official Plan would be maintained;

Conformity with the Municipality of Southwest Middlesex Official Plan would be maintained;

Conformity with the Southwest Middlesex Zoning By-law would be maintained.

Chair Mayhew calls the Public Meeting for P14/2020, 23517 Dundonald Road – Minnema Farms to order at _____ p.m.

The purpose of this meeting is to give the public an opportunity to hear all interested persons with respect to a Zoning Amendment application by Minnema Farms and for Southwest Middlesex Council to consider the proposal.

The purpose and effect of the zoning by-law amendment is to rezone the severed parcel created through Consent Application B14-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B14-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone.

The Order of Procedure for this meeting will be:

- a) The Planner will present the staff report and recommendation and will provide any comments received from circulated agencies and the public.
- b) The applicant will be allowed the opportunity to speak to the application.
- c) Member Remarks.
- d) Oral Submission of Delegates.
- e) Written Submissions.
- f) Comments Recess.
- g) Oral Submissions of Other Participants.
- h) Applicant Final Remarks
- i) Council Decision

Chair Mayhew now declares the Public Meeting for P14/2020 (Minnema Farms) closed.
The chair will now consider motions regarding the application.

Zoning By-law Amendment Application P14/2020.

[07 B14-2020 Minnema \(Dundonald\) Report](#)

[07 P14 20 B14 20 Key Map](#)

#2020-

Moved by _____

Seconded by _____

THAT Application for Zoning By-law Amendment P14-2020, which proposes to rezone the severed parcel created through Consent Application B14-2020 from General Agricultural (A1) Zone to Rural Residential (RR) Zone and rezone the retained parcel created through Consent Application B14-2020 from General Agricultural (A1) Zone to the Agricultural (A2) Zone be **GRANTED**.

Reasons

Consistency with Planning Act Section 51 (24) would be maintained;

Consistency with the Provincial Policy Statement would be maintained;

Conformity with the County of Middlesex Official Plan would be maintained;

Conformity with the Municipality of Southwest Middlesex Official Plan would be maintained;

Conformity with the Southwest Middlesex Zoning By-law would be maintained.

8. STAFF REPORTS

a. Fire

i. Heating System for Glencoe Fire Station

08 a i Glencoe Fire - Heating System

#2020-

Moved by _____

Seconded by _____

THAT Council approve natural gas overhead radiant tube heating, natural gas heating system with four overhead fans. This project would require the removal of 20 tons of geo heat system and replace with two boilers that would be 95% efficient, as the type of heating system to be installed in the Glencoe Fire Station apparatus floor area that would use existing infrastructure as well as supplemental heating and direct staff to obtain quotes for the purchase & installation of this system as per the Municipal Purchasing Policy.

b. Administration

c. Building

d. Finance

e. Operations

i. Memorandum of Understanding - Winter Maintenance Assistance, County of Middlesex & Local Municipalities

08 e i Mutual Assistance County of Middlesex & SWM

#2020-

Moved by _____

Seconded by _____

THAT the Memorandum of Understanding provided by the Middlesex County Engineer, to be presented to Middlesex County Council on December 15, 2020, regarding Emergency Maintenance Services be approved and reads as follows;

THAT Council for the Municipality of Southwest Middlesex hereby authorizes the County and each of the other local municipalities within the geography of the County to perform sanding, salting, snowplowing and/or winter patrol operations (“**Winter Maintenance Services**”) on highways under the jurisdiction of the Municipality of Southwest Middlesex, should the Chief Administrative Officer for Southwest Middlesex (CAO) or his or her designate, request such services at any time during the Emergency;

THAT Council for the Municipality of Southwest Middlesex does hereby authorize Southwest Middlesex staff to perform Winter Maintenance Services, at any time during the Emergency, on highways under the jurisdiction of the County or another local municipality within the geography of the County, where such services are requested by the municipality with jurisdiction over the

highway, if in the opinion of the CAO, the Municipality of Southwest Middlesex has sufficient resources to perform such work;

THAT the municipality requesting Winter Maintenance Services will make best efforts to provide the municipality from which the services are being requested with twelve (12) hours written notice (includes e-mail) of the need for the provision of Winter Maintenance Services and shall, for each request specify, in writing, (a) the highways or portions of highways for which assistance is required; and (b) the length of time for which assistance is required;

THAT any Winter Maintenance Services provided by any municipality within the geography of Middlesex County shall be provided for the whole width of the highway and in accordance with all applicable laws, including the "Minimum Maintenance Standards for Municipal Highways" established under Ontario Regulation 239/02 of the *Municipal Act 2001*, SO 2001, c 25, as amended or replaced, and the Ontario Traffic Manual, as amended or replaced;

