



The Corporation of the Township of Malahide

A G E N D A

September 5, 2019 – 7:30 p.m.

Springfield & Area Community Services Building 51221 Ron McNeil Line, Springfield

- (A) Disclosure of Pecuniary Interest
- (B) Approval of Previous Minutes **RES 1 (Pages 13 - 30)**
- (C) Presentations/Delegations/Petitions
 - (i) Court of Revision - Herries Municipal Drain (2003) Branches "C" and "D" relating to Part Lot 74, Concession South Talbot Road, Geographic Township of Malahide. **RES 2 - 6**
 - (ii) Meeting to Consider – Thomson-Finch Drain relating to Part Lots 23 - 24, Concessions 10 - 11, Geographic Township of South Dorchester. **RES 7 – 9 (Pages 31 - 32)**
 - (iii) Public Meeting – Zoning By-law Amendment Application of B & AM Reymer Ltd. relating to property at Part Lot 89, Concession STR, Geographic Township of Malahide, municipally known as 50017 Talbot Line. **RES 10 – 12 (Pages 33 - 44)**
 - (iv) Public Meeting – Zoning By-law Amendment Application of Nancy Silverthorn relating to property at Part Lot 92, Concession STR, Geographic Township of Malahide, municipally known as 50816 Chalet Line. **RES 13 - 15 (Pages 45 - 57)**
 - (v) Public Meeting – Proposed amendments to the Elgincentives Community Improvement Plan. **(Pages 58)**

- (vi) Presentation – Donna Lunn, on behalf of The Harvest Bowl, providing an update of significant developments for The Harvest Bowl project. **RES 16 (Pages 59)**
- (D) Reports of Departments
- (i) Director of Fire & Emergency Services
 - Emergency Services Activity Report – July. **RES 17 (Pages 60 - 64)**
 - (ii) Director of Physical Services
 - Drainage Update Report. **RES 18 (Pages 65 - 66)**
 - Request for Drain Improvement: J. A. Charlton Drain. **RES 19 (Pages 67 - 71)**
 - Mapleton Line Request for Speed Reduction. **RES 20 (Pages 72 - 80)**
 - Waste Management Master Plan Revision: Establishment of a Review Committee. **RES 21 (Pages 81 - 83)**
 - Request for Roadway Improvements: Mount Salem Christian School. **RES 22 (Pages 84 - 87)**
 - (iii) Director of Development & Community Services
 - Severance Application E48/19 – Report. **RES 23 (Pages 88 - 89)**
 - Severance Application E48/19 – Conditions. **RES 24 (Pages 90 - 93)**
 - (iv) Director of Corporate Services/Treasurer
 - (iv) CAO/Clerk
 - Elgincentives – Updated Community Improvement Plan. **RES 25 (Pages 94 - 98)** (Attachment to report sent separately)
- (E) Reports of Committees/Outside Boards
- (F) Correspondence **RES 26**
1. Association of Municipalities of Ontario - Watch File – dated August 1, 8, 15, and 22, 2019. **(Pages C3 - 11)**
 2. Town of Aylmer – Resolution requesting all levels of government to support existing rail users and rail development opportunities. **(Pages C12 - 13)**
 3. Township of McKellar, Township of Papineau-Cameron, and Municipality of Hastings Highlands – Requesting the Provincial Government to hold a referendum and conduct studies to ensure forced municipal amalgamation will save costs, jobs, lower taxes and

reduce the provincial deficit, and allow municipalities to work out their own local agreement. **(Page C14 - 19)**

4. Municipality of McDougall, Township of South Frontenac, Municipality of Thames Centre, Municipality of Chatham-Kent, Elgin Group Police Services Board – Resolution supporting Township of Warwick resolution requesting the Province to enforce safety on family farms. (Malahide supported this Resolution on August 1, 2019). **(Page C20 - 29)**
5. Municipality of Bluewater and Municipality of Hastings Highlands – Resolution supporting Town of Halton Hills requesting Province to review and implement a deposit/return program for all single use plastic, aluminum, and metal drink containers. **(Pages C30 - 33)**
6. County of Norfolk – Resolution requesting Province to provide funding to implement a permanent solution for the leaking gas well at 1925 Forestry Farm Road, Langton and broader hydrogeological research to advance the knowledge of the leaking gas wells and its impacts, and to demand funding for municipal extraneous costs of the air quality monitoring affecting the health and wellbeing of the residents and the remediation of the environmental impacts. **(Pages C34 - 35)**
7. Town of Bradford West Gwillimbury – Resolution supporting the efforts of the Never Forgotten National Memorial Foundation to develop commemorative programming, exhibits, and monuments at a site on Cape Breton Island as a place of remembrance. **(Pages C36 - 37)**
8. County of Elgin – Correspondence to Minister of the Environment, Conservation and Parks regarding the environmental impact of the invasive phragmites. **(Pages C38)**
9. Town of Aylmer – Correspondence approving the Terms of Reference as revised for the East Elgin Community Complex Board of Management. **(Page C39)**
10. Town of Aylmer – Correspondence regarding Aylmer Police Services Board costing to the Municipality of Bayham. **(Page C40)**
11. Solicitor General – Correspondence advising of the repeal of regulations regarding fire reporting. **(Pages C41)**
12. County of Elgin – Correspondence regarding Port Bruce Temporary Panel Bridge Relocation Options. **(Page C42)**
13. Elgin County Land Division Committee – Notice of Appeal Date expiry relating to the following Severance Applications:

