



**REGULAR MEETING OF COUNCIL
MINUTES**

**Monday, June 12, 2017
7:00 PM
Council Chambers
2021 Division Road N
Kingsville, Ontario N9Y 2Y9**

Members of Council	Mayor Nelson Santos Councillor Tony Gaffan Councillor Thomas Neufeld Councillor Susanne Coghill Councillor Larry Patterson Deputy Mayor Gord Queen Councillor Sandy McIntyre
Members of Administration	P. Van Mierlo-West, CAO A. Plancke, Director of Municipal Services R. Brown, Manager of Planning & Development Services K. Brcic, Planner J. Astrologo, Director of Corporate Services S. Kitchen, Deputy Clerk-Council Services R. McLeod, Manager of Financial Services C. Parsons, Fire Chief

A. CALL TO ORDER

Mayor Santos called the Regular Meeting to order at 7:00 p.m.

B. MOMENT OF SILENCE AND REFLECTION

Mayor Santos asked those present to stand and observe a moment of silence and reflection to be followed by the playing of O'Canada.

C. PLAYING OF NATIONAL ANTHEM

D. DISCLOSURE OF PECUNIARY INTEREST

Mayor Santos reminded Council that any declaration is to be made prior to each item being discussed and to identify the nature of the conflict, if any, as the agenda items come forward.

E. PRESENTATIONS/DELEGATIONS

1. Town of Kingsville Economic Development and Tourism Committee

Member Dave Hunt introduced Ms. Marian Stranak, Committee Member, who was in attendance in the audience. He advised that other members who are currently serving on the Kingsville Tourism and Economic Development Committee include Mayor Nelson Santos, Councillor Tony Gaffan, and Members Jim Gaffan, Mike Lauzon, and Doug Quick. On behalf of the Committee, Mr. Hunt highlighted the 2016 activities, 2017 Committee actions to date, and ongoing 2017 initiatives.

421-2017

Moved by Councillor Thomas Neufeld

Seconded by Councillor Susanne Coghill

Council receive the PowerPoint Report of the Kingsville Tourism and Economic Development Committee, as presented by Member Dave Hunt, dated June 2017.

CARRIED

F. MATTERS SUBJECT TO NOTICE

1. PUBLIC MEETING-Application for Zoning By-law Amendment Builder Direct Buy Corporation 2-20 & 25-37 Woodland St. & 113-121 & 104-120 Hazel Cres. Lots 18 to 39, 40 to 42 & 70 to 73, Plan 12M552

K. Brcic, Town Planner.

i) Report of K. Brcic, Town Planner, dated June 5, 2017.

ii) Proposed By-law 69-2017, being a by-law to amend By-law 1-2014, the Comprehensive Zoning By-law for the Town of Kingsville

Ms. Brcic presented her Planning Report including information regarding the requested Zoning By-law Amendment for lands known as 2-20 and 25-37 Woodland Street and 113-121 and 104-120 Hazel Crescent (Lots 18 to 39, 40 to 42, and 70 to 73, Plan 12M552 in the Millbrook Subdivision.

Council comments:

Councillor Neufeld asked if the permitted maximum lot coverage includes structures such as sheds. Ms. Brcic confirmed that the 50 per cent maximum includes all accessory buildings (accessory building maximums are calculated at up to ten per cent and are included as part of the overall fifty per cent maximum).

Deputy Mayor Queen asked if the house covers 50 per cent of the lot, does that mean that the homeowner is not allowed to build an accessory structure. Ms. Brcic explained that a small shed would not be permitted if the house covered 50 per cent of the lot.

Councillor Patterson asked if the new roadway will cause the Town to require more streetlights at the corner intersection, whether the Town can ask the developer to pay for those costs.

Ms. Brcic indicated that those types of provisions and requirements would have already been dealt with at the subdivision stage of development.

Comments from the audience:

There were no questions or comments from anyone in attendance in the audience.

Mayor Santos asked for clarification regarding storm water management. Ms. Brcic indicated that those matters are dealt with based on lot coverage at time of building permit review and issuance.

Councillor Gaffan asked if it is a concern that large executive homes will be constructed across the street from semi-detached dwellings and Ms. Brcic indicated that it is the same builder and that layout has been planned for such development.

422-2017

Moved by Councillor Larry Patterson

Seconded by Councillor Susanne Coghill

Council approve Zoning By-law Amendment ZBA/10/17 to rezone the subject lands from 'Residential Zone 2 Rural/Urban Exception 5 (R2.2-5)' to 'Residential Zone 2 Rural/Urban Exception 10 (R2.2-10)' for lands known as 2-20 and 25-37 Woodland Street and 113-121 and 104-120 Hazel Crescent, and adopt the implementing by-law.

