



MINUTES

DATE: July 12, 2023

CLOSED MEETING: Directly following section 13
Announcements

COUNCIL MEETING: 10:00 A.M.

The July 12, 2023 Council Meeting was held on the above date and called to order at 10:00 a.m. via electronic participation and in-person at 23 Brock Rd S, Puslinch.

1. CALL THE MEETING TO ORDER

2. ROLL CALL

ATTENDANCE:

Councillor Sara Bailey
Councillor Russel Hurst - Absent
Councillor Jessica Goyda
Councillor John Sepulis
Mayor James Seeley

STAFF IN ATTENDANCE:

1. Glenn Schwendinger, CAO - absent
2. Mike Fowler, Director of Public Works, Parks and Facilities
3. Mary Hasan, Director of Finance/Treasurer
4. Courtenay Hoytfox, Municipal Clerk
5. Justine Brotherston, Deputy Clerk
6. Mirela Oltean, Deputy Treasurer
7. Tom Mulvey, Fire Chief
8. Andrew Hartholt, CBO

3. MOMENT OF REFLECTION

4. CONFIRMATION OF THE AGENDA

Resolution No. 2023-220:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Council approves the July 12, 2023 Agenda and Addendum as circulated; and

That Council approves the additions to the agenda as follows:

Consent Item 6.1.5 Questions received from Council seeking additional information and the corresponding responses provided by staff regarding the July 12, 2023 Council agenda; and

That Council approves the change to the order of business to advance item 9.4.1 Report PD-2023-004 Zoning By-law Amendment Application Recommendation Report - 128 Brock Rd S to directly following the delegations.

CARRIED

5. DISCLOSURE OF PECUNIARY INTEREST & THE GENERAL NATURE THEREOF:

None

6. CONSENT AGENDA

- 6.1 Adoption and Receipt of the Minutes of the Previous Council and Committee Meetings:
 - 6.1.1 June 14, 2023 Council Meeting Minutes
 - 6.1.2 May 9, 2023 Committee of Adjustment Minutes

