

## **MINUTES**

**DATE:** March 5, 2025

**CLOSED MEETING:** Directly following Section 13  
Announcements

**COUNCIL MEETING:** 10:00 A.M.

The March 5, 2025 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, Puslinch.

### **1. CALL THE MEETING TO ORDER**

### **2. ROLL CALL**

#### **ATTENDANCE:**

Councillor Sara Bailey  
Councillor Russel Hurst – (1:20PM arrival)  
Councillor Jessica Goyda  
Councillor John Sepulis  
Mayor James Seeley

#### **STAFF IN ATTENDANCE:**

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

### **3. MOMENT OF REFLECTION**

### **4. CONFIRMATION OF THE AGENDA**

#### **Resolution No. 2025-075:**

Moved by Councillor Bailey and  
Seconded by Councillor Sepulis

**That Council approves the March 5, 2025 Agenda and Addendum as circulated; and**

**That Council approves the additions to the agenda as follows:**

**Consent Item 6.1.3 Questions received from Council seeking additional information and the corresponding responses provided by staff regarding the March 5, 2025 Council agenda.**

**CARRIED**

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

Mayor Seeley declared a potential pecuniary interest regarding item 8.1 March 5, 2025, Public Information Meeting regarding a Zoning By-law Amendment D14/WDD - Part Lot 31, Concession 8 - (WDD Main St. Inc.) as I own property adjacent to the potential development.

### **6. CONSENT AGENDA**

6.1 Adoption and Receipt of the Minutes of the Previous Council and Committee Meetings:

6.1.1 February 20, 2025 Council Meeting Minutes

6.1.2 October 8, 2024, Committee of Adjustment Meeting Minutes

6.1.3 March 5, 2025 Council Questions and Staff Responses

- 6.2 AMO Policy Update - Action on Tariffs and Trade
- 6.3 AMO Policy Update - Provincial Election Tracking and Guidance for Municipal Energy Decisions
- 6.4 Autism Ontario regarding Fly the Flag Campaign on April 2, 2025, for World Autism Day
- 6.5 Draft Resolution from Autism Ontario regarding A Proclamation on World Autism Day 2025
- 6.6 Township of McGarry Council resolution regarding Amendment to Ontario Building Code
- 6.7 Wellington County OPP Detachment Board Report - December 2024
- 6.8 Wellington County OPP Detachment Board Report – 2024 Year End
- 6.9 Wellington County OPP Detachment Board Report - January 2025
- 6.10 County of Wellington March 2025 Meeting Schedule

**Resolution No. 2025-076:**

Moved by Councillor Hurst and  
Seconded by Councillor Sepulis

**That the Consent Agenda items with the exception of items 6.8 listed for MARCH 5, 2025 Council meeting be received for information.**

**CARRIED**

**Resolution No. 2025-077:**

Moved by Councillor Goyda and  
Seconded by Councillor Hurst

**That the Consent Agenda item 6.8 listed for MARCH 5, 2025 Council meeting be received for information; and**

**That Council direct staff to invite the OPP to an upcoming Council meeting to hear more about their annual reporting.**

**CARRIED**

**7. DELEGATIONS:**

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

7.1.1 **None**

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

7.2.1 **None**

**Council recessed from 12:51PM to 1:22PM**

**Roll Call**

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

**8. PUBLIC MEETINGS:**

March 5, 2025, at 7:00 P.M. Public Information Meeting held in-person at the Municipal Office (7404 Wellington Road 34) and by electronic participation through Zoom regarding a Zoning By-law Amendment D14/WDD - Part Lot 31, Concession 8 - (WDD Main St. Inc.)

**9. REPORTS:**

**9.1 Puslinch Fire and Rescue Services**

9.1.1 None

**9.2 Finance Department**

9.2.1 None

### **9.3 Administration Department**

#### **9.3.1 Report ADM-2025-006 – Sunday Gun Hunting**

**Resolution No. 2025-078:**

Moved by Councillor Sepulis and

Seconded by Councillor Hurst

**That Report ADM-2025-006 regarding the 2 Sunday Gun Hunting – Wildlife Management Unit 87C be received for information; and**

**Whereas hunting in Ontario is regulated by the Ministry of Natural Resources; and**

**Whereas it is the prerogative of individual Municipalities whether to permit Sunday gun hunting;**

**Now therefore be it resolved that the Clerk notify the Ministry of Natural Resources (Wildlife Section, Fish and Wildlife Policy Branch) that the Township of Puslinch supports Sunday gun hunting within the Township of Puslinch in accordance with provincial legislation; and,**

**That staff request the Ministry of Natural Resources to process a regulatory amendment to Ontario Regulation 663/98 under the Fish and Wildlife Conservation Act to include the Township of Puslinch in the list of Municipalities that allow Sunday gun hunting in Ontario; and**

**That Council direct staff to confirm prior to opting-in whether the Township has the ability to opt-out of Sunday gun hunting after it has opted-in; and**