CARRIED

G. AMENDMENTS TO THE AGENDA

Deputy Mayor Queen added two Notices of Motion and two Announcements.
Councillor Patterson added one Announcement.

Mayor Santos indicated that Agenda Item P-3, being By-law 68-2017, is hereby withdrawn from the Agenda.

H. ADOPTION OF ACCOUNTS

- 1. Town of Kingsville Accounts for the monthly period ended May 31, 2017 being TD Cheque numbers 0062028 to 0062277 for a grand total of \$1,166,979.12**

423-2017

Moved by Councillor Sandy McIntyre
Seconded by Deputy Mayor Gord Queen

Council approve Town of Kingsville Accounts for the period ended May 31, 2017 being TD cheque numbers 0062028 to 0062277, for a grand total of \$1,166,979.12

CARRIED

I. STAFF REPORTS

- 1. Kingsville Alerts Mass Notification launch**

424-2017

Moved by Deputy Mayor Gord Queen
Seconded by Councillor Tony Gaffan

Council receive Report of Kingsville Fire Chief Chuck Parsons titled Kingsville Alerts Mass Notification Launch, dated June 1, 2017.

CARRIED

- 2. Cottam Community Improvement Plan – Financial Incentive Options**

425-2017

Moved by Deputy Mayor Gord Queen
Seconded by Councillor Sandy McIntyre

Council direct Administration recraft the Cottam Community Improvement Plan presentation in plain language and invite residents of Cottam to attend a Public Meeting to ensure that all residents are aware of the proposed Plan.

CARRIED

426-2017

Moved by Councillor Thomas Neufeld
Seconded by Councillor Larry Patterson

Council authorize Administration to allocate \$50,000.00 as a first-year funding commitment for inclusion in the draft Cottam Community Improvement Plan.

CARRIED

3. **JM Hydroponics Ltd. 2008 & 2044 Seacliff Drive (County Rd. 20) Pt. Lot 12, Concession 1 ED, Part 5, RP 12R 8532 & Part 4 & 5, RP 12R 20397 Roll Nos. 3711 290 0000 18750 & 19005**

427-2017

Moved by Councillor Thomas Neufeld
Seconded by Councillor Susanne Coghill

Council approve the proposed site plan, subject to the conditions outlined in the Site Plan Agreement, for a two phase 8.27 ha (20.44 ac.) greenhouse with auxiliary warehouse and supporting facilities, and authorize the Mayor and Clerk to sign the Site Plan Agreement with JM Hydroponics Ltd. and register said Agreement on title.

CARRIED

4. **County Lot Size Study – Feedback from Kingsville Council**

428-2017

Moved by Deputy Mayor Gord Queen
Seconded by Councillor Tony Gaffan

Council direct the Manager of Planning and Development Services to provide the Manager of Planning Services for the County of Essex with Kingsville Council's feedback on the Essex County Lot Size Study and request that a flexibility provision be included in the amendment to the County Official Plan to require a minimum lot area of 40 ha (100 ac.) for the creation of new agricultural lots.

CARRIED

Mayor Santos called for a ten minute recess at 8:38 p.m. and the Regular Meeting of Council reconvened at 8:49 p.m.

5. Main St. E. Traffic Congestion

429-2017

Moved by Councillor Tony Gaffan

Seconded by Councillor Larry Patterson

Council direct Administration to review the potential costs and studies to construct an access road behind the existing Tim Horton's, McDonald's and other commercial properties in that area at Main St. East including the closing off of certain existing accesses to ease congestion at the Jasperson Lane intersection, and further to encourage Administration to look at including a right turn lane southbound on Jasperson at Main for future budget consideration.

CARRIED

430-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Sandy McIntyre

Council receive Report of Director of Municipal Services A. Plancke RE: Main St. E. Traffic Congestion, dated May 29, 2017.

CARRIED

6. Strategic Plan – Next Steps

431-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Sandy McIntyre

That Council approve the work plan in principle for the Council-Staff Strategic Plan Workshop scheduled for June 27, 2017.

CARRIED

7. Council – Staff Workshop Next Steps

432-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Larry Patterson

That Council receive the Report of CAO P. Van Mierlo-West titled Council-Staff Workshop Next Steps, dated June 6, 2017.

CARRIED

J. BUSINESS/CORRESPONDENCE-ACTION REQUIRED

There were no items presented.

