

The Council of the Township of East Garafraxa held their regular meeting of council at the Marsville Community Hall, Marsville ON at 2:00 p.m. on June 8, 2010. Councillors Tom Nevills, Allan Boynton, Fran Pinkney and Deputy Mayor Guy Gardhouse were in attendance, with Mayor Allen Taylor presiding. Karen Canivet, Deputy-Clerk; and David Menary, Director of Public Works were also in attendance.

OPENING OF MEETING

Mayor Taylor called the meeting to order.

1 AGENDA

1.1 Added items: The following were received and/or dealt with:

1.1.1 Bills and Accounts; Roads and General

1.1.2 County of Dufferin Assumption of Waste By-Law

2 MINUTES

2.1 Council Minutes May 25, 2010 approved as circulated.

2.2 Business Arising from Minutes - none at this time.

3 DISCLOSURE OF PECUNIARY INTEREST WITH REASONS

Can be declared at any time during the meeting. None declared at this time.

4 DELEGATIONS

4.1 4:00 p.m. Public Delegation re Wind Concerns. Approximately 12 people attended from the Oppose Belwood Wind Farms (OBWF) to voice their concerns regarding Wind Turbines. Grant Evans spoke on behalf of those in attendance. He had circulated a list of questions to Council to address, and noted that while he understood that Council had limited ability to control the spread of wind farms, they are looking for support and for the Township to take a leadership role and to adopt a bylaw similar to Municipality of Arran-Elderslie. Discussion ensued regarding the issues and information to be supplied to Mayor Taylor to take Western Warden's Caucus.

4.2 4:30 p.m. Bob Shirley - CVC Representative attended to inform Council that he would not be staying as a CVC Representative after the next election; after 34 years. He indicated he has done his best to be diligent in supporting and looking out for the municipalities' position in all matters at the Board. Preliminary budget discussions show a 2 - 5 % increase for next year. Discussion on Provincial directive for wage freeze and letter received by Grand River Conservation. Copy provided to Mr. Shirley. Mr. Shirley stated he would remain on the Board until a new representative was appointed to Credit Valley Board after the election. Council thanked him for his dedication and wished him well on his future endeavours.

5 PUBLIC MEETINGS 7:00 p.m.

5.1 Consent Application B4/10 - Robert Unthank, Concession 15, East Part Lot 5 for consent to sever the existing 4 ha. (10 ac.) to create a new lot of approximately 2 ha. (5 ac.) and a retained parcel of 2 ha. (5 ac.) Mr. Unthank was in attendance. Christine Gervais, Township Planner presented the Planning report which indicated that the property is Zoned Rural Residential and Environmental Protection under Zoning By-law 60-2004, and designated Rural under the Official Plan. The property is currently vacant and the new lots will be developed for residential purposes and subject to MDS calculations, as per requirements of Official Plan and Zoning By-law; however, existing barns on surrounding lands do not impact the subject property. Application conforms to the policies of the PPS (Provincial Policy Statement) and are consistent with the policies of the Township Official Plan and requirements of the Zoning By-law. Comments received are as follows: Grand River Conservation Authority – no objection. County of Dufferin – no formal comments have been received, however the applicant has been in touch with the County and been given approval for the severed parcel, along with an additional entrance to the existing property. Discussion regarding the requirements of the County of Dufferin Public Works for trees. Recommendation from the Planning Advisory Committee and Township Planner for approval of the application, subject to Township's standard conditions of consent approval and land dedication shall be provided, if required by the County of Dufferin, for road widening. Motion to approve.