6.1.3 May 9, 2023 Planning and Development Advisory Committee Minutes

6.1.4 April 18, 2023 Public Information Meeting

6.1.5 Council questions

- 6.2 Ministry for Seniors and Accessibility - Seniors Active Living Centre Program Expansion for 2023-2024
- 6.3 Grand River Conservation Authority - Summary of the General Membership Meeting – June 2023
- 6.4 Grand River Conservation Authorities Resolution regarding Progress Report 5
- 6.5 Dufferin Aggregates May 2023 Monthly Monitoring Report - Mill Creek Pit - License 5738
- 6.6 Wellington Federation of Agriculture - June 2023 Press Release
- 6.7 Town of Petrolia Resolution - Increase of Licensed Child Care Spaces
- 6.8 Municipality of North Perth Resolution - Vacant Building Official Positions
- 6.9 Township of South Stormont - Bill 97 and Draft Provincial Policy Statement
- 6.10 Town of Bradford West Gwillimbury - Right to Repair Movement
- 6.11 Township of Killaloe, Hagarty and Richards - Support of Bill 5
- 6.12 Municipality of Mississippi Mills - Bill 5, Stopping Harassment and Abuse By Local Leaders Act
- 6.13 Northumberland County - Stopping Harassment and Abuse by Local Leaders Act, 2022
- 6.14 Town of Newmarket - Bill 5, Stopping Harassment and Abuse by Local Leaders Act
- 6.15 Township of Lake of Bays - Support of Bill 5
- 6.16 Township of Matachewan - Stopping Harassment and Abuse by Local Leaders Act
- 6.17 Township of South Glengarry - Reducing Municipal Insurance Costs
- 6.18 Municipality of Mississippi Mills - Reducing Municipal Insurance Costs
- 6.19 Tay Valley Township - Reducing Municipal Insurance Costs
- 6.20 Township of the Archipelago - Reinstatement of Legislation Permitting A Municipality to Retain Surplus Proceeds from Tax Sales
- 6.21 Township of Matachewan - Retaining Surplus Proceeds from Tax Sales
- 6.22 Township of South Glengarry - Surplus Proceeds from Tax Sales
- 6.23 Township of Hamilton - School Bus Stop Sign Arm Cameras
- 6.24 Municipality of Mississippi Mills - School Bus Stop Arm Cameras
- 6.25 Township of Killaloe, Hagarty and Richards - Support of School Bus Stop Arm Cameras
- 6.26 Township of McGarry - School Bus Arm Cameras
- 6.27 Norfolk County - Requested Amendments to the Highway Traffic Act
- 6.28 Township of Cramahe - Highway Traffic Act Amendments
- 6.29 Township of Bonfield - Resolution of Support for the City of Cambridge - Amend the Highway Traffic Act
- 6.30 Township of Malahide - Highway Traffic Amendments
- 6.31 Township of Bonfield - Code of Conduct and Enforcement
- 6.32 Township of Cramahe - Legislative Amendments to Improve Municipal Codes of Conduct and Enforcement
- 6.33 Oxford County - Municipal Codes of Conduct
- 6.34 Municipality of Shuniah - Bill 3 - Special Powers and Duties of Heads of Council
- 6.35 Municipality of Mississippi Mills - Municipal Election Protecting Privacy of Candidates
- 6.36 Township of Killaloe, Hagarty and Richards - Future Accuracy of Permanent Registered Electors
- 6.37 Municipality of Mississippi Mills - Oath of Office
- 6.38 Township of Bonfield - Resolution of Support for the Town of Lincoln - Municipal Heritage Register
- 6.39 Township of Huron-Kinloss - Roadside Litter on 401
- 6.40 Township of Bonfield - Resolution of Support for the Corporation of the County of Prince Edward - Provincial Planning Statement
- 6.41 Municipality of North Perth - Proposed Provincial Policy Statement
- 6.42 Town of Essex - Local Emergency Response System and Gaps in Healthcare regarding Code Red
- 6.43 Township of Bonfield - Resolution of Support - Opioid Crisis
- 6.44 Township of Killaloe, Hagarty and Richards - Declaring Intimate Partner Violence & Violence Against Women an epidemic
- 6.45 City of Quinte West – “Renovictions” Support Request
- 6.46 Municipality of Mississippi Mills - Support Rural Education Funding
- 6.47 Municipality of West Grey - Support for Bell-Hydro Infrastructure
- 6.48 Selwyn Township - Short Term Rentals

Resolution No. 2023-221:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That the Consent Agenda items with the exception of items 6.1.1, 6.2, 6.4, 6.34 and 6.48 listed for JULY 12, 2023 Council meeting be received for information.



CARRIED

Resolution No. 2023-222:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That the Consent Agenda item 6.1.1 listed for JULY 12, 2023 Council meeting be received; and

That Council direct staff to make the following correction to the meeting minutes as follows:

Councillor Sepulis provided an update that his appointment to Wellington Source water committee was approved” should read “11.2.1 Councillor Sepulis provided an update that his appointment to the Lake Erie Water Protection Committee was approved”

CARRIED

Resolution No. 2023-223:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That the Consent Agenda item 6.2 listed for JULY 12, 2023 Council meeting be received; and

That Council direct staff to refer the consent item to the Recreation Committee in order to engage with local community groups to identify programs for seniors that could benefit from this funding and propose an application to Council to be submitted in 2024.

CARRIED

Resolution No. 2023-224:

Moved by Councillor Bailey and
Seconded by Councillor Goyda

That the Consent Agenda item 6.4 listed for JULY 12, 2023 Council meeting be received for information.