K. MINUTES OF THE PREVIOUS MEETINGS

1. Regular Meeting of Council Minutes-May 23, 2017

2. Regular Closed Session Meeting of Council Minutes--May 23, 2017

433-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Sandy McIntyre

Council adopt Regular Meeting of Council Minutes, dated May 23, 2017 and Regular 'Closed Session' Meeting of Council Minutes, dated May 23, 2017.

CARRIED

L. MINUTES OF COMMITTEES AND RECOMMENDATIONS

1. Kingsville Accessibility Advisory Committee--March 21, 2017

434-2017

Moved by Councillor Susanne Coghill

Seconded by Councillor Thomas Neufeld

Council receive Kingsville Accessibility Advisory Committee Meeting Minutes dated, March 21, 2017.

CARRIED

2. Kingsville Police Services Board-April 26, 2017

435-2017

Moved by Councillor Larry Patterson

Seconded by Councillor Sandy McIntyre

Council receive Police Service Board Meeting Minutes dated, April 26, 2017.

CARRIED

**3. Pelee Island Transportation Services Advisory Committee (PITSAC)--
November 28, 2016**

436-2017

Moved by Councillor Susanne Coghill

Seconded by Councillor Tony Gaffan

Council receive Pelee Island Transportation Services Advisory Committee (PITSAC) Meeting Minutes dated, November 28, 2016.

CARRIED

4. Union Water Supply System (UWSS) Joint Board of Management--April 19, 2017

437-2017

Moved by Councillor Larry Patterson

Seconded by Councillor Thomas Neufeld

Council receive the Union Water Supply System Joint Board of Management Meeting Minutes dated, April 19, 2017.

CARRIED

M. BUSINESS CORRESPONDENCE - INFORMATIONAL

- 1. Town of Shelburne Resolution No. 19 passed May 15, 2017 authorizing the purchase of a Hero Tree in the amount of \$150.00 and a Challenge to every Ontario Municipality to do the same RE: Highway of Heroes Canada 150 Tree Planting Initiative**
- 2. City of St. Catharines--Resolution-Canada's 150th Birthday--Support of Township of Adjala-Tosorontio re: Request to Waive Taxes**
- 3. Town of Amherstburg--RE: Amherstburg Resolutions and EMS Services Presentation**
- 4. Municipality of Calvin--Resolution of Support for the Township of North Frontenac regarding Hydro Reductions**
- 5. Municipality of East Ferris--Resolution of support of the letter from Cheryl Gallant, Member of Parliament RE: Removal of tax exempt portion of remuneration paid to local officials from 2017 Federal Deficit Budget.**

6. **Kingsville Golf and Country Club--Correspondence from President D. McConnell, dated May 25, 2017**
7. **Ministry of Community Safety and Correctional Services--Correspondence received June 1, 2017 RE: Property Count methodology used to calculate OPP billing costs (Billing Survey open until June 30, 2017)**
8. **Town of Essex Notice of Passing of By-law 1597, being a by-law to adopt Official Plan Amendment No. 6 to the Town of Essex Official Plan**

438-2017

Moved by Councillor Sandy McIntyre

Seconded by Councillor Susanne Coghill

Council receive Business Correspondence - Information items 1-8 as presented.

CARRIED

N. NOTICES OF MOTION

1. **Deputy Mayor G. Queen may move, or cause to have moved, the following motion or motions:**

i) That Council receive an update from Administration in respect to the sidewalk installation required under the Development Agreement for the Ruthven area.

ii) That Council amend the terms of the Kingsville Development Standards Manual and future subdivision servicing agreements to require developers to have sidewalks installed prior to the Town assuming ownership and/or Maintenance of any associated adjacent roadways.

439-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Larry Patterson

Council receive update an update from Administration in respect to the sidewalk installation required under the Development Agreement for the Ruthven area.

CARRIED

2. Deputy Mayor Queen indicated that he would not be proceeding with moving a motion regarding the Kingsville Development Standards Manual.

3. Deputy Mayor Queen indicated that at the next Regular Meeting of Council he may move, or cause to have moved, that Council receive a report from Administration including Fire Department and Parks and Recreation Department staff regarding:

a) The First Aid and CPR Training that Council authorized with details as to the Program success and suggestions for the provision of same in the year 2018;

b) The ability to assist with other Community Groups and Community Functions in the provision of backup First Aid Services, or Emergency Services:

i) with detail as to what was done in the past years

ii) with detail as to what is done now

iii) with recommendations to Council as to what might be done in the future

Such written report on both topics to be provided back to Council by the end of 2017.

