



MINUTES

DATE: May 22, 2024

CLOSED MEETING: 12:30 P.M.

COUNCIL MEETING: 10:00 A.M.

The May 22, 2024 Council Meeting was held on the above date and called to order at 10:00 a.m. via electronic participation and in-person at 7404 Wellington Rd 34, Puslinch.

1. **CALL THE MEETING TO ORDER**

2. **ROLL CALL**

ATTENDANCE:

Councillor Sara Bailey
Councillor Russel Hurst
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, Interim CAO
5. Justine Brotherston, Interim Municipal Clerk
6. Sarah Huether, Deputy Clerk

3. **MOMENT OF REFLECTION**

4. **CONFIRMATION OF THE AGENDA**

Resolution No. 2024-177:

Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That Council approves the May 22, 2024 Agenda and Addendum as circulated; and

That Council approves the additions to the agenda as follows:

Consent Item 6.1.4 Questions received from Council seeking additional information and the corresponding responses provided by staff regarding the May 22, 2024 Council agenda.

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 May 1, 2024 Council Minutes

6.1.2 March 4, 2024 Heritage Advisory Committee Minutes

6.1.3 January 15, 2024 Joint Recreation and Youth Advisory Committee Minutes

6.1.4 May 22, 2024 Council Questions and Staff Responses

6.2 Grand River Conservation Authority April 26, 2024 General Meeting Summary

6.3 Grand River Conservation Authority's Watershed-based Resource Management Strategy

6.4 Association of Municipalities Ontario Policy Update - Team Ontario Federal Infrastructure Funding Agreement Negotiation and Bill 185 Comments to Standing Committee

6.5 Watson and Associates Letter to Municipal Clients regarding Assessment of Bill 185,



- Cutting Red Tape to Build More Homes Act, 2024 and the proposed PPS, 2024
- 6.6 Watson and Associates Letter to Ministry of Municipal Affairs and Housing regarding Assessment of Bill 185 Cutting Red Tape to Build More Homes Act 2024
- 6.7 Watson and Associates Letter to Provincial Planning Policy Branch regarding Bill 185 ERO 019-8369 - Municipal Act and Planning Act
- 6.8 Watson and Associates Letter to Municipal Clients regarding Assessment of Bill 134 - Affordable Homes and Good Jobs Act
- 6.9 Township of Alnwick Haldimand Motion regarding Inter-Municipal Task Force on Housing and Homelessness
- 6.10 Municipality of Trent Hills Resolution regarding Inter-Municipal Task Force on Housing and Homelessness
- 6.11 Township of Stirling-Rawson Resolution regarding Sustainable Infrastructure Funding for Small Rural Municipalities
- 6.12 Township of Brudnell, Lyndoch and Raglan Letter of Support regarding Support of Mental Health Services of Renfrew County Hoarding Program
- 6.13 City of St. Catherines Resolution regarding Provincial Regulations Needed to Restrict Keeping of Non-native (exotic) Wild Animals
- 6.14 The Multi-Municipal Energy Working Group letter regarding Wind Turbines
- 6.15 Western Ontario Wardens Caucus regarding ERO Posting 019-8369 Proposed Planning Act, City of Toronto Act and Municipal Act changes proposed through Bill 185
- 6.16 Western Ontario Wardens Caucus regarding ERO Posting 019-8371 Proposed Changes to the Development Charges Act
- 6.17 Western Ontario Wardens Caucus regarding ERO Posting 019-8462 2024 Proposed Provincial Planning Statement
- 6.18 Puslinch Profile Feature May 2024

Resolution No. 2024-178: Moved by Councillor Hurst and
Seconded by Councillor Goyda

That the Consent Agenda items with the exception of items 6.1.1 listed for MAY 22, 2024 Council meeting be received for information.

CARRIED

Resolution No. 2024-179: Moved by Councillor Sepulis and
Seconded by Councillor Bailey

That the Consent Agenda item 6.1.1 be received for information; and

That Council direct staff to confirm with TOARC when fees are paid and to which municipality (i.e. the pit where the aggregate is extracted versus the pit where it is being processed) and report back to Council accordingly; and

That the pit operator, Dufferin Aggregates, be requested to confirm whether imported aggregate is being processed at their Mill Creek Pit and if so, that Council direct staff to follow up with the property owner (University of Guelph) to request that the processing activities cease.