CARRIED

Resolution No. 2023-225:

Moved by Councillor Bailey and
Seconded by Councillor Goyda

That the Consent Agenda item 6.34 listed for JULY 12, 2023 Council meeting be received; and

Whereas Council supports the resolution from Municipality of Shuniah regarding Bill 3 - Special Powers and Duties of Heads of Council; and

That Council direct staff to support and circulate in accordance with the resolution.

CARRIED

Resolution No. 2023-226:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That the Consent Agenda item 6.48 listed for JULY, 2023 Council meeting be received; and

Whereas the Township of Puslinch is in receipt of Selwyn Township resolution of June 27, 2023;

Be it resolved that the Township of Puslinch also supports the resolution and also requests that the Province move forward as soon as possible to legislate that all third party Short Term Rental brokerage companies, for example Airbnb and VRBO, appropriately manage and be responsible for their listings and to compel compliance that the Province establish the requirement for STR companies to require each rental listing to be registered and to pay an appropriate annual fee and that STR company provide this registry along with the collected fees to the municipality in which the STR properties are located which allows the municipality to be aware of all registered STR properties and



to have access to funds for municipal expenses to enforce/respond to issues at a STR property; and further

That the Province require the STR company to de-list/remove the property from the company's listings so that the property cannot be rented where a municipality has identified and verified life, health and/or nuisance infractions including noise, fire safety, septic, etc.; and

That a copy of this resolution be sent to all Ontario municipalities for support as well as to the Minister of Municipal Affairs and Housing Steve Clark, Speaker Ted Arnott, and MPP Matthew Rae.

CARRIED

7. DELEGATIONS:

(a) Specific Interest (Items Listed on the Meeting Agenda)

7.1.1 **10:20 AM** Delegation by Alastair McCluskey and Cam McConnell regarding Report PD-2023-004 Zoning By-law Amendment Application Recommendation Report - 128 Brock Rd S)

Resolution No. 2023-227:

Moved by Councillor Bailey and
Seconded by Councillor Sepulis

That Council receives the Delegation by Alastair McCluskey and Cam McConnell regarding Report PD-2023-004 Zoning By-law Amendment Application Recommendation Report - 128 Brock Rd S for information.

CARRIED

7.2 General Interest (Items Not Previously Listed on the Meeting Agenda)

7.2.1 **10:10 AM** Delegation by Robert Vosburgh and Bill Harrison regarding the Introduction of the Maltby Community Association

Resolution No. 2023-228:

Moved by Councillor Goyda and
Seconded by Councillor Sepulis

That Council receives the Delegation regarding the Introduction of the Maltby Community Association; and

That Council direct staff to review the delegation material in respect to the Roads Management Plan, once approved, and report back to Council; and

That Council direct staff to report back during the 2024 budget process on the feasibility of purchasing or leasing and operating two (2) solar powered mobile speed signs that can be rotationally set up on municipal roads or on hydro poles where available to bring awareness and mitigation of excess speeding on Township roadways; and

That Council direct staff to incorporate lane marking strategies into the RMP to mitigate speed; and

That Council direct staff to implementing electronic speed indicators into future road projects in accordance with the RMP;

That Council direct staff to forward the delegation materials to the Police Services Board for information on an upcoming meeting.

CARRIED

Council recessed from 11:26 am to 11:36 am

Roll Call

**Councillor Goyda
Councillor Sepulis**



Councillor Bailey
Councillor Hurst - absent
Mayor Seeley

8. PUBLIC MEETINGS:

None

9. REPORTS:

9.1 Puslinch Fire and Rescue Services

9.1.1 None

9.2 Finance Department

9.2.1 Report FIN-2023-024 - 2022 Commodity Price Hedging Agreements

Resolution No. 2023-229:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Report FIN-2023-024 entitled 2022 Commodity Price Hedging Agreements be received; and

That Council accepts the Treasurer's statement that based on the information supplied by Local Authority Services (LAS), all commodity price hedging agreements are consistent with the Township's statement of policies and goals related to the use of financial agreements to address commodity pricing and costs as outlined in Schedule A to Report FIN-2023-024; and

That Council direct staff to report back to Council on LAS Automatic Speed Enforcement opportunities.

