



MINUTES Regular Council

November 23, 2021
6:00pm
Town Hall, Council Chambers

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

Staff Present: **In-Person**
Brent Kittmer, Chief Administrative Officer
Jenna McCartney, Clerk
Lisa Lawrence, Director of Human Resources

Conference Line

Andy Anderson, Director of Emergency Services / Fire Chief
Sarah Andrews, Library CEO
Grant Brouwer, Director of Building and Development
Stephanie Ische, Director of Community Services
Jed Kelly, Director of Public Works
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 Pridham declared a potential pecuniary interest for agenda items 5.1, Public Meeting - 17 Peel Street South, and 8.2.2, DEV 51-2021 Application for Zoning By-law Amendment (Z04-2021) by Heybolt Ontario Ltd. for 17 Peel Street South. Councillor Pridham noted that she would participate in discussion but would not vote on the matters.

3. AMENDMENTS AND APPROVAL OF AGENDA

Councillor Hainer requested an amendment to the agenda under 9, Emergent Business as "Smart and Caring Committee Grant".

Mayor Strathdee noted that all agenda items under 8.2 would be moved to 8.1.

Resolution 2021-11-23-01

Moved By Councillor Craigmile

Seconded By Councillor Edney

THAT the November 23, 2021 regular Council meeting agenda be accepted as amended.

CARRIED

4. PUBLIC INPUT PERIOD

None.

5. DELEGATIONS, PRESENTATIONS, AND PUBLIC MEETINGS

5.1 Public Meeting - 17 Peel Street South

Councillor Pridham declared a conflict on this item.

Resolution 2021-11-23-02

Moved By Councillor Hainer

Seconded By Councillor Winter

THAT the November 23, 2021 regular Council meeting be adjourned at 6:04 pm to hold a statutory public meeting as required under the *Planning Act*; and

THAT a Public Meeting to consider a planning application for 17 Peel Street South be opened at 6:04 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 Heybolt Ontario Ltd. for 17 Peel Street South.

The purpose and effect of the Application is to amend the Town's Zoning By-law to change the zoning from "Institutional Zone (I)" to "Residential

Zone Five (R5)” to permit the re-use of the property for a range of residential and non-residential uses.

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

Ms. 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.

The Chippewas of the Thames First Nation has indicated no objection to the Application.

Festival Hydro is requesting that the portion of the fence that crosses over the right of way along the south portion of the property is changed to an accessible gate that would allow access to the right of way from the east side of the property.

The Town has received one public comment submission from Jan Mustard of 224 Jones Street East. The following is a summary of Ms. Mustard's comments:

- *Requesting clarification regarding the number of residential units being proposed, and the location designated for snow storage.*
- *Concerned that the number of parking stalls being proposed is not sufficient, and the impact the insufficient parking will have on on-street parking.*
- *Asked where will the patrons of the commercial units park?*
- *Concerned that the proposed development will augment the existing traffic congestion in the area.*
- *Concerned about limited visibility when exiting Peel onto Queen, and potential conflicts with the driveways across from the property on Peel Street South.*
- *Concerned about site and access design for allowing emergency vehicles to access the buildings.*
- *Concerns regarding traffic and pedestrian safety and grades in the immediate area."*

Councillor Hainer confirmed that the Planning Advisory Committee endorsed Phase 1 of the Application in principle and recommended that Council proceed with the statutory public meeting under the *Planning Act*.

Mark Stone, Planner, provided an overview of the application.

Caroline Baker, agent for the applicant, provided an overview of the Application.

Mayor Strathdee asked if there were any questions from Council.

Council discussed zoning related parking requirements.

Staff confirmed that there no comments have been received during the meeting.

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 2021-11-23-03

Moved By Councillor Craigmile

Seconded By Councillor Edney

THAT this Public Meeting be adjourned at 6:45 pm; and

THAT the November 23, 2021 regular Council meeting reconvene at 6:45 pm.

CARRIED

6. ACCEPTANCE OF MINUTES

6.1 Regular Council - November 9, 2021

Resolution 2021-11-23-04

Moved By Councillor Pridham

Seconded By Councillor Edney

THAT the November 9, 2021 regular Council meeting minutes be approved by Council and signed and sealed by the Mayor and the Clerk.

CARRIED

6.2 Special Council - November 16, 2021

Resolution 2021-11-23-05

Moved By Councillor Luna

Seconded By Councillor Craigmile

THAT the November 16, 2021 special Council meeting minutes be approved by Council and signed and sealed by the Mayor and the Clerk.

CARRIED

7. CORRESPONDENCE

7.1 Perth County Federation of Agriculture re: Greenhouse Gas Reduction Plan

Resolution 2021-11-23-06

Moved By Councillor Craigmile

Seconded By Councillor Luna

THAT the correspondence from Perth County Federation of Farmers regarding the Perth County Greenhouse Gas Reduction Plan be received.

CARRIED

8. STAFF REPORTS

8.2 Building and Development Services

8.2.1 DEV 50-2021 November Monthly Report (Building and Development)

Resolution 2021-11-23-07

Moved By Councillor Edney

Seconded By Councillor Craigmile

THAT DEV 50-2021 November Monthly Report (Building and Development) be received for information.

CARRIED

8.2.2 DEV 51-2021 Application for Zoning By-law Amendment (Z04-2021) by Heybolt Ontario Ltd. for 17 Peel Street South

Councillor Pridham declared a conflict on this item.

Resolution 2021-11-23-08

Moved By Councillor Hainer

Seconded By Councillor Luna

THAT DEV 51-2021 Application for Zoning By-law Amendment (Z04-2021) be received; and,

THAT Staff report back to Council through the preparation of a comprehensive report outlining staff recommendations on the disposition of this Application following an assessment of all internal department, external agency, public and Council comments.

