



**County  
of Huron**

# **Planning, Agriculture and Public Works Committee**



## **Minutes - October 11, 2006**

*GODERICH, ONTARIO*

Goderich, Ontario  
October 11, 2006

The PLANNING, AGRICULTURE AND PUBLIC WORKS COMMITTEE met in the Court House at 9:00 a.m. with all members present except Councillor B. Van Diepenbeek.

## **1. Minutes**

**Moved by D. Urlin**

**Seconded by E. Connelly**

**That the minutes of the Planning, Agriculture and Public Works Committee meeting of September 13, 2006 be adopted as circulated.**

**CARRIED**

## **Councillor's Issues**

The Chair, B. Dykstra, announced that there is a Public Forum on Ball's Bridge being held on Monday, October 23, 2006 at 7 p.m. at the Livery in Goderich and invited members of the committee to attend. It was noted that there is an all candidates meeting for Huron East the same evening. Warden R. Morley requested that this item be added to the agenda for discussion when the County Engineer is present.

## **2. Report of the Regional Information Coordinator OMAF**

Jane Muegge, Regional Information Coordinator, Ontario Ministry of Agriculture and Food, distribute and presented the following materials for the information of committee and Council.

- October E-Bulletin
- FactSheet
  - Paying Wages to Farm Family Members
  - Canada Pension Plan
  - The Advantage of a Consistent Milking Routine
  - The Use of Insecticide-Impregnated Cattle Ear Tags on the Halters of Horses
- Premier's Award for Agri-Food Innovation Excellence: Application/Nomination Guidebook, August 2006
- Canadian Agriculture Skills Service (CASS) brochure
- Minimum Distance Separation (MDS) Formulae: Information and Training Sessions
- Farm Safety Association and OMAF, Workshops
- Canadian Agriculture Skills Service; Skills development and learning services
- Business Management Resources; Available to Ontario Farmers and Farm Business Advisors
- News Release, October 10, 2006: Ontario to host High Profile International Conference on Agri-Food Innovation
- Bruce Grey Farm and Food Conference November 28, 2006, Elmwood Community Complex

Ms. Muegge announced that the email addresses are changing for anyone working in the Ontario Government. The new addresses will all be consistent with no identifiers of which ministry you are working in. They will simply be [firstname.lastname@ontario.ca](mailto:firstname.lastname@ontario.ca).

The Premier's Award was also highlighted. Over the next five years, 2.5 million will be awarded to outstanding farm innovators. There will be up to 55 regional award winners annually, with a cash prize of \$5,000 each. From these winners, a Minister's Award of up to \$50,000 and a Premier's Award of up to \$100,000 will be selected.

**Moved by J. Seili**  
**Seconded by J. Fergusson**  
**That the report be received.**

**CARRIED**

## **PLANNING**

### **3. Consents**

Decision authority on consents has been delegated to the Planning, Agriculture and Public Works Committee by County Council pursuant to the Planning Act. The following is therefore for the information of County Council.

- a) B39/06 Ken W. & M.L. Jones  
B40/06 Bernard & Helga & Claudia Spink  
B41/06 Bernard & Helga & Claudia Spink

The purpose of the 3 severances is to adjust the lot boundaries of 3 existing lots. Applications B39/06 & B40/06 do not offend Huron East Official Plan and no additional lot is being created, however, one existing Lot (Part of Lot 2, Concession 10 Grey) does not and will not front on a public road; therefore it is referred to the Planning Agriculture & Public Works Committee.

Chris Kiar, agent, appeared on behalf of these applications.

Application B39/06 (Jones)

The area to be severed is 116 sq m (vacant) (0.02 ac) ((0.01 ha) this parcel will merge with Lot 5, Plan 596 (vacant) and the area to be retained is 450 sq metres (vacant) (0.11 acres) (0.04 ha) (to merge with Part of Block 40, vacant).

**Moved by J. Seili**  
**Seconded by D. Urlin**

**That the application requesting separation and conveyance of a parcel of land as described be given Provisional Consent as the severance conforms to the Huron East Official Plan and Section 51(24) of the Planning Act, RSO 1990, as amended, subject to conditions.**

**CARRIED**

Application B40/06 (Spink)

The area to be severed is 116 sq m (vacant) (0.02 ac) (0.001 ha) this parcel will merge with Part of Lot 2 Concession 10 Grey and the area to be retained is 578 sq m (vacant)(0.14 acres) (0.05 ha) which is to merge with Lot 5, Plan 596.