5.2 Rezoning Application Z1/10 by Township of East Garafraxa applicant, and Della Edith Thomson/Ronald Lawrence Pachnosky & Robert Douglas Simpson – Owners of part of the East Part and part of the West Part Lot 5, Concession 14, to rezone two pieces of lands that the Township of East Garafraxa is proposing to acquire for a future municipal facility,

approximately 9 acres in total, through agreements of purchase and sale with each owner. The proposal is to rezone the lands Institutional to allow for a municipal office and community centre uses, with a frontage of approximately 30 metres onto County Road 3. The application conforms to the PPS (Provincial Policy Statement), and the request for rezoning complies with the policies of the Official Plan. The proposed amendment to the Zoning By-law is necessary to allow the proposed uses on the subject lands. Comments received: Grand River Conservation Authority – no objection. County of Dufferin – Public Works Dept. – no issues with sighting or numbers associated with the proposed driveway. Correspondence from Grant Evans regarding concerns with increase debt. Staff to contact Mr. Evans to indicate that no new debt is occurring at this time and is an investment for the future. Mrs. Walker's correspondence indicated concern with the bush. Staff to advise that Council in agreement to preserve the bush area. Recommendation from Planning Advisory Committee and the Township Planner is for approval of the application. Motion to approve application and By-law 20-2010 passed.

6 UNFINISHED BUSINESS

- 6.1 New Municipal Facility Update - preliminary report received on septic by Engineers indicate sufficient capability of supporting a sewage system; survey has also been completed. Councillor Nevills reported briefly on Public Meeting held June 2 at which public in attendance wanted information on what was being proposed. Preliminary interviews for architect to continue and discussion regarding project manager and RFP process ensued. A Volunteer Community group can be formed once an architect is chosen, to review community needs.
- 6.2 PSAB/Asset Management - Final Policy "Accounting For and Report Tangible Capital Assets" was presented at Council. Draft policy had been previously adopted and final policy has final completed schedules. Policy had been prepared by staff, with consultation with auditors and consultants. Motion passed to adopt Final Policy.
- 6.3 Other - Nothing at this time.

7 COUNTY COUNCIL BUSINESS

The following were received and/or dealt with and Mayor Taylor reported on County Council as follows:

- 7.1 Council Agenda June 10
- 7.2 County Minutes May 13, 2010
- 7.3 DEEP Executive Summary and Information Booklet
- 7.4 Other -
- 7.4.1 County of Dufferin Waste Assumption By-Law will receive first and second reading; then circulated to local municipalities for comment and resolution. By-Law to receive third reading in September, subject to achieving triple majority.
- 7.4.2 Trip to Pennsylvania to visit facility next week. Approximately 20 people will attend tour of facility similar to what is proposed for DEEP project..
- 7.5 Mayor Taylor reported that tree cutting by-law may become responsibility of local municipality. Discussion ensued that Council has no interest in participating in forest management or tree cutting.

8 ROADS DEPARTMENT

The following were received and/or dealt with:

- 8.1 Director of Public works report
- 8.2 Stephen Milone - Brookhaven Crescent letter of concern received with respect to speed; catch basin; entrance to subdivision. Discussion of matters ensued. Speed issue to be forwarded to Dufferin OPP and staff to investigate other matters and report back to Council.
- 8.3 Ontario Good Roads Brief April 2010
- 8.4 Other

9 PLANNING AND BY-LAW ENFORCEMENT MATTERS

The following was received and/or dealt with:

- 9.1 Development updates. Christine Gervais indicated a demolition permit has been issued for Natures Landing West and a meeting will be held shortly with proponents.
- 9.2 Planning Advisory Committee Minutes June 2, 2010

- 9.3 Consent Application B3/10 - Concession 11, West Part Lot 1
- 9.3.1 Grand River Conservation Authority correspondence
- 9.3.2 Decision B3/10 - discussion regarding the comments received from Grand River, access, and road improvements. Motion to approve subject to conditions including lot having direct access to public road.

