



Day One: Committee of the Whole

Highways, Planning & Corporate

Minutes - May 9, 2012

GODERICH, ONTARIO



COMMITTEE OF THE WHOLE DAY 1

Goderich, Ontario
May 9th, 2012

The Committee of the Whole Day 1 met in the Court House Council Chambers in Goderich on the 9th of May, 2012. All members of Council were present. Councillor Jewitt left the meeting at 11:30 a.m. Chair J. Grace called the meeting to order at 9:00 a.m.

Declarations of Pecuniary Conflict of Interest and the General Nature Thereof:

Councillors Van Diepenbeek and Rintoul declared a pecuniary conflict of interest with items 10.11 and 10.14 as it relates to alternative energy.

MOTION:

Moved by: Councillor A. Versteeg and Seconded by: Councillor G. Robertson:

THAT:

The Committee of the Whole Day 1 Agenda for May 9th, 2012; be accepted and all Reports included in the Agenda; be received.

CARRIED

Delegation:

Four County Labour Market Planning Board:

Gemma Mendez-Smith, Executive Director of the Four County Labour Market Planning Board presented the latest Local Labour Market Plan. There was some discussion following the power point presentation.

Councillors Issues:

MOTION:

Moved by: Councillor J. Steffler and Seconded by: (no one seconded)

THAT:

The tabled Motion that the Provincial Report on Low Frequency Noise Associated with Wind Turbines; be raised from the table.

MOTION LOST

MOTION:

Moved by: Warden B. MacLellan and Seconded by: Councillor T. Hessel:

THAT:

The minutes printed in hard copy; be discontinued.

DEFEATED

Warden MacLellan requested that in the future County Council take the opportunity to wait to make decisions regarding the donation of funds until the next meeting. This comment was further to the donation of \$10,000 to the Huron County Food Banks at the Sixth Session of County Council.

Scott Tousaw, Director of Planning and Development introduced the following students who are working in the Planning and Development Department for this summer; Mitchell Avis, Jacqueline Wightman and Rachael Scholten.

6. Report of the Agriculture & Rural Economic Development Advisor

OMAFRA:

Jane Muegge, Agriculture & Rural Economic Development Advisor, Ontario Ministry of Agriculture, Food and Rural Affairs (OMAFRA) delivered a presentation for the information of the Committee.

Councillor Klopp inquired if OMAFRA has considered any funding for the horse race industry. Councillor Klopp reported that the Minister of Agriculture, Food and Rural Affairs is not fighting hard enough to rescind the change to the funding for the horse racing industry. There are many people across the province whose livelihood depends on this industry. Jane Muegge will forward these comments along to the Hon. Ted McMeekin, Minister of Agriculture, Food and Rural Affairs.

7. Public Works Department:

Dave Laurie, Director of Public Works and Mike Alcock, Civil Engineering Technologist presented the following reports for the information of the Committee.

Dave Laurie, Director of Public Works reported on the latest episode of the bridge on County Road 13; another truck has hit the bridge. Dave Laurie advised that an agreement has been received from GTXR (owner of the railway

bridge); however, it is not suitable to bring for Council's consideration. Dave Laurie will keep Council updated on the status of the agreement with GTXR. It will be necessary to have an agreement in place prior to the County proceeding with the lowering of the road, which will expose the structure of the bridge.

7.1 Information Report:

7.2 Culvert Extension Project – 86-54.0:

MOTION:

Moved by: Councillor J. Steffler and Seconded by: Councillor T. Hessel:

THAT:

The recommendation of Dave Laurie, Director of Public Works; that the tender for the Culvert Repair (Contract No. 2012-86-54.0); be awarded to VanDriel Excavating Inc. for the tendered price of \$77,814.77 (including HST) based on estimated quantities; be approved;

AND FURTHER THAT:

The tendered price does not include; Engineering and Site Supervision, Contingency or County Administration.

CARRIED

7.3 Renewal of Huron/Grey Agreement – Line Painting Agreement 2012:

MOTION:

Moved by: Councillor J. Ginn and Seconded by: Councillor B. Van Diepenbeek:

THAT:

The recommendation of Dave Laurie, Director of Public Works; that the County of Huron enter into a Line Painting Agreement with the County of Grey; be approved.

CARRIED

MOTION:

Moved by: Councillor G. Robertson and Seconded by: Councillor P. Gowing:

THAT:

The recommendation of Dave Laurie, Director of Public Works; that the Director of Public Works and the Treasurer of the County of Huron; be authorized to enter into Line Painting Agreements with neighbouring municipalities in the future; be approved;

Motion Con't. on Page 4.

Motion Con't. from Page 3.

AND FURTHER THAT:

The Agreements be reviewed by the Huron County CAO prior to the Line Painting Agreements being signed.