**Moved by E. Connelly**

**Seconded by J. Fergusson**

**That the application requesting separation and conveyance of a parcel of land as described be given Provisional Consent as the severance conforms to the Huron East Official Plan and Section 51(24) of the Planning Act, RSO 1990, as amended, subject to conditions.**

**CARRIED**

Application B41/06 (Spink)

The area to be severed is 709 sq m (small shed)(0.17 ac) (0.07 ha) which is to merge with Lot 4, Plan 596 residence) and the area to be retained is 578 sq m (vacant) (0.14 ac) (0.05 ha) to merge with Lot 5, Plan 596.

**Moved by Warden R. Morley**

**Seconded by J. Seili**

**That the application requesting separation and conveyance of a parcel of land as described be given Provisional Consent as the severance conforms to the Huron East Official Plan and Section 51(24) of the Planning Act, RSO 1990, as amended, subject to conditions.**

**CARRIED**

**FOR INFORMATION**

#### **4. Delegated Consents**

The authority to grant undisputed consents is delegated to the Director of Planning and Development under By-law No. 3, 2006. The following applications have been approved since the last report, for the information of County Council.

- (a) B23/06 David Brubacher (owner)  
Gord Harris (applicant)  
Pt Lot 6, Concession 13, Howick

This undisputed consent was granted provisional consent on September 21, 2006 subject to conditions. The purpose of the consent was to correct the rear lot line of the existing separated parcel to coincide with the existing fence line through a minor boundary adjustment. The area severed was 1,300 sq m (0.3 ac) (0.12 ha) while retaining a parcel of land (48.8 ac) (19.8 ha).

- (b) B32/06 Brucegreen Farms Ltd.  
Pt Lot 9 Concession 1,  
Stanley East Ward, Municipality of Bluewater

This undisputed consent was granted provisional consent on September 13, 2006 subject to conditions. The purpose of the consent falls under a surplus farm dwelling. The area to be severed is 2.5 acres (1 ha) with existing house & shed while retaining vacant farmland 95 acres (38.5 ha).

- (c) B44/06 Paul & Karen Hozian  
Lot 12, Registerd Plan 617  
Bayfield West Ward, Municipality of Bluewater

This undisputed consent was granted provisional consent on September 27, 2006 subject to conditions. The purpose of the consent is for lot enlargement and proposed to divide the subject vacant property into two parcels and merge the eastern portion of Lot 12 with the adjoining Lot 13 and the western portion of Lot 12 with Lot 11. The area to be severed is 815 sq m (0.2 ac) (0.8 ha) and the area to be retained is (0.33 ac) (0.13 ha).

- (d) B63/05 Earl & Michael Becker  
S. Pt Lot 3 Conc 16 and E Pt Lot 30, South Boundary Concession  
Hay East Ward, Municipality of Bluewater

This undisputed consent was granted provisional consent on September 13, 2006 subject to conditions. The purpose of the consent falls under a surplus farm dwelling. The area to be severed is (2.9 acres) (1.2 ha) while retaining an area of (96 acres) (39 ha).

- (e) B112/05 Houston Heights Beach Association  
Part of Dr. George Smith Avenue, (aka Lindy Avenue), Registered Plan 103  
Stanley West Ward, Municipality of Bluewater

This undisputed consent was granted provisional consent on September 13, 2006 subject to conditions. The purpose of the consent was for a lot enlargement and proposes to sever a portion of land subject to right of ways and merge it with the vacant lot to the north being Lot 138, Registered Plan 103. A recreational residence may be constructed and this will meet the side yard requirements of Stanley Zoning By-law. The parcel to be severed is 513 sq m (0.13 ac) (0.05 ha) and the area to be retained is the remainder of Dr George Smith Avenue (aka Lindy Ave) and walkways on Plan 103.

- (f) B28/06 Marion MacLennan  
Pt Lot 35 7 36, Front Concession, North Town Plot  
Ashfield Ward, Municipality of Ashfield-Colborne-Wawanosh

This undisputed consent was granted provisional consent on September 20, 2006 subject to conditions. The purpose of the application was to split a parcel of land 148 acres (60 ha) and retain a parcel of land 94 acres (38 ha).