4. Deputy Mayor Queen indicated that at the next Regular Meeting of Council he may move, or cause to have moved that Council approve the cost of fire hydrants for the Road 11 Water Line Extension project as a preapproved expense from the 2018 budget.

O. UNFINISHED BUSINESS, ANNOUNCEMENTS AND UPDATES

Councillor Patterson invited everyone in the community to visit the Cottam Splash Park to cool down during the hot summer.

Councillor Coghill commented on the large number of people participating in the various events at Cedar Island Beach on June 10, 2017, including many yoga participants and paddleboarders.

Deputy Mayor Queen was pleased to note that the O'Halloran Street sidewalks are installed, along with the second coat of asphalt on the road.

Deputy Mayor Queen commented that the Kingsville BIA has committed to install and plant trees at the Town Clock property.

P. BYLAWS

1. By-law 65-2017

440-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Susanne Coghill

Council read By-law 65-2017, being a by-law authorizing the entering into of an agreement with Giorgi Bros (1994) Inc. for the 2017 Sidewalk Program in the Town of Kingsville (Contract No. MS17-103-01) a first, second and third and final time.

CARRIED

2. By-law 66-2017

441-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Sandy McIntyre

Council read By-law 66-2017, being a By-law to authorize the execution of a tax arrears extension agreement pursuant to Section 378 of the *Municipal Act, 2001* a first, second and third and final time.

CARRIED

3. By-law 68-2017

By-law 68-2017 was withdrawn.

4. By-law 69-2017

442-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Thomas Neufeld

Council read By-law 68-2017, being a by-law to amend By-law 1-2014, the Comprehensive Zoning By-law for the Town of Kingsville (ZBA/10/17) a first, second and third and final time.

CARRIED

5. By-law 70-2017

443-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Tony Gaffan

Council read By-law 70-2017, being a By-law to authorize the execution of a tax arrears extension agreement pursuant to Section 378 of the *Municipal Act, 2001*, a first, second and third and final time.

CARRIED

Q. CLOSED SESSION

- 1. Personal matters about an identifiable individual, including municipal or local board employees--RE: to receive a report regarding and discuss recommended action concerning an identifiable management level employee of the Town (S. 239(2)(b))**
- 2. A proposed or pending acquisition or disposition of land by the municipality or local board RE: To review and discuss the potential to purchase and or sell property (S. 239.(2)(c))**
- 3. Personal matters about an identifiable individual, including municipal or local board employees RE: Update from Personnel Committee (S. 239(2)(b))**

444-2017

Moved by Councillor Susanne Coghill

Seconded by Councillor Tony Gaffan

Council, at 9:46 p.m. and pursuant to Section 239(2) of the *Municipal Act, 2001*, entered into Closed Session to address the following items:

1. Personal matters about an identifiable individual, including municipal or local board employees--RE: To receive a report regarding and discuss recommended action concerning an identifiable management level employee of the Town (S.239(2)(b))
2. A proposed or pending acquisition or disposition of land by the municipality or local board RE: To review and discuss the potential to purchase and/or sell property (S.239(2)(c))
3. Personal matters about an identifiable individual, including municipal or local board employees RE: Update from Personnel Committee (S.239(2)(b)).

CARRIED

R. REPORT OUT OF CLOSED SESSION

Mayor Santos reported our of Closed Session as follows:

Item Q-3--Mayor Santos confirmed that CBO P. Valore has confirmed he will remain in his position of Chief Building Official of The Corporation of the Town of Kingsville.

Item Q-2--Mayor Santos reported that Council received information on the proposed acquisition or disposition of property.

Item Q-1--Mayor Santos reported that Council gave direction to Administration to proceed with a 360 evaluation of the CAO in 2017, and to proceed with a 360 evaluation of members of the management team in 2018.

S. CONFIRMATORY BY-LAW

1. By-law 71-2017

445-2017

Moved by Deputy Mayor Gord Queen

Seconded by Councillor Tony Gaffan

Council read By-law 71-2017, being a By-law to confirm the proceedings of the Council of The Corporation of the Town of Kingsville at its June 12, 2017 Regular Meeting a first, second and third and final time.

CARRIED

T. ADJOURNMENT

446-2017

Moved by Councillor Tony Gaffan

Seconded by Councillor Sandy McIntyre

Council adjourn this Regular Meeting at 10:08 p.m.

CARRIED

MAYOR, Nelson Santos

CLERK, Jennifer Astrologo