10 COMMITTEES

The following were received and/or dealt with:

- 10.1 Grand River Conservation Authority
 - 10.1.1 May Minutes
 - 10.1.2 June Events
 - 10.1.3 New Book - Tips on Fishing
 - 10.1.4 Public Meeting Drayton Municipal Water System - Councillor Nevills discussed public consultation meetings being held across the watershed. One meeting to be held for Grand Valley, Waldemar and Marsville will be satisfactory to Council.
- 10.2 Other
 - 10.2.1 Councillor Pinkney reported that Grand Valley Public Library will be getting alarm system. Monitoring will be no charge as the same company monitors the Grand Valley municipal office.

11 CORRESPONDENCE

The following was received and/or dealt with:

- 11.1 Family Transition Place BBQ June 17, 2010
- 11.2 Greater Dufferin Chamber of Commerce - All Candidates Debates Schedule & Format
- 11.3 Dufferin County Trails and Active Transportation Master Plan
- 11.4 Township of Mulmur re Trails Master Plan
- 11.5 Town of New Tecumseth - Harmonized Goods and Services - motion for next meeting
- 11.6 Water Hour June 11 - 8:00 p.m.
- 11.7 Nuclear Waste Management Organization - Process for selecting a Site for Used Nuclear Fuel
- 11.8 Workforce Planning Board - May 2010

12 NEW BUSINESS

- 12.1 Other
 - 12.1.1 Mayor Taylor reported a former resident, Roy Hillis, has indicated that historically that a Taylor, or daughter of a Taylor, had owned farms between County Road 109 and Dufferin Road 3 on 12th line and proposed that 12th Line be named "Taylor's Lane. Discussion on naming roads ensued. Council not in favour at this time, however indicated support for a plaque at Black's Farm on 12th Line.

13 BILLS AND ACCOUNTS

- 13.1 Added item: Motion to approve Roads and General Accounts.

14 BY-LAWS

- 14.1 Drain Number 8 Maintenance By-law 19-2010 passed. Confirming By-Law 21-2010 passed.

15 LEGAL PROPERTY AND PERSONNEL

- 15.1 None at this time,

16 BULLETINS AND INFORMATION

The following were received and/or dealt with:

- 16.1 Hillsburgh Fire Hall replacement
- 16.2 Land Use Council - Committee on Status of Species at Risk
- 16.3 AMCTO - Legislative Express June 3
- 16.4 Bottled Water Contains more bacteria than tapwater
- 16.5 Other

17 ADJOURNMENT

17.1 Motion to adjourn.

RESOLUTIONS:**MOVED BY PINKNEY, SECONDED BY BOYNTON**

THAT the agenda be amended by adding the following:

- | | | |
|---|---|-----------------|
| 1 | Bills and Accounts: Roads and General | |
| 2 | County of Dufferin Assumption of Waste By-Law | CARRIED. |

MOVED BY NEVILLS, SECONDED BY BOYNTON

THAT the agenda be approved as amended. **CARRIED.**

MOVED BY PINKNEY, SECONDED BY GARDHOUSE

THAT the minutes of the Council Meeting held May25, 2010 be adopted as circulated. **CARRIED.**

MOVED BY GARDHOUSE, SECONDED BY PINKNEY

THAT Council of the Township of East Garafraxa do hereby adopt the Final Policy - "Accounting For and Reporting Tangible Capital Assets." **CARRIED.**

MOVED BY BOYNTON, SECONDED BY NEVILLS

THAT Bills and Account in the amount of:

Roads	\$ 83,095.52	
General	\$108,919.76	Be paid. CARRIED.

MOVED BY PINKNEY, SECONDED BY GARDHOUSE

THAT leave be given to introduce a by-law to provide for maintenance and repair to the Municipal Drain Number 8 and for the borrowing on the credit of the municipality the amount required for such work and that it be given the necessary readings and be passed and numbered 19-2010.

CARRIED.

