



**REGULAR MEETING OF COUNCIL  
MINUTES**

**Monday, January 11, 2021**

**6:00 PM**

**Council Chambers**

**2021 Division Road N**

**Kingsville, Ontario N9Y 2Y9**

|                           |   |
|---------------------------|---|
| Members of Council        | Mayor Nelson Santos<br>Deputy Mayor Gord Queen<br>Councillor Kimberly DeYong<br>Councillor Tony Gaffan<br>Councillor Laura Lucier<br>Councillor Thomas Neufeld<br>Councillor Larry Patterson  |
| Members of Administration | J. Astrologo, Director of Legislative Services/Solicitor/Clerk<br><br>R. Brown, Manager of Planning Services<br>S. Kitchen, Deputy Clerk-Council Services<br>J. Norton, CAO<br>R. McLeod, Director of Financial & IT Services<br>A. Plancke, Director of Infrastructure & Engineering<br>John Quennell, Deputy Fire Chief |

**A. CALL TO ORDER**

Mayor Santos, in attendance in the Council Chambers, called the Regular Meeting to order at 6:00 p.m. All other members of Council participated in the meeting through video conferencing technology from remote locations.

**B. MOTION TO WAIVE THE PROCEDURE REQUIREMENT FOR CHAIR AND CLERK TO BE PRESENT IN MEETING ROOM**

**1-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Laura Lucier

That Council waives the requirement under Section 14.1(e) of the Procedure By-law, being the provision mandating that the Chair and Clerk be in the same meeting room during a meeting conducted electronically, for this Regular Meeting.

**CARRIED**

**C. MOMENT OF SILENCE AND REFLECTION**

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

**D. PLAYING OF NATIONAL ANTHEM**

**E. 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.

**F. MATTERS SUBJECT TO NOTICE**

**1. PUBLIC MEETING--Application for Zoning By-law Amendment by Margaretha Ketler; 255 County Road 14 E, Part of Lot 19, Concession 9; ZBA/14/2020**

R. Brown, Manager of Planning Services

i) Notice of Complete Application and Public Meeting: Zoning By-law Amendment, dated December 15, 2020;

ii) Report of R. Brown, dated December 15, 2020;

iii) Proposed By-law 1-2021, being a By-law to amend By-law 1-2014, the Comprehensive Zoning By-law for the Town of Kingsville.

The representatives of the Applicant, Mr. Jake Ketler, offered no comments.

There were no comments from the Public.

**2-2021**

**Moved By** Councillor Thomas Neufeld

**Seconded By** Councillor Larry Patterson

That Council approves Zoning By-law Amendment application ZBA/14/2020 to rezone the subject lands at 255 County Road 14 E, Part of Lot 19, Concession 9, in the Town of Kingsville from 'Agriculture (A1)' to a site-specific 'Agriculture Exception 82 (A1-82)' and adopt the implementing by-law.

**CARRIED**

**G. AMENDMENTS TO THE AGENDA**

There were no amendments to the Agenda.

**H. ADOPTION OF ACCOUNTS**

- 1. Town of Kingsville Accounts Report for the Monthly period ended December 31, 2020 for a grand total of \$2,127,576.26**

**3-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Laura Lucier

That Council receives Town of Kingsville Accounts Report for the monthly period ended December 31, 2020.

**CARRIED**

**I. STAFF REPORTS**

- 1. Request to Dispose of Surplus Land--Victor Lane, Cottam**

R. Brown, Manager of Planning Services

**4-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Kimberly DeYong

That Council defers the request to dispose of surplus land (Victor Lane, Cottam) until an appraisal is received.

**CARRIED**

2. **Cottam Community Improvement Plan Application by 1670057 Ontario Ltd.; 127 County Road 34 W, Pt. Lot 270, Concession STR, Parts 4 & 9, RP 12R 16608**

**5-2021**

**Moved By** Councillor Thomas Neufeld

**Seconded By** Councillor Larry Patterson

That Council approves the Cottam Community Improvement Plan funding application for the purchase and installation of a new door and front windows as a façade upgrade and improvement for 127 County Road 34 W in the amount of \$2,500 representing the maximum funding allowance per application.

