



GRAND VALLEY

The Corporation of the Town of Grand Valley Council Meeting Minutes

Tuesday, November 26, 2019 at 9:30 AM
Council Chambers, 5 Main Street North

The Town of Grand Valley Council met in Council Chambers of the Municipal Office at 5 Main Street North, Grand Valley on November 26, 2019 commencing at 9:30 a.m.

PRESENT:

Mayor Steve Soloman
Deputy-Mayor Philip Rentsch
Councillor Stephen Miles
Councillor Elizabeth Taylor
Councillor Rick Taylor
CAO/Clerk-Treasurer Jane Wilson
Public Works Superintendent Henry Rooyackers
Planner Mark Kluge
Deputy Clerk Meghan Townsend

1. Call to Order

2. Adoption of the Agenda

Amendment – add 7.1.7 Planner Dues

18 Personal matters about an identifiable individual, including municipal or local board employees

2019-11-25

Moved by S Miles, Seconded by E Taylor

BE IT RESOVLED THAT Council adopts the agenda dated November 26, 2019 as amended.

CARRIED

3. Disclosure of Pecuniary Interest – none

4. Approval of Previous Minutes

4.1. November 12, 2019

2019-11-26

Moved by R Taylor, Seconded by E Taylor

BE IT RESOLVED THAT the minutes of the November 12, 2019 meeting be approved as circulated.

CARRIED

5. Public Question Period - none

6. Unfinished Business

7. Staff Reports

7.1. CAO/Clerk-Treasurer

7.1.1. Town of Grand Valley Accounts Receivable

2019-11-27

Moved by P Rentsch, Seconded by R Taylor

BE IT RESOLVED THAT the receipts for October and November 2019, in the amount of \$796,681.85 have been deposited into the Town of Grand Valley general bank account and are hereby approved.

CARRIED

7.1.2. Town of Grand Valley Accounts Payable

7.1.3. Community Centre Accounts Payable

2019-11-28

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT the accounts payable presented to Council for GENERAL ADMINISTRATION AND ROADS for October and November 2019 in the amount of \$529,804.30 and for GRAND VALLEY AND DISTRICT COMMUNITY CENTRE for September and October in the amount of \$26,570.01 be approved and paid.

CARRIED

7.1.4. Municipal Modernization Program Intake 1

2019-11-29

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT Council supports the proposed third-party review of the use of the Town's financial information technology, and directs staff to submit an expression of interest to Intake 1 of the Municipal Modernization Program.

CARRIED

7.1.5. Proposal – renewal Agreement for Grand Valley Wastewater Treatment

2019-11-30

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT Council receives the proposal from the Ontario Clean Water Agency for the renewal of the wastewater treatment facility management contract for the period January 1, 2020 to December 31, 2024 and accepts the proposal as presented, and authorizes the Mayor and CAO to sign the agreement.

CARRIED

7.1.6. Agreement – Community Emergency Management Coordinator

Deferred to future meeting.

7.1.7. Planner Dues

2019-11-31

Moved by P Rentsch, Seconded by R Taylor

BE IT RESOLVED THAT Council approves the request of the Planner for payment of dues to OPPI and CIP in the amount of \$590.71 and \$241.82 respectively.

CARRIED

7.2. Public Works Superintendent

7.2.1. Verbal Update

- Crosswalk study pricing estimate to come to next Council meeting for review.
- Bridge 11 construction is nearly complete.
- Ditching progress deferred to 2020, and Superintendent is discussing issues with Drainage Superintendent.
- Speed monitoring sign moving to Leeson Street.
- Splash pad work in progress, including plumbing and building insulation.

7.2.2. Winter Maintenance Agreement with County for County Road 15 and Connecting Link (part of County Road 25) – discussion

Draft agreement reviewed. Final agreement pending review by the County.