CARRIED

7.4 Zurich Patrol Yard – 6-Bay Addition and Storage Area:

MOTION:

Moved by: Councillor A. Versteeg and Seconded by: Councillor T. Hessel:

THAT:

The recommendation of Mike Alcock, Civil Engineering Technologist; that the design build proposal for the RFP HC12-C01 – Design Build Services 6-Bay Addition and Storage Area in the Zurich Patrol Yard; be awarded to Domm Construction Ltd., for the proposed price of \$1,119,800(excluding HST); be approved;

AND FURTHER THAT:

\$19,708.48 be allocated for the effective rate of HST – 1.76%; and \$60,000.00 be allocated for Contract Administration and Permits; for a total budget allocation of \$1,199,508.48; be approved.

CARRIED

8. Planning and Development:

8.1 Consents:

The authority to grant or refuse to grant consents is delegated to the Committee of the Whole under By-law No. 5-2009. Decisions become effective upon a carried motion of the Committee of the Whole. County Council is notified for information and appeal purposes only.

8.1 a) B15/2012, Herman Joseph Terpstra (owner), South Part Lot 21, Conc. 12, Grey Ward, Municipality of Huron East:

The purpose and effect of this application is to sever lands under the surplus severance policies. The land to be severed is approximately 3 acres (1.2 ha) with a surplus farm residence, shed and barn. The vacant farmland to be retained is approximately 47 acres (19 ha).

It is recommended by the Planning & Development Department that the application be approved subject to a condition that requires the severed parcel to be rezoned to AG4 (Agricultural Small Holding) to restrict the total number of

livestock permitted in the severed barn to a maximum of 3 nutrient units based on the size of the severed parcel. If this condition is attached, the application would conform to the Provincial Policy Statement, the Huron County Official Plan and the Huron East Official Plan.

The applicant is requesting that the necessary rezoning allow a maximum of 50 nutrient units in the barn to be used in conjunction with the purchaser's dairy operation located across the road. The Municipality of Huron East is supportive of the application as submitted by the applicant including a rezoning to AG4-special zone to limit the livestock to a maximum of 50 nutrient units and to require that a Nutrient Management Strategy and Plan be filed with the Municipality of Huron East.

Sandra Weber, Senior Planner reviewed the application with the members of Committee. Deborah Terpstra, daughter-in-law of the applicant Herman Joseph Terpstra, commented on the application.

MOTION:

Moved by: Warden B. MacLellan and Seconded by: Councillor J. Ginn:

THAT:

Consent Application B15/12 by Herman Joseph Terpstra, requesting separation and conveyance of a parcel of land described as South Part of Lot 21, Conc. 12, Grey Ward, Municipality of Huron East; be given provisional consent, subject to the conditions, including a condition that the severed parcel; be rezoned to the appropriate AG4 (Agricultural Small Holding) zone to restrict the total number of livestock permitted in the severed barn to a maximum of 50 nutrient units; be approved.

Recorded Vote requested by Councillor Vincent:

YEAS:

MacLellan
Steffler
Shewfelt
Ginn
Grace
Rintoul
Dowson
Versteeg
Vincent
Klopp
Robertson

NAYS:

Dietrich

Van Diepenbeek

Gowing

Jewitt

Hessel

YEAS: - 11; NAYS: - 5

CARRIED

8.1 b) B6-2012, Wingham United Church (c/o Joyce Miller), Pt. Lots 16, 17, 18 and 19, Plan 409 Wingham Ward, Township of North Huron:

The purpose and effect of this application is for the severance of the Wingham United Church manse from the Church property as the manse is no longer required by the Church. The land to be severed is approximately 965.9 sq. metres with a brick house and accessory buildings. The land to be retained is approximately 2,292 sq. metres containing the church. The reason the application is being heard by the Committee is because an objection has been raised by an abutting property owner to the south based primarily on concerns related to parking. The Planning & Development Department is recommending approval of the application subject to conditions. The Township of North Huron has also recommended approval of the application. The application complies with Section 5.3.3 of the North Huron Official Plan, Huron County Official Plan and *Section 51(24) of the Planning Act*.

Sally McMullen, Planner reviewed the application with the members of Committee.

MOTION:

Moved by: Warden B. MacLellan and Seconded by: Councillor P. Klopp:

THAT:

The recommendation of Sally McMullen, Planner, Planning and Development Department, that Consent Application B6/12 by Wingham United Church c/o Joyce Miller, requesting separation and conveyance of a parcel of land described as Pt. Lots 16, 17, 18 and 19, Plan 409, Wingham Ward, Township of North Huron; be given provisional consent subject to conditions; be approved.

CARRIED

8.2 Delegated Consents:

The authority to grant undisputed consents is delegated to the Director of Planning and Development under By-law No. 5-2009. The report lists the

applications which received provisional consent approval since the last report. County Council is notified for information and appeal purposes only.

MOTION:

Moved by: Warden B. MacLellan and Seconded by: Councillor J. Dietrich:

THAT:

The recommendation of Senga Smith, Land Division Secretary; that no objections be lodged further to the Delegated Consents submitted with the report of May 9th, 2012; be approved.