- (g) B33/06 William J. Armstrong  
N pt. Lot 33 -35 Concession 1, Turnberry Ward  
Municipality of Morris-Turnberry

This undisputed consent was granted provisional consent on September 8, 2006 subject to conditions. The purpose of the application is to sever a vacant parcel of land 52.6 ac (21.2 ha) of farmland and retain a parcel of land 63.8 ac (25.8 ha) with existing silo.

**FOR INFORMATION**

## **5. Zoning By-laws**

Zoning by-laws and amendments are circulated to the County from local municipalities. These by-laws are reviewed for conformity with the County Official Plan and with the local Secondary/Official Plan. The by-laws are listed in the attached report (Appendix A).

It is recommended that no objections be lodged.

**Moved by J. Fergusson**  
**Seconded by J. Seili**  
**That no objections be lodged.**

**CARRIED**

## **6. Community Economic Development Activity**

Tourism

### a) Enhanced Tourism Resources

At the May 10, 2006 Planning, Agriculture and Public Works Committee meeting, a motion was carried requesting "that the Planning and Development Department investigate and report back to the committee on enhancing our existing tourism program and further that possible resources include budget considerations and a full time Tourism Coordinator." A report is attached (Appendix B).

It is recommended that the 2007 Planning and Development Department budget reflect the addition of a full time tourism marketing position and the associated budget.

**Moved by J. Seili**  
**Seconded by E. Connelly**  
**That the recommendation be approved.**

**CARRIED**

### b) Geocaching

At a recent Planning, Agriculture and Public Works Committee meeting, Councillor Fergusson questioned the activity of geocaching and its potential for the tourism industry. A report is attached (Appendix C).

**Moved by D. Urlin**  
**Seconded by J. Fergusson**  
**That the report be received.**

**CARRIED**

### c) Huron Tourism Association Annual General Meeting

County Councillors are invited to the Huron Tourism Association (HTA) Annual General Meeting and special four course dinner to be held at the Benmiller Inn and Spa on Thursday, November 9, 2006 at 6:00 p.m. (Menu details are available).

Tickets are \$50 per person and available until November 2, 2006 by contacting Laurel Armstrong at 519-524-1156 or [laurelarmstrong@hurontel.on.ca](mailto:laurelarmstrong@hurontel.on.ca) Cash or cheque payable to Huron Tourism Association.

**FOR INFORMATION**

d) Huron Summit 2006

On Thursday, October 26, the Huron Summit 2006, a Bridges to Better Business Event, will take place at the Holmesville Community Centre. The topic is "Branding, For Recognition...and Buzz!"

**FOR INFORMATION**

**\*\*7. Water Protection Steering Committee Update**

The Water Protection Steering Committee met September 21, 2006. Presenters updated the committee about water protection programs which happened over the summer. The attached report (Appendix D) summarizes four of the many water protections projects underway:

- Lake Huron Stewardship Manual workshops
- Blue Flag Program
- Septic System Re-inspection Program
- Huron Clean Water Project

The next meeting is scheduled for November 30, 2006.

**Moved by Warden R. Morley**  
**Seconded by E. Connelly**  
**That the report be received.**

**CARRIED**

**8. Public Meetings**

<u>Municipality</u>	<u>Purpose</u>	<u>Date</u>
Bluewater (Hay West)	Minor Variance	Sept. 25/06
Bluewater (Stanley West)	Minor Variance	Sept. 25/06
Huron East (Tuckersmith Ward)	Rezoning	Oct. 3/06
Bluewater (Zurich)	Rezoning	Oct. 10/06
Bluewater (Hay East)	Rezoning	Oct. 10/06
Bluewater (Stanley Ward)	Rezoning	Oct. 10/06
Bluewater (Hensall Ward)	Rezoning	Oct. 10/06
South Huron (Stephen Ward)	4 Rezoning	Oct. 16/06
Central Huron (Goderich Twp. Ward)	Rezoning	Oct. 16/06
Town of Goderich	Rezoning & Minor Variance	Oct. 17/06
Bluewater (Hay West)	Minor Variance	Oct. 23/06

**FOR INFORMATION**

**9. Accounts and Financial Statements**

Planning accounts for September 2006 in the amount of \$156,335.58 were reviewed.

Financial statement for the period ending August 31, 2006 was reviewed.