CARRIED

8.1 Administration

8.1.1 ADMIN 49-2021 November Monthly Report (Administration)

Resolution 2021-11-23-09

Moved By Councillor Winter

Seconded By Councillor Pridham

THAT ADMIN 49-2021 November Monthly Report (Administration)
be received for information.

CARRIED

8.3 Community Services

8.3.1 DCS 37 November Monthly Report (Community Services)

Resolution 2021-11-23-10

Moved By Councillor Pridham

Seconded By Councillor Craigmile

THAT DCS 37-2021 November Monthly Report (Community Services) be received for information.

CARRIED

8.4 Corporate Services

8.4.1 COR 38-2021 November Monthly Report (Corporate Services)

Resolution 2021-11-23-11

Moved By Councillor Hainer

Seconded By Councillor Luna

THAT COR 38-2021 November Report (Corporate Services) be received for information.

CARRIED

8.5 Fire and Emergency Services

8.5.1 FD 15-2021 November Monthly Report (Emergency Services)

Resolution 2021-11-23-12

Moved By Councillor Edney

Seconded By Councillor Luna

THAT FD 15-2021 November Monthly Report (Emergency Services) be received for information.

CARRIED

8.6 Human Resources

8.6.1 HR 16-2021 November Monthly Report (Human Resources)

Resolution 2021-11-23-13

Moved By Councillor Pridham

Seconded By Councillor Luna

THAT HR 16-2021 November Monthly Report (Human Resources) be received for information.

CARRIED

8.7 Public Works

8.7.1 PW 78-2021 November Monthly Report (Public Works)

Resolution 2021-11-23-14

Moved By Councillor Craigmile

Seconded By Councillor Luna

THAT PW 78-2021 November Monthly Report (Public Works) be received for information.

CARRIED

8.7.2 PW 80-2021 Award for RFT-PW-15-2021 Supply and Delivery of Fuel

Resolution 2021-11-23-15

Moved By Councillor Edney

Seconded By Councillor Hainer

THAT PW 80-2021 Award for RFT-PW-15-2021 Supply and Delivery of Fuel be received; and,

THAT the procurement for the supply and delivery of fuel be awarded to Jutzi Fuels (a division of MacEwen Petroleum Inc.) for the bid unit prices of -0.026 for clear diesel, -0.022 for coloured diesel, and -0.018 for regular unleaded gasoline;

THAT Council consider By-Law 100-2021 and authorize the Mayor and the Clerk to sign the associated agreement.

CARRIED

9. EMERGENT OR UNFINISHED BUSINESS

9.1 Smart and Caring Community Grant Program

Councillor Hainer informed Council of a call for applications to the Smart and Caring Community Grant program through Stratford Perth Community Foundations.

Following Council deliberation, Councillor Hainer withdrew the motion citing that other community organizations should be in the running for this grant opportunity at this time.

Resolution 2021-11-23-16

Moved By Councillor Hainer

Seconded By Councillor Winter

THAT Council supports the Smart and Caring Community Grant program; and

THAT that staff submit an application to the grant program with respect to a pride project.

WITHDRAWN

Councillor Hainer departed the meeting at 8:11 pm.

10. NOTICES OF MOTION

None.

11. BY-LAWS

Resolution 2021-11-23-17

Moved By Councillor Edney

Seconded By Councillor Pridham

THAT By-Law 100-2021 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 100-2021 Agreement with Jutzi Fuels (a division of MacEwen Petroleum Inc.)

12. UPCOMING MEETINGS

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

Council took a brief break at 8:12 pm.

Mayor Strathdee called the meeting back to order at 8:26 pm.

13. CLOSED SESSION

Resolution 2021-11-23-18

Moved By Councillor Pridham

Seconded By Councillor Edney

THAT Council move into a session that is closed to the public at 8:26 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 and employee negotiations.

CARRIED

13.1 Minutes CLOSED SESSION

13.2 HR 17-2021 CONFIDENTIAL – Job Evaluation – Compensation Review

13.1 ADMIN 50-2021 CONFIDENTIAL Committee Appointment Amendment (Youth Council)

14. RISE AND REPORT

Resolution 2021-11-23-19

Moved By Councillor Luna

Seconded By Councillor Craigmile

THAT Council rise from a closed session at 10:29 pm.

CARRIED

Mayor Strathdee reported that a closed session was held with two items related to personal matters and labour relations being discussed. Council will now consider motions related to those items.

14.1 By-Law 99-2021 Amend By-laws 95-2018 and 63-2020, Committee Appointments

Resolution 2021-11-23-20

Moved By Councillor Edney

Seconded By Councillor Pridham

THAT By-Law 99-2021, being a by-law to amend By-Laws 95-2018 and 63-2020, 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

14.2 2022 Town of St. Marys Wage Grid

Resolution 2021-11-23-21

Moved By Councillor Luna

Seconded By Councillor Edney

THAT Council approves the proposed 2022 Town of St. Marys wage grid to be implemented at Pay Period 14 in 2022.

CARRIED

15. CONFIRMATORY BY-LAW

Resolution 2021-11-23-22

Moved By Councillor Craigmile

Seconded By Councillor Pridham

THAT By-Law 101-2021, being a by-law to confirm the proceedings of November 23, 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 2021-11-23-23

Moved By Councillor Pridham

Seconded By Councillor Luna

THAT this regular meeting of Council adjourns at 10:32 pm.

CARRIED

Al Strathdee, Mayor

Jenna McCartney, Clerk