CARRIED

9.3 Administration Department

9.3.1 Report ADM-2023-034 Parking By-law Repeal and Replace

Resolution No. 2023-230:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That Report ADM-2023-034 entitled Parking By-law Repeal and Replace be received; and,

That Council gives three readings to By-law 6000-23 being a By-law to regulate parking or stopping of vehicles on highways, public parking lots and private property within the Township of Puslinch.

CARRIED

9.3.2 Report ADM-2023-035 Proposed Changes to the Aggregate Resources Act (ARA) - ERO Posting 019-6767

Resolution No. 2023-231:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That Report ADM-2023-035 entitled Proposed Changes to the Aggregate Resources Act (ARA) - ERO Posting 019-6767 be received; and

That Council direct staff to submit the comments outlined in the report as amended by the deadline for comments.

CARRIED

9.3.3 Report ADM-2023-036 – Proposed Changes Regarding ERO Posting 019-6813 – Follow-up Report

Resolution No. 2023-232:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That Report ADM-2023-036 entitled Proposed Changes to the Provincial Policy Statement and Bill 97 be received; and

That Council direct staff to submit the comments outlined in the report to the Province as amended to the province.

CARRIED

9.4 Planning and Building Department

9.4.1 Report PD-2023-004 Zoning By-law Amendment Application Recommendation Report - 128 Brock Rd S

Resolution No. 2023-233:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Council increase the minimum building gross floor area to 12,500 square metres and amend the draft by-law accordingly.

CARRIED

Resolution No. 2023-234:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That Report PD-2023-004 entitled Zoning By-law Amendment Application Recommendation Report – 128 Brock Rd S be received; and

Whereas the community has expressed significant opposition and concern related to the proposed zoning by-law amendment; and

Whereas the applicant has addressed the concerns raised by the community in the revised submission materials to the satisfaction of the Township and has agreed to a number of revisions to the proposed zoning by-law amendment in relation to the concerns; and

Whereas the Township and its expert consultants are satisfied with the revised application to amend the zoning of the property 128 Brock Rd S through their comprehensive review of the submission materials; and

Whereas the Township’s planning consultant has recommended the use of a holding provision that prohibits the construction of any new buildings structures or use of the property as detailed in the Draft By-law attached as Schedule “A” until all requirements identified in the holding provision have been completed to the satisfaction of the Township;

Therefore be it resolved,

That Council approves the Zoning By-law Amendment for the property 128 Brock Rd S; and



That Council give three readings to by-law 2023-026 as presented, being a by-law to amend bylaw no. 2018-023, as amended, being the Zoning By-law of the Township of Puslinch.

CARRIED

Council recessed from 1:22 pm to 2:00 pm

Roll Call

Councillor Goyda

Councillor Sepulis

Councillor Bailey

Councillor Hurst - absent

Mayor Seeley

9.5 Emergency Management

9.5.1 None

9.6 Roads and Parks Department

9.6.1 None

9.7 Recreation Department

9.7.1 None

10. CORRESPONDENCE:

10.1 Ministry of Natural Resources and Forestry - Regulatory Amendments Under Public Lands Act to Address Floating Accommodations

Resolution No. 2023-235:

Moved by Councillor Bailey and
Seconded by Councillor Sepulis

That Council receive correspondence item 10.1 regarding Ministry of Natural Resources and Forestry - Regulatory Amendments Under Public Lands Act to Address Floating Accommodations for information.

CARRIED

10.2 Hanlon Expressway Midblock Interchange Design-Build & Class EA Study – Notice of Completion DCR #2

Resolution No. 2023-236:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Council receive correspondence item 10.2 regarding Hanlon Expressway Midblock Interchange Design-Build & Class EA Study – Notice of Completion DCR #2; and

That Council direct staff to send correspondence to the MTO requesting the MTO to determine if any amphibian migration routes are affected and if so provide the necessary crossings and further request that MTO establish a baseline level for area wells prior to dewatering and commit to remediation if impact does occur.