	REVENUE		EXPENDITURES		COUNTY CONTRIBUTION	
	Actual	Prorated	Actual	Prorated	Actual	Prorated
Planning	\$556,227	\$631,477	\$1,352,878	\$1,516,927	\$796,651	\$885,450

**Moved by D. Urlin**  
**Seconded by J. Fergusson**  
**That the accounts and financial statement be received.**

**CARRIED**

**AGRICULTURE AND PUBLIC WORKS**

**10. Notices of Intent Under the Tree By-law**

<b>NOTE: Abbreviations are for municipalities, the Wards are named in the following table.</b>			
Bluewater (B)	Howick	North Huron (NH)	Ashfield-Colborne-
Central Huron (CH)	Huron East (HE)	South Huron (SH)	Wawanosh (A-C-W)
Goderich	Morris-Turnberry (MT)		

	<u>Contractor</u>	<u>Property Owner</u>	<u>Acres</u>	<u>Location</u>
1.	Kevin Winger	Jerry Drudge	50	Lot 28, 29, & 30, North Part, Con. C., Howick
2.	Kevin Winger	Andy Vander Veen	22	Lot 4 & 5, South Part, Con. 14, CH, Ward 2 (Hullett Twp.)
3.	Kevin Winger	Dale Gibson	15	Lot 23, Con. 3, Howick
4.	Kevin Winger	John Brown	12	Lot 11 & 12, Con. 10, MT, Ward M (Morris)
5.	Bill McGlynn	Paul Franken	12	Lot 26, Con. 1, NH, Ward 2 (East Wawanosh)
6.	Bill McGlynn	Don Schramm	15	Lot 26, Con. 2, A-C-W, Wawanosh Ward (West)
7.	Bill McGlynn	Ross Dobie	12	Lot 26 W ½, Con. 1, A-C-W, Wawanosh Ward (West)
8.	J. H. Keeso & Sons Ltd	Bruce Casmore	20	Lot 4, Con. 1, M-T, Ward M (Morris)
9.	Eugene Savage	Foxhill Farms Inc.	35	Lot 7, Con. 5, MT, Ward T (Turnberry)
10.	Bester Logging	Kathy Turner-Adkin	100	Lot 12 & 13 Part 14, Bayfield Con., Goderich
11.	Ambrose Koricina	Douglas Lightfoot	6	Lot 6, Con. 7, SH, Ward 1 (Stephen)
12.	J. H. Keeso & Sons Ltd	Gordon Hill	50	Lot 15, 16, & 17, Bayfield Rd. South, B, Stanley Ward
13.	J. H. Keeso & Sons Ltd	Gordon Hill	5	Lot 22, Bayfield Rd. South, B, Stanley Ward
14.	J. H. Keeso & Sons Ltd	Gordon Hill	15	Lot 8, Bayfield Rd. South, B, Stanley Ward
15.	M & M Tree Service	Exeter Produce	30	Lot 15, North Part, Con. 13, SH, Ward 1 (Stephen)
16.	M & M Tree Service	Mike & Jim Veri	5	Part Lot 12, Con. 13, SH, Ward 1 (Stephen)
17.	M & M Tree Service	Len Veri	10	Lot 19, Con. 2, SH, Ward 1 (Stephen)
18.	M & M Tree Service	Ray & Dwight Beierling	35	Lot 3 & 4, Con. 17, B, Hay Ward
19.	C & D Quality Logging Inc.	Matthew Train	15	Lot 15, Pt Lot 16, Pt Lot 17, Con. B, MT, Ward T (Turnberry)
20.	Bester Forest Products	Paul Gibbings	10	Lot 32 & 33, Con. 7, CH, Ward 2 (Hullett)

	<u>Contractor</u>	<u>Property Owner</u>	<u>Acres</u>	<u>Location</u>
21.	Bester Logging	Betty VanOsch	13	Pt Lot 1, Con. 11 E. Div. & Con. 12 W. Div., A-C-W, Ashfield Ward
22.	B. E. Grein Lumber Ltd	Donald Douglas	15	Lot 29, Con. 18, Howick
23.	B. E. Grein Lumber Ltd	Earl Kavelman	11	Lot 31, Con. 16, Howick
24.	Maurice Machan	Douglas MacGregor	15	Lot 26, Con. 13, Howick

**Moved by J. Seili**  
**Seconded by D. Urlin**  
**That the report be received.**

**CARRIED**

### **11. Report of the County Engineer**

Don Pletch, County Engineer, presented the following for the information of committee and council.