- (i) Application No. E27/19 of B & AM Reymer Ltd. relating to property at Part Lot 89, Concession South Talbot Road. **(Page C43)**
- (ii) Application No. E28/19 of Nancy Silverthorn relating to property at Part Lot 92, Concession South Talbot Road. **(Page C44)**
- (iii) Application No. E29/19 of Jon Walker, relating to property at Part Lot 25, Concession 7 and North Gore. **(Page C45)**
- (iv) Application No. E31/19 of the Estate of Abner Wagler relating to property at Part Lot 24, Concession 8. **(Page C46)**
- (v) Application No. E32/19 of Harry (Patrick) and Gail vanKasteren relating to Part Lots 11, 12 and 13, Concession 8. **(Page C47)**
- (vi) Application No. E35/19 of Anthony, Kenneth and Mary Stover relating to property at Part Lots 28 and 29, Concession 3. **(Page C48)**

14. Municipality of Central Elgin – Notice of Application and Public Meeting for Zoning By-law Amendments relating to the following properties:

- (i) 167 Bartholomew Street, Port Stanley (and Amendment). **(Pages C49 - 50)**
- (ii) 248 Edward Street, Port Stanley. **(Page C51)**
- (iii) 6681 Quaker Road. **(Page C52)**
- (iv) 47685 Forsyth Line. **(Page C53)**
- (v) 43909 Talbot Line. **(Page C54)**

15. Association of Municipalities of Ontario - Watch File – dated August 29, 2019. **(Pages C2 - 3)**

16. Township of Lake of Bays and Town of Wasaga Beach – Requesting the Provincial Government to hold a referendum and conduct studies to ensure forced municipal amalgamation will save costs, jobs, lower taxes and reduce the provincial deficit, and allow municipalities to work out their own local government. **(Pages C4 – 9)**

17. County of Elgin - Notice of an Application for Approval of a Proposed Draft Plan of Subdivision for Geographic Village of Belmont. **(Pages C10 - 19)**

18. Municipality of Bayham – Public Open House and Meeting to consider Amendment to Zoning By-law to recognize updates made to Official Plan. **(Page C20)**

(G) Other Business

- (i) Joint Special Council Meeting – Amalgamation Discussion:
 - Town of Aylmer – Request for additional information regarding logistical and procedural preferences in relation to the proposed Joint Special Council Meeting. **RES 27 (Page 99 - 100)**

- Gerry Richer – Comments re amalgamation. **RES 28 (Page 101)**
- (ii) County of Elgin – Recruitment and hiring of a County Fire Training Officer/Community Emergency Management Coordinator. **RES 29 (Page 102)**
- (iii) Catfish Creek Conservation Authority – Request for support of non-mandatory programs and services. **RES 30 (Pages 103 - 104)**
- (H) By-laws
 - (i) By-law No. 19-66 – Third Reading of Conservation Line Drains 2019. **RES 31 (Pages 105 - 106)**
 - (ii) By-law No. 19-80 - Mobile Services Inc. for 2019-2021 Supply and Apply Pavement Markings. **RES 32 (Pages 107 - 110)**
- (I) Closed Session **RES 33 and 34**
 - (i) Advice that is Subject to Solicitor-Client Privilege including communications necessary for that purpose relating to Vienna Line.
 - (ii) Labour Relations or Employee Negotiations Matter relating to CUPE Local 35.
- (J) Confirmatory By-law **RES 35 (Page 111s)**
- (K) Adjournment **RES 36**

PLEASE NOTE that the draft resolutions provided below DO NOT represent decisions already made by the Council. They are simply intended for the convenience of the Council to expedite the transaction of Council business. Members of Council will choose whether or not to move the proposed draft motions and the Council may also choose to amend or defeat them during the course of the Council meeting.

1. THAT the minutes of the regular meeting of the Council held on August 1, 2019 be adopted as printed and circulated.
2. THAT the Council of the Township of Malahide does hereby appoint the following members to sit on the Court of Revision for the Herries Municipal Drain (2003) Branches "C" and "D":
 - Mayor Dave Mennill (Chair)
 - Deputy Mayor Dominique Giguère
 - Councillor Chester Glinski.
3. THAT the Court of Revision for the Herries Municipal Drain (2003) Branches "C" and "D" be called to order at 7:____ p.m.