CARRIED

11. COUNCIL REPORTS:

11.1 Mayor' Updates:

11.1.1 Mayor Seeley gave an update on the MTO delegation request.

11.2 Council Member Reports:

11.2.1 Councillor Bailey gave an update on the Safe Communities releasing a survey on Bang the Table website later this week.

Resolution No. 2023-237:

Moved by Councillor Goyda and
Seconded by Councillor Sepulis

That Council receive the Mayors and Council member updates for information.

CARRIED

12. **BY-LAWS:**

12.1.1 BL6000-023 – Being a by-law to a by-law to regulate the parking or stopping of vehicles on highways, public parking lots and private property within the Township of Puslinch.

12.1.2 BL2023-026 – Being a By-law to a by-law to amend by-law No. 023/18, as amended, being the Zoning By-Law of the Township of Puslinch.

Resolution No. 2023-238:

Moved by Councillor Bailey and
Seconded by Councillor Sepulis

That the following By-laws be taken as read three times and finally passed in open Council:

12.1.1 BL6000-023 – Being a by-law to a by-law to regulate the parking or stopping of vehicles on highways, public parking lots and private property within the Township of Puslinch.

12.1.2 BL2023-026 – Being a By-law to a by-law to amend by-law No. 023/18, as amended, being the Zoning By-Law of the Township of Puslinch.

CARRIED

13. **CLOSED SESSION:**

Council was in closed session from 3:50 p.m. to 4:01 p.m.

The Clerk stopped the recording and removed all public attendees from the webinar. The webinar was then 'locked' so no new participants are able to join.

Resolution No. 2023-239:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That Council shall go into closed session under Section 239 of the Municipal Act for the purpose of:

Confidential verbal report regarding personal matters about an identifiable individual, including municipal or local board employees and advice that is subject to solicitor-client privilege, including communications necessary for that purpose – Human Resources Matter

CARRIED

Resolution No. 2023-240:

Moved by Councillor Goyda and
Seconded by Councillor Bailey

THAT Council moves into open session at 4:01 pm

CARRIED

Council resumed into open session at 4:01 p.m.

Resolution No. 2023-241:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey



That Council receives the:

Confidential verbal report regarding personal matters about an identifiable individual, including municipal or local board employees and advice that is subject to solicitor-client privilege, including communications necessary for that purpose – Human Resources Matter; and

That staff proceed as directed.

CARRIED

14. BUSINESS ARISING FROM CLOSED SESSION:

15. NOTICE OF MOTION:

16. NEW BUSINESS:

Staff provided an update on the Highway 6 water odour concerns.

17. ANNOUNCEMENTS:

17.1 10:05 A.M. Senior of the Year Award recipient Don McKay;

17.1 Councillor Bailey mentioned the event 'ball day' in Morriston Meadows;

17.2 Mayor Seeley provided an update on staffs meeting with the Agricultural Society and the fall fair. The purpose of the meeting was to discuss options for the fall fair as the PCC is currently under construction.

18. CONFIRMATORY BY-LAW:

(a) By-Law to confirm the proceedings of Council for the Corporation of the Township of Puslinch

Resolution No. 2023-242:

Moved by Councillor Goyda and
Seconded by Councillor Sepulis

That the following By-law be taken as read three times and finally passed in open Council:

By-Law 2023-033 being a by-law to confirm the proceedings of Council for the Corporation of the Township of Puslinch at its meeting held on the 12 day of July 2023.

CARRIED

19. ADJOURNMENT:

Resolution No. 2023-243:

Moved by Councillor Bailey and
Seconded by Councillor Goyda

That Council hereby adjourns at 4:06 p.m.

CARRIED

James Seeley, Mayor

Courtenay Hoytfox, Clerk