



MINUTES Regular Council

September 28, 2021
6:00pm
Town Hall, Council Chambers

Council Present: Mayor Strathdee (in-person)
Councillor Craigmile (in-person)
Councillor Edney (in-person)
Councillor Luna (in-person)
Councillor Pridham (in-person)
Councillor Winter (in-person)

Council Absent: Councillor Hainer

Staff Present: **In-Person**
Brent Kittmer, Chief Administrative Officer
Jenna McCartney, Clerk

Conference Line
Richard Anderson, Director of Emergency Services / Fire Chief
Grant Brouwer, Director of Building and Development
Stephanie Ische, Director of Community Services
Jed Kelly, Director of Public Works
Lisa Lawrence, Director of Human Resources
André Morin, Director of Corporate Services / Treasurer

1. CALL TO ORDER

Mayor Strathdee called the meeting to order at 6:00 pm.

2. DECLARATIONS OF PECUNIARY INTEREST

Councillor Craigmile declared a perceived conflict of interest for agenda item 5.2, St. Marys Healthcare Foundation delegation.

3. AMENDMENTS AND APPROVAL OF AGENDA

Councillor Pridham provided a summary of the Town's intentions to support the National Day of Truth and Reconciliation on September 30, 2021.

Resolution 2021-09-28-01

Moved By Councillor Edney
Seconded By Councillor Craigmile

THAT the September 28, 2021 regular Council meeting agenda be accepted as presented.

CARRIED

4. PUBLIC INPUT PERIOD

Nothing received.

5. DELEGATIONS, PRESENTATIONS, AND PUBLIC MEETINGS

5.1 Public Meeting - 615 Queen Street East

Resolution 2021-09-28-02

Moved By Councillor Luna
Seconded By Councillor Pridham

THAT the September 28, 2021 regular Council meeting be adjourned at 6:12 pm to hold a statutory public meeting as required under the *Planning Act*; and

THAT a Public Meeting to consider a planning application for 615 Queen Street East be opened at 6:12 pm.

CARRIED

Mayor Strathdee stated "*This Public Meeting is being held in accordance with Section 34 of the Planning Act, RSO 1990.*

The purpose of tonight's Public Meeting is to solicit the public's comments with respect to a proposed Zoning By-law Amendment by 2398315 Ontario Limited for 615 Queen Street East.

The purpose and effect of the application is to amend the Town's Zoning By-law to change the zoning from "Residential Zone Three (R3)" to "Residential Zone Four (R4-14)" to permit the conversion of the main floor of the existing building from an office unit to a residential dwelling unit with special zoning provisions.

Tonight's meeting is the mandatory Public Meeting held under the Planning Act. Council will make a decision regarding this matter this evening or at a future Council meeting.

As a reminder, when using the video conference, to participate and make a comment please select the “raise hand” feature at the bottom of your screen to be placed in queue. The moderator will unmute you and acknowledge your presence when it is your turn to speak.

*When using the telephone conference, to participate and make a comment press *9 on your keypad to be placed in queue. The moderator will unmute you and acknowledge your presence when it is your turn to speak.*

Alternatively, during the meeting you can email
clerksoffice@town.stmarys.on.ca

If you wish to be notified of Council’s decision, please contact the Clerk, Jenna McCartney, at clerksoffice@town.stmarys.on.ca

I will now ask Ms. McCartney to advise how notice was given and provide a summary of the comments received regarding the Application."

Jenna McCartney stated "Notice was given by first class mail to the owners of all properties located within 120 metres (400 feet) of the subject property, to those agencies as prescribed by Regulation, and signage advertising tonight’s meeting was posted on the subject property.

Special instructions for attending this online meeting and/or providing comments were provided in the notice and on the Town’s Current Planning / Development Applications webpage.

Both the Upper Thames River Conservation Authority and the Chippewas of the Thames First Nation have indicated no objection to the Application.

One comment was received from the owners of 593 Queen Street East objecting to the proposed change to the Zoning By-law due to concerns that an apartment building could be built on the property. Town staff provided a response noting that the proposed change to the Zoning By-law would limit the number of dwelling units to three and an apartment building would not be a permitted use."