**That staff advise the applicable agencies of this resolution and confirm with the various conversation authorities, the County, and any other public landowner that proper signage is in place to advise of hunting prohibitions; and**

**That Council direct staff to develop a web page outlining Sunday Gun Hunting and linking to relevant information on the MRN website.**

**CARRIED**

#### **9.3.2 Report ADM-2025-007 – Election Sign By-law**

**Resolution No. 2025-079:**

Moved by Councillor Sepulis and

Seconded by Councillor Hurst

**That Council receive report ADM-2025-007 entitled Election Sign By-law; and,**

**That Council give three readings to By-law 2025-038, as amended, being a By-law to Manage and Regulate Election Signs in the Township of Puslinch; and**

**That Council direct staff to report back on the administration of the By-law prior to the 2026 Municipal and School Board election.**

**CARRIED**

#### **9.3.3 Report ADM-2025-008 - Reporting Out Update (March 5, 2025)**

**Resolution No. 2025-080:**

Moved by Councillor Sepulis and

Seconded by Councillor Hurst

**That Report ADM-2025-008 entitled Reporting Out from Council Direction Update be received for information; and**

**That Council direct staff to request that the MTO consider conducting the traffic counts now, given data is currently outdated, and consolidate the new data from both intersections to confirm whether the new information warrants traffic lights at Leslie Rd W, subject to the closure of the Concession Rd 1 intersection; and**

**That Council direct staff to inquire with the County whether the Township could utilize the BlackCats for traffic counts if necessary; and**

**That Council direct staff to inquire about costing of pneumatic traffic counters; and**

**That Council direct staff to inquire with the MRN about the McNally Pit acoustical report regarding why the report was omitted (processing plant was noted as not operational).**

**CARRIED**

9.3.4 Report ADM-2025-009 – Council and Committee Year in Review

**Resolution No. 2025-081:**

Moved by Councillor Goyda and  
Seconded by Councillor Hurst

**That Report ADM-2025-009 entitled 2024 Council and Committee Year in Review be received; and**

**That Council approve an annual Year in Review poster highlighting achievements of Township Council and Advisory Committees completed in the previous calendar year to be published in March of each year; and,**

**That staff be directed to promote the Year in Review poster on the Township's website, social media platforms and to be included as a Consent Item on a Council and Committee Agendas and printed and placed at the Municipal Office and facilities.**

**CARRIED**

9.3.5 Amended 12:00 P.M. Report ADM-2025-010 2024 Source Protection Annual Reports Pursuant to the Clean Water Act

**Resolution No. 2025-082:**

Moved by Councillor Sepulis and  
Seconded by Councillor Goyda

**That Report ADM-2025-010 regarding 2024 Source Protection Annual Reports Pursuant to the Clean Water Act be received for information.**

**CARRIED**

**9.4 Planning and Building Department**

9.4.1 Report BLD-2025-001 Building Department Fourth Quarter Update – October to December 2024

**Resolution No. 2025-083:**

Moved by Councillor Hurst and  
Seconded by Councillor Bailey

**That Report BLD-2025-001 entitled Building Department Fourth Quarter Update – October to December 2024 be received for information.**

**CARRIED**

**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 **10:05 A.M.** County of Wellington Presentation by Das Soligo, Manager of Solid Waste Services regarding Solid Waste Services 2025 update

**Resolution No. 2025-084:**

Moved by Councillor Sepulis and  
Seconded by Councillor Goyda

**That Correspondence item 10.1 County of Wellington Presentation by Das Soligo, Manager of Solid Waste Services regarding Solid Waste Services 2025 update be received for information.**

**CARRIED**

10.2 **10:30 A.M.** County of Wellington Presentation by Don Kudo, County Engineer regarding Community Safety Zones

**Resolution No. 2025-085:**

Moved by Councillor Goyda and  
Seconded by Councillor Sepulis

**That Correspondence item 10.2 County of Wellington Presentation by Don Kudo, County Engineer regarding Community Safety Zones be received for information.**

**CARRIED**

10.3 **11:00 A.M.** Source Water Protection and Township Consultant comments regarding Glen Christie Permit to Take Water

**Resolution No. 2025-086:**

Moved by Councillor Sepulis and  
Seconded by Councillor Bailey

**That Correspondence item 10.3 Source Water Protection and Township Consultant comments regarding Glen Christie Permit to Take Water be received; and**

**That Council direct staff to submit the recommendations as the Township's comments regarding the PTTW application; and**

**That Council direct staff to restate its objection to this application and request again that a meeting be held with appropriate staff from the various municipalities, Conservation Authorities, the Ministry, and technical consultants to discuss the concerns being raised.**

**CARRIED**

10.4 **11:15 A.M.** Source Water Protection and Township Consultant comments regarding Glen Christie ECA

**Resolution No. 2025-087:**

Moved by Councillor Sepulis and  
Seconded by Councillor Goyda

**That Correspondence item 10.4 Source Water Protection and Township Consultant comments regarding Glen Christie ECA be received; and**