AND THAT Dave Mennill be appointed Chairman.
4. THAT the Court of Revision members for the Herries Municipal Drain (2003) Branches "C" and "D" do hereby accept the recommendations of Drainage Engineer Matt Sweetland, of CJDLC Consulting Engineers; and further, does hereby confirm the drainage assessments as outlined in the Report of the Drainage Engineer dated July 11, 2019.
5. THAT the Court of Revision relating to the Herries Municipal Drain (2003) Branches "C" and "D" be adjourned and the Council Meeting reconvene at 7:____ p.m.
6. ~~THAT the tender for the Herries Municipal Drain (2003) Branches "C" and "D" be awarded to _____ in the amount of \$ _____; subject to the expiration of all appeal periods and subject to no appeals having been received related to the Herries Municipal Drain (2003) Branches "C" and "D".~~
7. THAT the Engineer's Report for the Thomson-Finch Drain, as prepared by Spriet Associates and dated July 8, 2019, be accepted;

- AND THAT By-law No. 19-75, being a by-law to provide for the Thomson-Finch Drain drainage works be read a first and second time and provisionally adopted.
8. THAT the Court of Revision for the Thomson-Finch Drain be scheduled to be held on October 3, 2019 at 7:30 p.m.
 9. THAT the tenders for the construction of the Thomson-Finch Drain be requested for September 26, 2019, at 11:00 a.m.
 10. THAT the Public Meeting concerning the Zoning By-law Amendment Application of B & AM Reymer Ltd. relating to the property located at Lot 89, Concession STR, be called to order at 7:30 p.m.
 11. THAT the Public Meeting relating to Zoning By-law Amendment Application of B & AM Reymer Ltd. relating to the property located at Lot 89, Concession STR, be adjourned and the Council meeting reconvene at 7:00 p.m.
 12. THAT By-law No. 19-77, being a By-law to amend Zoning By-law No. 18-22 insofar as it relates to the property owned by B & AM Reymer Ltd., located at Lot 89, Concession STR, be given first, second and third readings, and properly signed and sealed.
 13. THAT the Public Meeting concerning the Zoning By-law Amendment Application of Nancy Silverthorn relating to the property located at Lot 92, Concession STR, be called to order at 7:30 p.m.
 14. THAT the Public Meeting relating to Zoning By-law Amendment Application of Nancy Silverthorn relating to the property located at Lot 92, Concession STR, be adjourned and the Council meeting reconvene at 7:00 p.m.
 15. THAT By-law No. 19-78, being a By-law to amend Zoning By-law No. 18-22 insofar as it relates to the property owned by Nancy Silverthorn located at Lot 92, Concession STR, be given first, second and third readings, and properly signed and sealed.
 16. THAT the presentation received from Donna Lunn, on behalf of The Harvest Bowl, providing an update on the significant developments of The Harvest Bowl project, be received.
 17. THAT Report No. F-19-11 entitled "Emergency Services Activity Report – July" be received.

18. THAT Report No. PS-19-39 entitled "Drainage Update Report" be received.
19. THAT Report No. PS-19-50 entitled "Request for Drain Improvement: J. A. Charlton Drain" be received;

AND THAT Mike Devos, P. Eng., of Spriet Associates, be appointed to prepare an Engineer's Report for this Petition.

20. THAT Report No. PS-19-45 entitled "Mapleton Line Request for Speed Reduction" be received;

AND THAT the Municipal Staff be directed to prepare the necessary By-law to create a 'parallel parking only' zone in the immediate vicinity of the Mapleton Church of Christ located on Mapleton Line.

21. THAT Report No. PS-19-52 entitled "Waste Management Master Plan Revision: Establishment of a Review Committee" be received;

AND THAT a Waste Management Master Plan Revision Committee be established to update current data, future projections, and develop strategies moving forward;

AND THAT the Mayor, the Deputy Mayor, and a Member of Council be appointed to represent the Council of the Township of Malahide on the Waste Management Master Plan Revision Committee;

AND THAT Councillor _____ be appointed as an alternate Council representative on the Waste Management Master Plan Revision Committee.

22. THAT Report No. PS-19-53 entitled "Request for Roadway improvements: Mount Salem Christian School" be received;

AND THAT, notwithstanding that the 2020 Budget has not yet been formally approved by the Council, the Council does hereby authorize the Municipal Staff to proceed with the installation of a Community Safety Zone and dynamic speed zone as outlined in this Report; SUBJECT TO approval being granted by the County of Elgin;

AND THAT the Municipal Staff be directed to petition the County to install a Community Safety Zone and a Reduced Speed Zone as outlined in this Report; it being noted that the establishment and future maintenance of such zones will be at the Township's expense.