CARRIED

8.3 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 Official Plan. The By-laws are listed in the attached Report.

MOTION:

Moved by: Councillor G. Robertson and Seconded by: Councillor J. Dietrich:

THAT:

The recommendation of Scott Tousaw, Director of Planning and Development; that no objections be lodged further to the Zoning By-laws submitted with the report of April 24th, 2012; be approved.

CARRIED

8.4 Community Economic Development:

8.4 a) Huron Sustainability Plan:

The Huron Sustainability Plan was facilitated by Lura Consulting under the guidance of a multi-sector steering committee and substantial community engagement. The Plan was received by the Committee of the Whole Day 1 in January 2012. Council's approval of the plan is important:

- To show leadership and demonstrate support to the community organizations and citizens involved in creating and implementing the plan;
- To enable partner organizations (including the County) to seek funding for their respective projects; and
- To be eligible for the final grant payment from FCM's Green Municipal Fund, offsetting the cost of developing the plan (final submission is required by July 5, 2012).

The Committee raised some additional issues for consideration in the sustainability plan, including the following:

- De-population of rural areas
- Demographic change, include the rising retiree population
- Local opportunities for post-secondary education to enhance youth retention
- Changes to the Provincial Policy Statement to promote agriculture
- More tourism development, including inland resource areas
- Acceptable forms of renewable energy
- Non-resident ownership of land

Director of Planning and Development Scott Tousaw advised he will take these concerns back to the Steering Committee for consideration as the plan evolves.

MOTION:

Moved by: Councillor T. Hessel and Seconded by: Councillor P. Gowing:

THAT:

The recommendation of Scott Tousaw, Director of Planning and Development; that the Huron Sustainability Plan; be approved as a framework for action on sustainability initiatives in Huron County; be approved.

CARRIED

8.5 Forest Conservation:

8.5 a) Notices of Intent Under the Tree By-law:

	<u>Contractor</u>	<u>Property Owner</u>	<u>Acres</u>	<u>Location</u>
1.	Miller Wood Products	Adrian Brand	40	N ½ L 18, Pt. 18, Con. 5,6 SH, Stephen Ward
2.	Bauman Sawmill Inc.	John Imanse	6	Lot 3, Con. 4, Bluewater, Stanley Ward
3.	Saratoga Sawmill	Phil Hordijk	8	Pt. Lot 1, Con. 13, CH, Hullett Ward
4.	Kitchener Forest Products Inc./Lands & Forests Consulting	Douglas C. Oesch Ltd.	8	Lot 3, Con. 13, Bluewater, Stanley Ward
***	5. J.H. Keeso and Sons Ltd.	Ralph Buffinga	6	Lot 37, Con. 11, CH, Hullett Ward

	<u>Contractor</u>	<u>Property Owner</u>	<u>Acres</u>	<u>Location</u>
6.	B.E. Grein Lumber Ltd.	Stuart Douglas	15	S ½ Lot 26, Con. 16, Howick
7.	J.H. Keeso and * Sons Ltd.	Herb Oakes	12	Lot 12, Con. 16, CH, Goderich Ward
8.	Double S Logging Inc.	Robert Hayter	8	Lot 15, Con. 9, Bluewater, Stanley Ward
9.	J.H. Keeso and Sons Ltd.	Bryan Gammie	15	E. ½ Lot 14, Con. 12, ACW, W. Wawanosh Ward

*** Marked by and woodlot prescription prepared by a member or associate member of the Ontario Professional Foresters Association in accordance with "Good Forestry Practices"

* Salvage operation due to 2011 tornado damage – N.O.I. fee waived

9. Administration, Policies & Other Issues:

There were no reports from Administration.

10. Correspondence:

11. Accounts and Financial Statements:

Accounts up to and including April 30th, 2012; were reviewed.

Highways	\$326,687.15
Fleet	\$55,781.30
Planning	\$120,743.42

Financial statements for the period ending March 31st, 2012; were reviewed.

	REVENUE		EXPENDITURES		COUNTY CONTRIBUTION	
	Actual	Prorated	Actual	Prorated	Actual	Prorated
Highways	10,920	87,500	4,054,849	3,434,072	4,043,929	3,346,572
Fleet	524,532	579,496	401,875	494,432	(122,657)	(82,064)
Planning	168,227	218,708	689,211	877,319	520,984	658,611

MOTION:

Moved by: Councillor N. Vincent and Seconded by: Councillor T. Hessel:

THAT:

The accounts up to and including April 30th, 2012 and the financial statements as of March 31st, 2012; be received.

CARRIED

"Closed to the Public Session":

There was not a "Closed to the Public Session" for this meeting.

Next Meeting:

The next meeting of Day 1 Committee of the Whole will be in Goderich on Wednesday June 13th, 2012 at 9:00 a.m.

Adjournment:

MOTION:

Moved by: Councillor J. Dietrich and Seconded by: Councillor B. Dowson:

THAT:

The meeting adjourn at 11:37 a.m.

CARRIED

Chair J. Grace