*Councillor Hainer confirmed that the Planning Advisory Committee endorsed the Application in principle and recommended that Council proceed with the statutory public meeting under the *Planning Act*.*

Mayor Strathdee invited Mark Stone, Planner to provide additional information regarding the proposed Application.

Mr. Stone provided an overview of the Application.

Mayor Strathdee invited the applicant's agency to speak to the Application.

Caroline Baker provided an overview of the Application on behalf of her client.

Mayor Strathdee asked if there were any questions from Council.

Councillor Luna inquired whether there was a heritage designation on the property.

Ms. Baker confirmed there is not.

Upon Mayor Strathdee inquiring whether there were any members of the public with comments, Ms. McCartney confirmed there were no callers, emails or persons present on the webinar wishing to comment.

Mayor Strathdee thanked those who participated in the meeting and confirmed that if Council proceeds with passage of the Zoning By-law Amendment, notice will be provided as prescribed by the *Planning Act* and a 20-day appeal period to the Ontario Land Tribunal applies

Resolution 2021-09-28-03

Moved By Councillor Pridham

Seconded By Councillor Edney

THAT this Public Meeting be adjourned at 6:23 pm; and

THAT the September 28, 2021 regular Council meeting reconvene at 6:23 pm

CARRIED

5.2 St. Marys Healthcare Foundation re: Hospital Renewal Project

Councillor Craigmile declared a perceived conflict of interest regarding this agenda item at the beginning of the meeting.

Ken McCutcheon on behalf of St. Marys Healthcare Foundation presented the hospital renewal project to Council.

Mr. McCutcheon confirmed that this request is in addition to the annual \$50,000 request and stated that the hospital renewal project request is related to capital upgrades.

Resolution 2021-09-28-04

Moved By Councillor Luna

Seconded By Councillor Edney

THAT the delegation from St. Marys Healthcare Foundation regarding the hospital renewal project be received; and

THAT Council forward the financial information to staff for further consideration during the 2022 budget process.

CARRIED

5.3 St. Marys Minor Ringette Association re: Town's Enhanced Vaccine Measures

Lori Black representing St. Marys Ringette Association presented Council with the effects of the Town's enhanced vaccine measures on the Association.

Resolution 2021-09-28-05

Moved By Councillor Craigmile

Seconded By Councillor Pridham

THAT the delegation from St. Marys Ringette Association regarding the Town's enhanced vaccine measures be referred to agenda item 8.2.2 for further discussion.

CARRIED

6. ACCEPTANCE OF MINUTES

6.1 Regular Council - September 14, 2021

Resolution 2021-09-28-06

Moved By Councillor Winter

Seconded By Councillor Edney

THAT the September 14, 2021 regular Council meeting minutes be approved by Council and signed and sealed by the Mayor and the Clerk.

CARRIED

7. CORRESPONDENCE

7.1 Stop Violence Against Women (VAW) re: Request for Community Support

Resolution 2021-09-28-07

Moved By Councillor Edney
Seconded By Councillor Luna

THAT the correspondence from Stop Violence Against Women regarding a request for community support be received.

CARRIED

**7.2 St. Marys Optometry and Lifetime Vision Care re: Optometrists
Withdrawal of OHIP insured services**

Resolution 2021-09-28-08

Moved By Councillor Winter
Seconded By Councillor Pridham

THAT the correspondence from St. Marys Optometry and Lifetime Vision Care regarding optometrists withdrawal of OHIP insured service be received; and

THAT Council support the local optometrists of St. Marys by forwarding a letter of support to the appropriate levels of government.

CARRIED

8. STAFF REPORTS

8.1 Building and Development Services

**8.1.1 DEV 44-2021 September Monthly Report (Building &
Development)**

Resolution 2021-09-28-09

Moved By Councillor Luna
Seconded By Councillor Craigmile

THAT DEV 44-2021 September Monthly Report (Building and Development) be received for information.

CARRIED

**8.1.2 DEV 45-2021 Application for Zoning By-law Amendment (Z03-
2021) by 2398315 Ontario Limited (KLM Properties) for 615
Queen Street East**

Resolution 2021-09-28-10

Moved By Councillor Edney

Seconded By Councillor Craigmile

THAT DEV 45-2021 regarding an Application for Zoning By-law Amendment (Z03-2021) by 2398315 Ontario Limited (KLM Properties) for 615 Queen Street East be received;

THAT Council approve the Application for Zoning By-law Amendment (Z03-2021) for 615 Queen Street East; and,

THAT Council enact Zoning By-law Z145-2021 for 615 Queen Street East.