**CARRIED**

3. **Application for Development Agreement by Wobocorp Ltd., David Armstrong Farms Inc. and 2506665 Ontario Ltd. V/L County Road 34 E, Part of Lot 269, Concession North Talbot Road, Parts 1 and 2, RP 12R 26017 and Part 2 RP 26659**

R. Brown, Manager of Planning Services

**6-2021**

**Moved By** Councillor Larry Patterson

**Seconded By** Deputy Mayor Gord Queen

That Council approves the development agreement for the Ridge Side Estates Subdivision in the community of Cottam for a 23 lot, 10 block residential subdivision and authorize the Mayor and Clerk to sign the agreement and direct administration to have the agreement registered on title.

**CARRIED**

4. **Site Plan Agreement Compliance Review 2015 to 2019**

**7-2021**

**Moved By** Councillor Laura Lucier

**Seconded By** Councillor Thomas Neufeld

That Council receives Report of R. Brown, Manager of Planning Services RE:  
Site Plan Agreement Compliance Review 2015 to 2019.

**CARRIED**

**5. Council and Committee – Conference, Travel and Other Expense Policy**

R. McLeod, Director of Financial and IT Services

**8-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Laura Lucier

That Council approves the Council and Committee - Conference, Travel and Other Expense policy.

**CARRIED**

**6. Electronic Meetings – Procedure By-law Amendment**

J. Astrologo, Director of Legislative Services

**9-2021**

**Moved By** Councillor Kimberly DeYong

**Seconded By** Councillor Thomas Neufeld

That Council adopts By-law 5-2021, being a by-law to amend the Procedure By-law, to strike section 14.1(e) thereby allowing all members and staff participating in a meeting electronically to do so from a location of their choice.

**CARRIED**

**J. MINUTES OF THE PREVIOUS MEETINGS**

**1. Special Meeting of Council--December 7, 2020**

**2. Special Closed Session Meeting of Council--December 7, 2020**

**3. Regular Meeting of Council--December 14, 2020**

**10-2021**

**Moved By** Councillor Laura Lucier

**Seconded By** Councillor Larry Patterson

That Council adopts Special Meeting of Council Minutes dated December 7, 2020, Special Closed Session Meeting of Council Minutes dated December 7, 2020 and Regular Meeting of Council Minutes dated December 14, 2020.

**CARRIED**

**K. MINUTES OF COMMITTEES AND RECOMMENDATIONS**

**1. West Side Collector Road Steering Committee - August 14, 2020, August 20, 2020 and December 10, 2020**

**11-2021**

**Moved By** Councillor Larry Patterson

**Seconded By** Councillor Laura Lucier

That Council receives West Side Collector Road Steering Committee Meeting Minutes dated August 14, 2020, August 20, 2020 and December 10, 2020.

**CARRIED**

**2. Kingsville B.I.A. - November 10, 2020**

**12-2021**

**Moved By** Councillor Tony Gaffan

**Seconded By** Deputy Mayor Gord Queen

That Council receives Kingsville B.I.A. Meeting Minutes dated November 10, 2020.

**CARRIED**

A typographical error on page 2 was noted and has been corrected by the Association's secretary (correction of seconder).

**3. Union Water Supply System Joint Board of Management - November 17, 2020**

**13-2021**

**Moved By** Councillor Larry Patterson

**Seconded By** Councillor Thomas Neufeld

That Council receives Union Water Supply System Joint Board of Management Meeting Minutes dated November 17, 2020.

**CARRIED**

**4. Committee of Adjustment - November 17, 2020**

**14-2021**

**Moved By** Councillor Laura Lucier

**Seconded By** Deputy Mayor Gord Queen

That Council receives Committee of Adjustment Meeting Minutes dated November 17, 2020.

**CARRIED**

**5. Kingsville Municipal Heritage Advisory Committee - October 27, 2020 and November 24, 2020**

**15-2021**

**Moved By** Councillor Laura Lucier

**Seconded By** Councillor Tony Gaffan

That Council receives Kingsville Municipal Heritage Advisory Committee Meeting Minutes dated October 27, 2020 and November 24, 2020.