CARRIED

7. DELEGATIONS:

- 7.1 Specific Interest (Items Listed on the Meeting Agenda)
 - 7.1.1 **10:05 AM** Delegation by Manan Trivedi regarding Heritage Designation of 32 Brock Road North

Resolution No. 2024-180: Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Council receive the Delegation by Delegation by Manan Trivedi regarding Heritage Designation of 32 Brock Road North for information.

CARRIED



- 7.2 General Interest (Items Not Previously Listed on the Meeting Agenda)
7.2.1 **10:15 AM** Delegation by Royal City Science regarding proposed community based development in Puslinch

Resolution No. 2024-181: Moved by Councillor Hurst and
Seconded by Councillor Goyda

That Council receive the Delegation by Royal City Science regarding the proposed community based development in Puslinch for information.

CARRIED

Resolution No. 2024-182: Moved by Councillor Sepulis and
Seconded by Councillor Bailey

Whereas Township of Puslinch Council is supportive of the Royal City Science proposal for a local Science Centre in the Township of Puslinch;

That Council direct staff to send a letter to the University of Guelph President outlining the Township's support and the ideal location being the Mill Creek pit as a preferred after use; and

That Council request that a meeting take place between the University of Guelph President, Mayor Seeley, and the Township CAO to discuss next steps including a timeline for when the University will be in a position to make a decision on the after use of the Mill Creek pit; and further,

That Council direct staff to include discussions regarding grant funding and other funding opportunities for potential studies for this project in the upcoming Township budget cycle.

CARRIED

Council recessed from 11:40 pm to 11:45 pm

Roll Call

**Councillor Goyda
Councillor Sepulis
Councillor Bailey
Councillor Hurst
Mayor Seeley**

8. PUBLIC MEETINGS:

June 12, 2024 at 7:00 P.M. Public Information Meeting held in-person in Council Chambers, Municipal Office (7404 Wellington Rd 34) and by electronic participation through Zoom regarding proposed Zoning By-law Amendment D14/AZI (Usman Aziz) 6707 Gore Road, Puslinch

9. REPORTS:

9.1 Puslinch Fire and Rescue Services

9.1.1 None

9.2 Finance Department

9.2.1 Report FIN-2024-013 - 2023 Development Charges

Resolution No. 2024-183: Moved by Councillor Hurst and



Seconded by Councillor Sepulis

THAT Report FIN-2024-013 entitled 2023 Development Charges and Cash in Lieu of Parkland be received for information.

CARRIED

9.2.2 Report FIN-2024-014- 2024 Final Tax Levy and Rates

Resolution No. 2024-184:

Moved by Councillor Hurst and
Seconded by Councillor Sepulis

THAT Report FIN-2024-014 entitled 2024 Final Tax Levy and Rates be received; and

THAT the final property tax rates as identified in Schedule B and Schedule C to Report FIN-2024-014 be approved; and

THAT the final property tax due dates be established as Friday August 30, 2024 and Thursday October 31, 2024; and

THAT Council give 3 readings to By-law No. 2024-040 being a by-law for the levy and collection of property taxes for the 2024 taxation year.

CARRIED

9.3 Administration Department

9.3.1 Report ADM-2024-026 Proposed Shooting Range By-law Development Process

Resolution No. 2024-185:

Moved by Councillor Goyda and
Seconded by Councillor Sepulis

That Report ADM-2024-026 entitled Proposed Shooting Range By-law Development Process be received; and

That Council endorse the proposed timeline, scope of work, and costing for the project as outlined throughout the report.

CARRIED

9.3.2 Amended Report ADM-2024-027 2nd Draft Heritage Permit By-law

Resolution No. 2024-186:

Moved by Councillor Goyda and
Seconded by Councillor Bailey

That Council defer the consideration of this report to the June 12, 2024 meeting.

CARRIED

9.3.2 Report ADM-2024-028 Heritage Designation By-laws for 2023 Designation Objections

Resolution No. 2024-187:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Council defer its decision to designate the properties 43 McClintock Dr; 4492 Watson Rd S; and 32 Brock Rd N byway of withdrawing its notice of intention to designate; and



That Council direct staff to report back on the designation process and conduct further engagement with the affected property owners to provide greater awareness of the financial incentive programs and the heritage permit process.

CARRIED

9.3.3 2:00 P.M. Report ADM-2024-029 2023 Source Protection Annual Report Pursuant to the Clean Water Act

Resolution No. 2024-188:

Moved by Councillor Hurst and
Seconded by Councillor Sepulis

That Report ADM-2024-029 regarding 2023 Source Protection Annual Reports Pursuant to the Clean Water Act be received for information.