CARRIED

8.1.3 DEV 43-2021 Municipal Operations Centre Boiler Replacements

Resolution 2021-09-28-11

Moved By Councillor Luna

Seconded By Councillor Edney

THAT DEV 43-2021 Municipal Operations Centre Boiler Replacements report be received; and

THAT Council approve the pre-budget amount of \$34,000.00 for the purchase of three replacement boilers at the Municipal Operations Centre and authorize staff to procure replacements immediately.

CARRIED

8.2 Administration

8.2.1 ADMIN 42-2021 September Monthly Report (Administration)

Resolution 2021-09-28-12

Moved By Councillor Luna

Seconded By Councillor Craigmile

THAT ADMIN 42-2021 September Monthly Report (Administration) be received for information.

CARRIED

8.2.2 ADMIN 43-2021 Proof of Vaccination – Implications to Ice Users

Councillor Luna requested a recorded vote for resolution 2021-09-28-13.

Resolution 2021-09-28-13

Moved By Councillor Pridham

Seconded By Councillor Winter

THAT ADMIN 43-2021 Proof of Vaccination – Implications to Ice Users be received; and

THAT Council grants an exemption to the Town's enhanced proof of vaccination requirements for youth/minor participants, subject to organizations complying with: (i) Any applicable proof of vaccination requirements of their respective governing bodies; OR (ii) Any applicable Provincial regulations for proof of vaccination (and any future amendments thereof); whichever may be the more restrictive.

Support (1): Councillor Pridham

Oppose (5): Mayor Strathdee, Councillor Craigmile, Councillor Edney, Councillor Luna, and Councillor Winter

DEFEATED

8.3 Community Services

8.3.1 DCS 29-2021 September Monthly Report (Community Services)

Resolution 2021-09-28-14

Moved By Councillor Winter

Seconded By Councillor Edney

THAT DCS 29-2021 September Monthly Report (Community Services) be received for information.

CARRIED

8.4 Corporate Services

8.4.1 COR 32-2021 September Monthly Report (Corporate Services)

Resolution 2021-09-28-15

Moved By Councillor Edney
Seconded By Councillor Luna

THAT COR 32-2021 September Monthly Report (Corporate Services) be received for information.

CARRIED

8.5 Fire and Emergency Services

8.5.1 FD 13-2021 September Monthly Report (Emergency Services)

Resolution 2021-09-28-16

Moved By Councillor Winter
Seconded By Councillor Pridham

THAT FD 13-2021 September Monthly Report (Emergency Services) be received for information.

CARRIED

8.6 Human Resources

8.6.1 HR 14-2021 September Monthly Report (Human Resources)

Resolution 2021-09-28-17

Moved By Councillor Luna
Seconded By Councillor Edney

THAT HR 14-2021 September Monthly Report (Human Resources) be received for information.

CARRIED

8.7 Public Works

8.7.1 PW 71-2021 September Monthly Report (Public Works)

Resolution 2021-09-28-18

Moved By Councillor Pridham
Seconded By Councillor Luna

THAT PW 71-2021 September Monthly Report (Public Works) be received for information.

CARRIED

8.7.2 PW 63-2021 Park Street Bridge Repairs Tender Award

Resolution 2021-09-28-19

Moved By Councillor Edney

Seconded By Councillor Pridham

THAT PW 63-2021 Park Street Bridge Repairs Tender Award report be received; and,

THAT the tender for repairs to the Park St. Bridge be awarded to Across Canada Construction Ltd. for the bid price of \$213,733.85, inclusive of all taxes and contingencies; and,

THAT Council consider By-Law 84-2021 and authorize the Mayor and the Clerk to sign the associated agreement.