**CARRIED**

**L. BUSINESS CORRESPONDENCE - INFORMATIONAL**

- 1. Township of Puslinch--Correspondence received December 3, 2020 RE: Proposed Changes to the Conservation Authorities Act: Schedule 6 of Bill 229**

2. **Municipality of Chatham-Kent--Correspondence dated December 8, 2020  
RE: Resolution Bill 229 and Conservation Authorities--Lower Thames  
Conservation**
3. **Municipality of Chatham-Kent--Correspondence dated December 8, 2020  
RE: Resolution Bill 229 and the Conservation Authorities--St. Clair Region  
Conservation Authority**
4. **Town of Tecumseh--Correspondence dated December 9, 2020 RE: Removal  
of the Windsor International Airport from NAV Canada closure list**
5. **Town of Tecumseh--Correspondence dated December 10, 2020 RE: Bill 229**
6. **Dufferin County--Correspondence dated December 14, 2020 RE:  
Assessment of Aggregate resource properties**
7. **Town of Carleton Place--Correspondence dated December 14, 2020 RE:  
COVID-19 and funding to ensure the long-term sustainability of the  
childcare services sector**
8. **Township of Matchewan--Correspondence dated December 14, 2020 RE:  
Request that the application deadline on any further grants for  
municipalities have a longer turn around time**
9. **Town of Essex--Correspondence dated December 16, 2020 RE: Support for  
Town of Essex Small Businesses**
10. **Town of Essex--Correspondence dated December 16, 2020 RE: Support for  
Small Businesses**
11. **City of Kitchener--Correspondence dated December 18, 2020 RE: Cannabis  
Retail in Ontario**

**16-2021**

**Moved By** Councillor Tony Gaffan

**Seconded By** Councillor Laura Lucier

That Council receives Business Correspondence-Informational Items 1 through 11.

**CARRIED**



**17-2021**

**Moved By** Councillor Laura Lucier

**Seconded By** Councillor Larry Patterson

That Council supports Municipality of Chatham-Kent Resolution RE: Bill 229 and Conservation Authorities--Lower Thames Conservation, and Municipality of Chatham-Kent Resolution RE: Bill 229 and Conservation Authorities--St. Clair Region Conservation Authority.

**CARRIED**

**18-2021**

**Moved By** Councillor Thomas Neufeld

**Seconded By** Deputy Mayor Gord Queen

That Council supports Town of Tecumseh Resolution RE: Removal of the Windsor International Airport from NAV Canada closure list.

**CARRIED**

**M. NOTICES OF MOTION**

**N. UNFINISHED BUSINESS, ANNOUNCEMENTS AND UPDATES**

COVID-19 Business Relaunch Fund Update.

Director McLeod updated as to the status of the Town of Kingsville's Business Relaunch Fund program, and the question raised by Councillor Patterson as to whether the program could be extended or reopened for recently-opened businesses. The matter will be discussed further during budget deliberations.

**Deferred Motion 637-2020 RE: Naming of Park in Queens Valley Subdivision--Update by Director of Infrastructure and Engineering G. A. Plancke**

Director Plancke provided an update pertaining to the naming of the park in the Queens Valley Subdivision.

**19-2021**

**Moved By** Councillor Kimberly DeYong

**Seconded By** Councillor Laura Lucier

That Council directs Administration to prepare a Naming Policy to be brought back sometime during the second half of this year.

**CARRIED**

**20-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Laura Lucier

That Council directs that the Park in the Queens Valley Subdivision be called Ruthven Park.

**CARRIED**

**O. BYLAWS**

**1. By-law 1-2021**

**21-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Thomas Neufeld

That Council reads By-law 1-2021, being a By-law to amend By-law 1-2014, the Comprehensive Zoning By-law for the Town of Kingsville (255 County Road 14 E, Part of Lot 19, Concession 9, ZBA/14/2020) a first, second and third and final time.

**CARRIED**

**2. By-law 4-2021**

**22-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Laura Lucier

That Council reads By-law 4-2021, being a By-law appointing members to the Committee of Adjustment for the 2021 calendar year a first, second and third and final time.

**CARRIED**

**3. By-law 5-2021**

**23-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Kimberly DeYong

That Council reads By-law 5-2021, being a By-law to amend By-law 55-2016, as amended, being a By-law to Govern the Calling, Place and Proceedings of Council and Committees, a first, second and third and final time.

**CARRIED**

**P. CONFIRMATORY BY-LAW**

**1. By-law 6-2021**

**24-2021**

**Moved By** Deputy Mayor Gord Queen

**Seconded By** Councillor Tony Gaffan

That Council reads By-law 6-2021, being a By-law to confirm the proceedings of the Council of The Corporation of the Town of Kingsville at its January 11, 2021 Regular Meeting a first, second and third and final time.

**CARRIED**

**Q. ADJOURNMENT**

**25-2021**

**Moved By** Councillor Larry Patterson

**Seconded By** Councillor Tony Gaffan

That Council adjourns this Regular Meeting at 7:35 p.m.

**CARRIED**