CARRIED

9.3.4 Report ADM-2024 -030 Reporting Out Update (May 22, 2024)

Resolution No. 2024-189:

Moved by Councillor Bailey and
Seconded by Councillor Goyda

That Report ADM-2024-030 entitled Reporting Out from Council Direction Update be received for information; and

That Council direct staff to submit the following delegations requests for the AMO conference:

MECP:

- 1. Well Interference**
- 2. Liquid Soil**

Ministry of Transportation:

- 1. Highway 6 By-pass project**

Ministry of Natural Resources and Forestry:

- 1. Limiting number of new and expanding aggregate pits in Puslinch**
- 2. Non-permitted uses within ARA licensed areas**

Ministry of Finance

- 1. MPAC assessments**
- 2. OMERS manual changes**

CARRIED

9.4 Planning and Building Department

9.4.1 None

9.5 Emergency Management

9.5.1 None

9.6 Roads and Parks Department

9.6.1 Report PW-2024-004 Consideration for hard surfacing gravel roads



Resolution No. 2024-190:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Report PW-2024-004 be deferred to the June 12, 2024 meeting.

CARRIED

9.7 Recreation Department

9.7.1 None

10. CORRESPONDENCE:

10.1 County of Wellington Planning Committee Recommendation regarding Bill 185 - Cutting Red Tape to Build More Homes Act and the proposed Provincial Planning Statement 2024

Resolution No. 2024-191:

Moved by Councillor Hurst and
Seconded by Councillor Bailey

That Council receive correspondence item 10.1 regarding the County of Wellington Planning Committee Recommendation regarding Bill 185 - Cutting Red Tape to Build More Homes Act and the proposed Provincial Planning Statement 2024 for information.

CARRIED

10.2 11:45 A.M. County of Wellington Council approved recommendation regarding the Police Services Board 2023 Year-End Report

Resolution No. 2024-192:

Moved by Councillor Bailey and
Seconded by Councillor Hurst

That Council receive correspondence item 10.2 regarding the Police Services Board 2023 Year-End Report for information.

CARRIED

10.3 County of Wellington Notice of Public Open House and Public Meeting regarding proposed Official Plan Amendment No. 123

Resolution No. 2024-193:

Moved by Councillor Sepulis and
Seconded by Councillor Goyda

That Council receive correspondence item 10.3 regarding the County of Wellington Notice of Public Open House and Public Meeting regarding proposed Official Plan Amendment No. 123 for information.

CARRIED

10.4 William Knetsch Letter Regarding Morriston Bypass Streetscape Strategy

Resolution No. 2024-194:

Moved by Councillor Hurst and
Seconded by Councillor Sepulis

That Council receive correspondence item 10.4 regarding William Knetsch's Letter Regarding Morriston Bypass Streetscape Strategy for information.

CARRIED

10.5 11:00 A.M. Gravel Extraction Study Scope of Work



Resolution No. 2024-195:

Moved by Councillor Hurst and
Seconded by Councillor Goyda

That Council receive correspondence item 10.5 regarding the Gravel Extraction Study Scope of Work for information; and

That Council endorse the scope of work and direct staff to proceed with this study as outlined.

CARRIED

Council recessed from 1:10 pm to 1:30 pm

Roll Call

Councillor Goyda
Councillor Sepulis
Councillor Bailey
Councillor Hurst
Mayor Seeley

10.6 **2:15 P.M.** Township proposed comments to the County of Wellington request for feedback regarding the Housing Focused: A Housing Policy Review in Wellington County

Resolution No. 2024-196:

Moved by Councillor Sepulis and
Seconded by Councillor Hurst

That Council receive correspondence item 10.6 regarding the Township proposed comments to the County of Wellington request for feedback regarding the Housing Focused: A Housing Policy Review in Wellington County for information; and

That Council endorse the the comments, as amended, and direct staff to submit the comments to the County for consideration.

CARRIED

10.7 Ministry of Environment, Conservation and Parks notice regarding Application for Approval of Waste Disposal Site for hydrovac soil processing facility located at 6678 Wellington Rd 34

Resolution No. 2024-197:

Moved by Councillor Bailey and
Seconded by Councillor Hurst

That Council receive correspondence item 10.7 regarding the Ministry of Environment, Conservation and Parks notice regarding Application for Approval of Waste Disposal Site for hydrovac soil processing facility located at 6678 Wellington Rd 34 for information; and

That Council direct staff to prepare comments for Council's consideration at the June 12 Council meeting.