23. THAT Report No. DCS-19-25 entitled "Severance Application E48/19" be received;

AND THAT this report be forwarded to the Land Division Committee for its review and consideration.

24. THAT the Malahide Township Council has no objection to the Land Severance No. E48/19 in the name of R/K Hayhoe Inc. and Ronald Melvin Hayhoe and Katherine Hayhoe, relating to the property located at Part Lots 26 and 27, Concession 1, Geographic Township of Malahide, subject to the following conditions:

- (i) That all outstanding work orders or by-law enforcement issues be resolved to the satisfaction of the Chief Building Official prior to the condition being deemed fulfilled.
- (ii) That all applicable property taxes, municipal fees and charges be paid to the Municipality prior to the stamping of the deeds
- (iii) That an electronic version of the reference plan be submitted to the satisfaction of the Municipality.

25. THAT Report No. CAO-19-23 entitled "Elgincentives – Updated Community Improvement Plan" be received;

AND THAT the draft Township of Malahide Elgincentives Community Improvement Plan 2019, as amended, be approved;

AND THAT the Municipal Staff be requested to prepare the necessary by-law to formally adopt the said Community Improvement Plan.

26. THAT the following correspondence be noted and filed:

1. Association of Municipalities of Ontario - Watch File – dated August 1, 8, 15, and 22, 2019.
2. Town of Aylmer – Resolution requesting all levels of government to support existing rail users and rail development opportunities.
3. Township of McKellar, Township of Papineau-Cameron, and Municipality of Hastings Highlands – Requesting the Provincial Government to hold a referendum and conduct studies to ensure forced municipal amalgamation will save costs, jobs, lower taxes and reduce the provincial deficit, and allow municipalities to work out their own local agreement.

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7. Town of Bradford West Gwillimbury – Resolution supporting the efforts of the Never Forgotten National Memorial Foundation to develop commemorative programming, exhibits, and monuments at a site on Cape Breton Island as a place of remembrance.
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16. Township of Lake of Bays and Town of Wasaga Beach – Requesting the Provincial Government to hold a referendum and conduct studies to ensure forced municipal amalgamation will save costs, jobs, lower taxes and reduce the provincial deficit, and allow municipalities to work out their own local government.

17. County of Elgin - Notice of an Application for Approval of a Proposed Draft Plan of Subdivision for Geographic Village of Belmont.

18. Municipality of Bayham – Public Open House and Meeting to consider Amendment to Zoning By-law to recognize updates made to Official Plan.

- 27. THAT the correspondence received from the Town of Aylmer relating to Malahide's request for a Joint Special Council meeting to discuss the possibility of amalgamation between the Town of Aylmer and Township of Malahide be received.
- 28. THAT the correspondence received from Gerry Richer, Aylmer Resident, expressing support for the proposed discussions regarding the possibility of an amalgamation between the Town of Aylmer and Township of Malahide be received;

AND THAT such correspondence be referred to the proposed Joint Special Council Meeting with the Town of Aylmer for further review and consideration.

29. THAT the correspondence received from the County of Elgin relating to the recruitment and hiring of a County Fire Training Officer/Community Emergency Management Coordinator be received.
30. THAT the correspondence received from the Catfish Creek Conservation Authority referencing a letter from Minister Jeff Yurek, Ministry of Environment, Conservation and Parks, relating to the “wind down” of non-mandatory programs and services be received;

AND THAT correspondence be sent to Minister Yurek challenging the direction to “wind down” non-mandatory programs and services, as programs such as the Maple Syrup festival generate the much needed revenue to offset the shortfall in provincial funding for mandated programs.

31. THAT By-law No. 19-66, being a By-law to provide for Drainage works on the Conservation Line Drains 2019, be read a third time, finally passed, and be properly signed and sealed.
32. THAT By-law No. 19-80, being a By-law to authorize the execution of an Agreement with Mobile Services Inc. for 2019-2021 Supply and apply pavement markings, be given first, second and third readings, and be properly signed and sealed.
33. THAT Council move into Closed Session at _____ p.m., pursuant to Section 239(2) of the Municipal Act, 2001, as amended, to discuss the following:
 - (i) Advice that is subject to solicitor-client privilege, including communications necessary for that purpose, relating to Vienna Line; and
 - (ii) A Labour Relations or Employee Negotiations Matter related to CUPE Local 35.
34. THAT Council move out of Closed Session and reconvene at _____ p.m. in order to continue with its deliberations.
35. THAT By-law No. 19-79, being a Confirmatory By-law, be given first, second and third readings, and be properly signed and sealed.
36. THAT the Council adjourn its meeting at _____ p.m. to meet again on September 19, 2019, at 7:30 p.m.