CARRIED

8.7.3 PW 67-2021 Freedom Mobile Proposal

Resolution 2021-09-28-20

Moved By Councillor Craigmile

Seconded By Councillor Luna

THAT report PW 67-2021, Freedom Mobile Proposal, be received; and

THAT Council direct staff to enter discussions with Spectrapoint, on behalf of Freedom Mobile Inc. to investigate the feasibility of additional communications equipment on the water tower; and,

THAT Council direct staff to enter discussions with Spectrapoint, on behalf of Freedom Mobile Inc. to draft a lease Agreement with respect to their proposal to install cellular communication antenna and supporting equipment at the St. Marys Water Tower should it be deemed feasible; and,

THAT staff bring back a further report to Council detailing the feasibility of the proposal and a finalized Agreement for Council's consideration.

CARRIED

8.7.4 PW 68-2021 Automotive Materials Stewardship Inc. Agreement

Resolution 2021-09-28-21

Moved By Councillor Pridham
Seconded By Councillor Edney

THAT report PW 68-2021, Automotive Materials Stewardship Inc. Agreement, be received; and

THAT Council consider By-Law 82-2021, being a by-law to execute the agreement with Automotive Materials Stewardship Inc. and to authorize the Mayor and the Clerk to execute the agreement.

CARRIED

8.7.5 PW 69-2021 Award of Wood and Brush Grinding Services

Resolution 2021-09-28-22

Moved By Councillor Craigmile
Seconded By Councillor Luna

THAT Report PW 69-2021, Award of Wood and brush Grinding Services, be received; and,

THAT the procurement for wood and brush grinding be awarded to Sittler Grinding Inc. for the procured price of \$36,408.60, inclusive of all taxes and contingencies; and,

THAT Council approve the unbudgeted amount as identified in PW 69-2021 report; and,

THAT Council consider By-Law 83-2021 and authorize the Mayor and the Clerk to sign the associated agreement.

CARRIED

9. EMERGENT OR UNFINISHED BUSINESS

None.

10. NOTICES OF MOTION

None.

11. BY-LAWS

Resolution 2021-09-28-23

Moved By Councillor Edney
Seconded By Councillor Craigmile

THAT By-Laws 82-2021, 83-2021, 84-2021 and Z145-2021 be read a first, second and third time; and be finally passed by Council, and signed and sealed by the Mayor and the Clerk.

CARRIED

11.1 By-Law 82-2021 Agreement with Automotive Materials Stewardship Inc.

11.2 By-Law 83-2021 Agreement with Sittler Grinding Inc.

11.3 By-Law 84-2021 Agreement with Across Canada Construction Ltd.

11.4 Z145-2021 Zoning By-law Amendment 615 Queen Street East

12. UPCOMING MEETINGS

Mayor Strathdee reviewed the upcoming meetings as presented on the agenda.

Council took a brief break at 8:16 pm.

Mayor Strathdee called the meeting back to order at 8:28 pm.

13. CLOSED SESSION

Resolution 2021-09-28-24

Moved By Councillor Luna

Seconded By Councillor Edney

THAT Council move into a session that is closed to the public at 8:28 pm as authorized under the *Municipal Act*, Section 239(2)(b) personal matters about an identifiable individual, including municipal or local board employees, and (d) labour relations or employee negotiations.

CARRIED

13.1 Minutes CLOSED SESSION

13.2 ADMIN 44-2021 CONFIDENTIAL Mandatory COVID-19 Vaccination Policy – Employee Relations Matters

14. RISE AND REPORT

Resolution 2021-09-28-25

Moved By Councillor Edney

Seconded By Councillor Luna

THAT Council rise from a closed session at 9:32 pm.

CARRIED

Mayor Strathdee reported that a closed session was held to consider one matter. There is nothing further to report at this time.

15. CONFIRMATORY BY-LAW

Resolution 2021-09-28-26

Moved By Councillor Luna

Seconded By Councillor Edney

THAT By-Law 85-2021, being a by-law to confirm the proceedings of September 28, 2021 regular Council meeting be read a first, second and third time; and be finally passed by Council and signed and sealed by the Mayor and the Clerk.

CARRIED

16. ADJOURNMENT

Resolution 2021-09-28-27

Moved By Councillor Craigmile

Seconded By Councillor Luna

THAT this regular meeting of Council adjourns at 9:34 pm.

CARRIED

Al Strathdee, Mayor

Jenna McCartney, Clerk