THAT the municipality requesting assistance shall be responsible for all expenses incurred by the municipality performing the Winter Maintenance Services, save and except for the costs to repair any damage caused to a highway as a result of the Winter Maintenance Services, which shall be borne by the municipality performing the services;

THAT the municipality performing the Winter Maintenance Services shall be responsible and liable for Claims attributed to direct damages caused by its provision of Winter Maintenance Services and shall not be responsible, accountable or liable for any indirect, consequential or special damages as a result of performing Winter Maintenance Services;

THAT the Municipality of Southwest Middlesex does hereby release and agrees to indemnify, defend and save harmless the County and other Local Municipalities, their respective Councillors, officers, employees, legal counsel, and agents, from and against any Claims attributed to direct damages caused by its provision of the Winter Maintenance Services. The Municipality of Southwest Middlesex shall not be responsible, accountable or liable for any indirect, consequential or special damages as a result of performing Winter Maintenance Services;

THAT this resolution comes into effect immediately upon its passing and expires at the earliest of the Municipality of Southwest Middlesex repealing its Declaration of Emergency related to COVID-19 pursuant to section 4(1) of the *EMCPA* or April 15, 2021;

THAT in the event that the County or Local Municipality repeals its Declaration of Emergency related to COVID-19 pursuant to section 4(1) of the *EMCPA*, no Emergency Winter Maintenance Services will be provided to the County or that Local Municipality;

AND THAT Council for the Municipality of Southwest Middlesex may at any time, by resolution, terminate the authorization contained in this resolution.

ii. Facilities & Recreation Master Plan

[08 e ii Facilities & Recreation Master Plan, 2020](#)

#2020-

Moved by _____

Seconded by _____

THAT Council approves the proposal as provided by Monteith Brown for the creation of the Facilities and Recreation Master Plan at a cost of \$49,181.00 (excluding taxes).

[08 e iii Crossing Ekcoe School](#)

#2020-
Moved by _____

Seconded by _____

THAT Council approves the request from Ekcoe School (Glencoe) for additional crossing guard staffing at the Parkhouse Drive location.

9. NOTICE OF MOTION

10. CORRESPONDENCE AND PETITIONS

- Action

11. UNFINISHED BUSINESS

None

12. NEW BUSINESS

- Items removed from Consent Agenda to be dealt with separately
- Addendum Items
- Other Business

13. COUNTY COUNCIL AND CONFERENCE UPDATE

14. ANNOUNCEMENTS

15. CLOSED SESSION

Closed session not anticipated.

16. BY-LAWS

- i. By-law No. 2020/103 – 1st & 2nd Reading

[16 2020103 P11-2020 Strathroy Turf BL](#)

Being a by-law to amend Zoning By-law No. 2011/065 (5733 Falconbridge Drive)

- ii. By-law No. 2020/104 - 1st & 2nd Reading

[16 2020104 P12-2020 Minnema \(Longwoods\) BL](#)

Being a by-law to amend Zoning By-law No. 2011/065 (6079 Longwoods Road)

- iii. By-law No. 2020/105 - 1st & 2nd Reading

[16 2020105 P13-2020 Minnema \(Parkhouse\) BL](#)

Being a by-law to amend Zoning By-law No. 2011/065 (3872 Parkhouse Drive)

iv. By-law No. 2020/106 - 1st & 2nd Reading

[16 2020106 P14-2020 Minnema \(Dundonald\) BL](#)

Being a by-law to amend Zoning By-law No. 2011/065 (23517 Dundonald Road)

v. By-law No. 2020/107

[16 2020107 IntegrityAgreement](#)

Being a by-law to appoint an Integrity Commissioner, Closed Meeting Investigator and Municipal Ombudsman and to authorize the execution of the agreement.

vi. By-law No. 2020/108

[16 2020108 Confirming 16Dec Meeting](#)

Being a by-law to confirm the proceedings of council of the Municipality of Southwest Middlesex (December 16, 2020).

#2020-

Moved by _____

Seconded by _____

That By-law No. 2020/103 to By-law No. 2020/106 be given first and second reading;
That By-law No. 2020/107 to By-law No. 2020/108 be given first, second, third and final readings.

17. FUTURE MEETINGS (subject to change)

- January 13, 2021
- January 27, 2021

18. ADJOURNMENT

The Mayor adjourned the meeting at ____p.m.