CARRIED

11. COUNCIL REPORTS:

11.1 Mayor' Updates

11.1.1 None

11.2 Council Member Reports

11.2.1 Councillor Bailey gave an update on the Wellington Guelph Drug Strategy Forum.

11.2.2 Councillor Bailey mentioned the upcoming "Coffee with a Cop" event on June 13 at the Flow State Bike Co. in Arkell.

11.2.3 Councillor Bailey remarked that the Bike Rodeo was a success.

11.2.4 Councillor Bailey provided an update that the members of the Youth Committee are attending a youth leadership conference at Canada's Wonder Land.

11.2.5 Councillor Bailey provided an update that the fraud talks presented by Crime Stoppers is happening at Mini Lakes on Thursday May 23 at 6:30 pm and Crime Stoppers is hosting a human trafficking information session on May 30 at the Puslinch Community Centre.

11.2.6 Councillor Bailey remarked that the Fall Fair Board is hosting a chicken dinner on June 13.

Resolution No. 2024-198:

Moved by Councillor Bailey and
Seconded by Councillor Goyda

That Council receive the Council member updates for information; and

That Council direct staff to invite Jane Hopkins to provide Council with a presentation at an upcoming meeting regarding the Wellington Guelph Drug Strategy Forum.

CARRIED

12. BY-LAWS:

12.1.1 BL2024-037 Designation By-Law for property municipally known as 43 McClintock Dr – deferred

12.1.2 BL2024-038 Designation By-Law for property municipally known as 4492 Watson Rd S – deferred

12.1.3 BL2024-039 Designation By-law for property the municipally known as 32 Brock Rd N – deferred

12.1.4 BL2024-040 - 2024 Final Tax Levy and Rates

12.1.5 BL2024-006- Franchise Agreement with Enbridge Gas Inc. Third Reading

Resolution No. 2024-199:

Moved by Councillor Hurst and
Seconded by Councillor Sepulis

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

BL2024-040 Being a by-law to provide for the levy and collection of property taxes for the 2024 taxation year.

CARRIED

Resolution No. 2024-200:

Moved by Councillor Hurst and
Seconded by Councillor Bailey

That the following By-laws be taken as read for a third reading and finally passed in open Council:

BL2024-006 Being a by-law to authorize a franchise agreement between the Corporation of the Township of Puslinch and Enbridge Gas Inc.

CARRIED

13. ANNOUNCEMENTS:

13.1 None

14. CLOSED SESSION:

Council was in closed session from 1:35 p.m. to 2:41 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. 2024-201:

Moved by Councillor Hurst and
Seconded by Councillor Goyda



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

14.3 Confidential report prepared by staff regarding advice that is subject to solicitor-client privilege, including communications necessary for that purpose – Human Resource Matter;

**14.1 Adoption and receipt of the previous closed minutes
14.1.1 May 1, 2024 Closed Meeting Minutes**

CARRIED

Resolution No. 2024-202: Moved by Councillor Bailey and
Seconded by Councillor Hurst

THAT Council moves into open session at 2:41 pm

CARRIED

Council resumed into open session at 2:41 p.m.

Resolution No. 2024-203: Moved by Councillor Bailey and
Seconded by Councillor Sepulis

That Council receives the:

14.3 Confidential report prepared by staff regarding advice that is subject to solicitor-client privilege, including communications necessary for that purpose – Human Resource Matter;

**14.1 Adoption and receipt of the previous closed minutes
14.1.1 May 1, 2024 Closed Meeting Minutes; and**

That staff proceed as directed.

CARRIED

15. BUSINESS ARISING FROM CLOSED SESSION:

None

16. NOTICE OF MOTION:

None

17. NEW BUSINESS:

None

18. CONFIRMATORY BY-LAW:

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

Resolution No. 2024-204: Moved by Councillor Hurst and
Seconded by Councillor Goyda

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

By-Law 2024-041 being a by-law to confirm the proceedings of Council for the Corporation of the Township of Puslinch at its meeting held on the 22 day of May 2024.

CARRIED

19. ADJOURNMENT:



THE CORPORATION OF THE TOWNSHIP OF PUSLINCH
MAY 22, 2024 COUNCIL MEETING
VIRTUAL MEETING BY ELECTRONIC PARTICIPATION
& IN-PERSON AT 7404 WELLINGTON RD 34, PUSLINCH

Resolution No. 2024-205:

Moved by Councillor Hurst and
Seconded by Councillor Goyda

That Council hereby adjourns at 3:33 p.m.

CARRIED

James Seeley, Mayor

Courtenay Hoytfox, Clerk