MOVED BY NEVILLS, SECONDED BY PINKNEY

THAT Consent Application B4/10 by Robert Unthank for consent to sever approximately 2.0 hectares from part East Part Lot 5, Concession 15 be approved: Reasons: Conforms to Official Plan; Conditions which must be, in the opinion of Council, substantially complied with or waived by the party requesting the condition:

1. Park Dedication in the amount of \$400.00;
2. Taxes paid in full on both severed and retained parcels;
3. Conservation Authority approval;
4. Entrance approval on severed;
5. "Living Snowfence" to be planted as per County of Dufferin Public Works Department specifications;
6. Approval for septic system on severed parcel;
7. Plan of Survey, paper and digital format on severed and retained;
8. Consent agreement to be registered on title on severed and retained parcels to include requirement for fencing around boundaries of severed parcel with exception of road frontage when required by adjacent landowner;
9. Road Widening required on severed and retained parcels. If a road widening has been obtained at an earlier date, condition would not apply.

Any unregistered road widening to be deeded to the appropriate authority. Any road widenings, easements, survey costs, legal costs and any other transaction costs pertaining to this application shall be borne by the applicant. Certificate of Title to be supplied showing no encumbrances on the land for Road Widening purposes. All conditions must be fulfilled and the Certificate of Clerk issued within one year of the date of notice of decision. Failing to do so will cause the application to be null and void.

CARRIED.

MOVED BY PINKNEY, SECONDED BY GARDHOUSE

THAT Rezoning Application Z1/10 by Township of East Garafraxa on behalf of Ron Pachnosky and

Della Thomson, Concession 14, West Part Lot 5; and Robert Douglas Simpson, Concession 14, East Part Lot 5; to rezone from Rural (RU) and Hamlet Residential (HR) Zones to Institutional Exception One (I-1) Zone for Municipal purposes be approved. **CARRIED.**

MOVED BY BOYNTON, SECONDED BY NEVILLS

THAT leave be given to introduce a by-law to rezone part East Part Lot 5, Concession 14 from Rural (RU); and to rezone part West Part Lot 5, Concession 14 from Hamlet Residential (HR); to Institutional Exception One (I-1) and that it be given the necessary readings and be passed and numbered 20-2010. **CARRIED.**

MOVED BY BOYNTON, SECONDED BY NEVILLS

THAT Consent Application B3/10 by Wayne Baguley for consent to sever approximately 1.08 ha. From part West half Lot 1, Concession 11 be approved. Reasons: Conforms to Official Plan: Conditions which must be, in the opinion of Council, substantially complied with or waived by the party requesting the condition:

1. Park Dedication in the amount of \$400.00;
2. Taxes paid in full on both severed and retained parcels;
3. Rezoning of severed parcel;
4. Site Plan for building envelope on severed parcel
5. Conservation Authority approval;
6. Entrance approval on severed with direct access to a public road;
7. Approval for septic system on severed parcel;
8. Plan of Survey, paper and digital format on severed;
9. Consent agreement to be registered on title on severed and retained parcels to include requirement for fencing around boundaries of severed parcel with exception of road frontage when required by adjacent landowner;
10. Road Widening required on severed and retained parcels

If a road widening has been obtained at an earlier date, condition would not apply. Any unregistered road widening to be deeded to the appropriate authority. Any road widenings, easements, survey costs, legal costs and any other transaction costs pertaining to this application shall be borne by the applicant. Certificate of Title to be supplied showing no encumbrances on the land for Road Widening purposes. All conditions must be fulfilled and the Certificate of Clerk issued within one year of the date of notice of decision. Failing to do so will cause the application to be null and void. **CARRIED.**

MOVED BY PINKNEY, SECONDED BY GARDHOUSE

THAT leave be given to introduce a by-law to confirm the proceedings of the June 8, 2010 regular meeting of the Council of the Township of East Garafraxa and that it be given the necessary readings and be passed and numbered 21-2010. **CARRIED.**

MOVED BY NEVILLS, SECONDED BY BOYNTON

THAT Council now adjourn to meet again July 13, 2010 at 2:00 p.m. at the Administration Office ON or at the call of the Mayor. **CARRIED.**

Head of Council

Clerk