**That Council direct staff to submit the recommendations as the Township's comments regarding the ECA application; and**

**That Council direct staff to state its objection to this application given that the Township has now had the opportunity to review the technical materials associated with the application, and request again that a meeting be held with appropriate staff from the various municipalities, Conservation Authorities, the Ministry, and technical consultants to discuss the concerns being raised; and**

**That Council direct staff to prepare correspondence to the MNR requesting that the ARA license be amended as outlined by the recommendations in the report.**

**CARRIED**

**10.5 11:30 A.M.** Source Water Protection and Township Consultant comments regarding Mini Lakes Permit to Take Water

**Resolution No. 2025-088:**

Moved by Councillor Sepulis and  
Seconded by Councillor Goyda

**That Correspondence item 10.5 Source Water Protection and Township Consultant comments regarding Mini Lakes Permit to Take Water be received for information.**

**CARRIED**

**10.6 11:45 A.M.** Notice of Commencement – Region of Waterloo, Water Supply Strategy Update

**Resolution No. 2025-089:**

Moved by Councillor Sepulis and  
Seconded by Councillor Goyda

**That Correspondence item 10.6 Notice of Commencement – Region of Waterloo, Water Supply Strategy Update be received for information.**

**CARRIED**

**10.7** Notice Mill Creek Pit (Licence No. 5738) – Proposed Site Plan Amendment

**Resolution No. 2025-090:**

Moved by Councillor Hurst and  
Seconded by Councillor Bailey

**That Correspondence item 10.7 Notice Mill Creek Pit (Licence No. 5738) – Proposed Site Plan Amendment be received for information; and,**

**That Council direct staff to prepare a report for Council's consideration at a future Council meeting prior to the deadline.**

**CARRIED**

**11. COUNCIL REPORTS:**

**11.1 Mayor' Updates**

11.1.1 None

**11.2 Council Member Reports**

11.2.1 Councillor Bailey invited everyone to the St. Patrick's Day Potluck at Badenoch Community Centre on Friday March 14.

11.2.1 Councillor Bailey updated that the Whistle Stop Easter Breakfast is April 12.

**Resolution No. 2025-091:**

Moved by Councillor Bailey and  
Seconded by Councillor Sepulis

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

**CARRIED**

**12. BY-LAWS:**

12.1.1 BL2025-038 – Being a By-law to Manage and regulate Election Signs in the Township of Puslinch

12.1.1 BL2025-039 – Being a by-law to authorize the Purchase and Sale Agreement for Cockburn Road and Barnside Road, Road Allowances

**Resolution No. 2025-092:**

Moved by Councillor Sepulis and  
Seconded by Councillor Hurst

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

**12.1.1 BL2025-038 – Being a By-law to Manage and regulate Election Signs in the Township of Puslinch**

**12.1.1 BL2025-039 – Being a by-law to authorize the Purchase and Sale Agreement for Cockburn Road and Barnside Road, Road Allowances**

**CARRIED**

**13. ANNOUNCEMENTS:**

13.1 None

**14. CLOSED SESSION:**

Council was in closed session from 2:27p.m. to 3:25 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. 2025-093:**

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:**

**14.1 Confidential report regarding litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board – Potential matters heard by Ontario Land Tribunal**

**14.2 Confidential minutes from previous closed meetings:**

**14.2.1 February 20, 2025 Closed Meeting Minutes**

**CARRIED**

**Resolution No. 2025-094:**

Moved by Councillor Goyda and  
Seconded by Councillor Sepulis

**THAT Council moves into open session at 3:25 pm**

**CARRIED**

Council resumed into open session at 3:25 p.m.

**Resolution No. 2025-095:**

Moved by Councillor Hurst and  
Seconded by Councillor Bailey

**That Council receives the:**

**14.1 Confidential report regarding litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board – Potential matters heard by Ontario Land Tribunal**

**14.2 Confidential minutes from previous closed meetings:**  
**14.2.1 February 20, 2025 Closed Meeting Minutes**

**CARRIED**

**15. BUSINESS ARISING FROM CLOSED SESSION:**

None

**16. NOTICE OF MOTION:**

None

**17. NEW BUSINESS:**

17.1 Mayor Seeley requested that all members of Council sign a letter addressed to Ted Arnott acknowledging and thanking him for his years of service; and that members of Council send a congratulatory letter to the new MPP in addition to a Township welcome package.

**18. CONFIRMATORY BY-LAW:**

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

**Resolution No. 2025-096:**

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:**

**By-Law 2025-040 being a by-law to confirm the proceedings of Council for the Corporation of the Township of Puslinch at its meeting held on the 5 day of March 2025.**

**CARRIED**

**19. ADJOURNMENT:**

**Resolution No. 2025-097:**

Moved by Councillor Bailey and  
Seconded by Councillor Hurst

**That Council hereby adjourns at 3:27 p.m.**

**CARRIED**

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James Seeley, Mayor

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Courtenay Hoytfox, Clerk