- a) Administrative Update

**Moved by J. Seili**  
**Seconded by D. Urlin**  
**That the report be received.**

**CARRIED**

- b) 2007 Structure Rehabilitation Projects

It is recommended that the Planning, and Agriculture Public Works Committee select a Consultant for design, obtain approvals, construction review and administration for the proposed 2007 Structure Rehabilitation Projects.

The proposals were reviewed and a discussion ensued.

**Moved by Warden R. Morley**  
**Seconded by J. Fergusson**  
**That B. M. Ross and Associates be the Consulting Engineer for the proposal to design, obtain approvals, construction review and administration for the 2007 Structure Rehabilitation Projects.**

**CARRIED**

- c) Ball's Bridge

Warden R. Morley requested discussion on the Ball's Bridge issue and also requested that the committee send a recommendation to the October Committee of the Whole meeting for all of Council to discuss. A lengthy discussion ensued.

The Warden volunteered to attend the public forum on October 23, 2006 organized by the Friend's of Ball's Bridge as a representative of the County of Huron. The committee discussed preparing a statement to address the forum. There was a consensus that the group should be kept informed on the County's position regarding the closure and future of the bridge.

**Moved by J. Fergusson**  
**Seconded by D. Urlin**

**That Ball's Bridge remain closed to vehicle traffic and that no monies be proposed in the 2007 Bridge and Culvert budget; and further that Huron County continue to participate in discussions with all interested stake holders on the future of Ball's Bridge.**

**CARRIED**

**Moved by Warden R. Morley**

**Seconded by E. Connelly**

**That the motion regarding Ball's Bridge be forwarded to the October Committee of the Whole meeting for further discussion.**

**CARRIED**

There was some discussion on boundary bridges. The County Engineer requested direction concerning connecting links. It was noted that the September notes of the Warden's Task Force were received for information; hence the report requested regarding connecting links will not be coming forward. Warden R. Morley informed the committee that the task force does not make decisions. A consensus is taken at the meetings and any decision/motions are made by Council.

It was suggested that the issue of connecting links be put on the December agenda for the Clerks and Treasurers meeting.

## **12. Correspondence Attached – For Information**

- a) A resolution received September 15, 2006 from the Township of Carlow/Mayo re: requesting to permit all vehicles owned by municipalities in Ontario to operate without license plates and be allowed to use coloured diesel fuel in all vehicles.
- b) North Huron Trail Grooming Inc., Kenneth G. Wilson, received September 26, 2006 regarding Ball's Bridge request to allow snowmobiles and offer of financial assistance of \$2,500.

The CAO noted that this correspondence will be forwarded to the October Committee of the Whole meeting to be included with the discussions on the bridge.

- c) Ontario Good Roads Association
  - Board Brief, September 2006
  - Bill 130, Amendments to the Municipal Act; Impact on Roads

**FOR INFORMATION**

## **13. Accounts and Financial Statements**

Accounts for September 2006 were reviewed.

Highways	\$4,384,992.94
Fleet	353,738.26
Buildings	364,211.74

Financial statements for the period ending August 31, 2006 were reviewed.

ROADS	REVENUE		EXPENDITURES		COUNTY CONTRIBUTION	
	Actual	Prorated	Actual	Prorated	Actual	Prorated
Highways	\$1,453,305	\$856,000	\$9,146,509	\$8,075,333	\$7,693,204	\$7,219,333
Fleet	2,017,876	2,161,333	2,017,876	2,161,335		2
Buildings	745,694	1,030,728	882,284	1,083,650	136,590	52,922

**Moved by D. Urlin**

**Seconded by J. Seili**

**That the accounts and financial statements be received.**

**CARRIED**

**14. Next Meeting**

The next meeting of the Planning, Agriculture and Public Works Committee will be held on Wednesday, November 8, 2006, at 9:00 a.m.

**15. Adjournment**

**Moved by J. Seili**

**Seconded by E. Connelly**

**That the meeting adjourn at 12:25 p.m. and be declared a full day meeting for those in attendance for more than two and half hours.**

**CARRIED**

.....  
Chair

**Huron County Council  
November 2, 2006**

**\*\*Clause #7 - Water Protection Steering Committee**

Councillor D. Shewfelt has requested that a representative from the Water Protection Steering Committee be appointed to act as an alternate on the Expert Panel on Water Source Protection.

Moved by Councillor D. Shewfelt

Seconded by Councillor B. MacLellan

That a representative from County Council sitting on the Water Protection Steering Committee be appointed as an alternate for Councillor Shewfelt on the Expert Panel on Water Source Protection.

Carried