7.2.3. Douglas Street Sidewalk – request from developer

2019-11-32

Moved by P Rentsch, Seconded by R Taylor

WHEREAS Council receives the request from Cachet Homes Limited to have the Town's Public Works Department remove the snow off the new, unassumed sidewalk on the north side of Douglas Street,

BE IT RESOLVED THAT Council instructs staff to undertake the snow removal and bill back the hours spent.

CARRIED

7.2.4. Draft Traffic and Parking By-law – discussion

Council reviewed the draft by-law and recommended changes to sections 39, 104 and 122, and asked for verification of hours listed on the Time Restricted Parking schedule. By-law to be brought to December 10 meeting.

8. Planner's Report

8.1. Update on ongoing files

APPLICATIONS RECEIVED: none

CURRENT FILE UPDATE:

Attridge Transportation SPA-2019 – on agenda

Cachet Homes Block 30 – Nothing to report

Cachet Homes Phase 1 – File 22T-149562 - Nothing to report

Cachet Homes Phase 2 – File 22T-149562

- Subdivision Agreement to be secured prior to registration
- Processing Municipal Approvals for Building Permits

Corseed – File 22T-201601

- Fifth Resubmission comments under review

Golden Homes – Files SPA3-2018 & Z4-2018 – no report

Crozier Street Lot – File Z7-2019 – no report

Fackler Sambus B2-2019 and Z10-2019 – on agenda

Lisgar (Grand Valley) Ltd.

- Public Comment Response Matrix received

- Recommendation report to Council early 2020
- Stormwater Drainage issue to be resolved

Grand Valley Dental (Korgroup) – File SPA2-2017

- pending signed and secured Site Plan Agreement

Moco Farms – File 22T-201502 – no report

Thomasfield Phase 3A Files: 22T-201501

- Finalizing Model Home Agreement

22 Webb Street – Z2-2019, B2-2019

- Draft R-Plan received and under review

6 William Street, Z8-2019 – in appeal period until December 3rd.

UPCOMING REPORTS & GENERAL MATTERS:

Reports:

- Lisgar Scott Street Development – Recommendation Report early 2020
- Crozier Street Lot – Recommendation Report
- Moco – Redline Draft Plan and Zoning By-law Public Meeting and Recommendation Report

Urban Design Guidelines: following up with potential consultant.

Grand Valley Lions Trailer Park Ad-hoc Council Committee – Committee continuing review; however, they request an extension of time to report to Council.

2019-11-38

Moved by P Rentsch, Seconded by R Taylor

BE IT RESOLVED THAT the report from the adhoc committee discussing the future of the trailer park be deferred until March 2020;

AND FURTHER THAT any recommendations may then be deferred until the 2021 budget.

CARRIED

8.2. Provincial Legislation and Program Changes

- No provincial updates
- Municipal Comprehensive Review
 - WSP, County Planning Consultant, meeting with municipal staff on November 28th to discuss growth and servicing issues
 - Planning received a request/expression of interest from Thomasfield Homes regarding the Official Plan.

8.3. Report – Site Plan Approval, Attridge Bus Lines

Councillor Rick Taylor declared a pecuniary interest in this matter, as he is employed by Attridge Bus Lines, and left the meeting at 11:35 a.m..

The Planner presented his report.

2019-11-13

Moved by E Taylor, Seconded by S Miles

BE IT RESOLVED THAT Council receives Report – Site Plan Approval, Attridge Bus Lines, and approves the application, and directs staff to prepare and present a by-law for the execution of the site plan agreement by the Mayor and Clerk.

CARRIED

Councillor Rick Taylor returned to the meeting at 11:40 a.m.

9. Public Meeting under Subsection 34(12) and 53(5) of the *Planning Act* – 10:30 a.m.

2019-11-34

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT we adjourn this meeting of Council to hold a public meeting under Subsections 34(12) and 53(5) of the *Planning Act* at 10:28 a.m.

CARRIED

9.1. Applications B3-2019 for a Lot Line Adjustment and Z10-2019 for a Zoning Amendment under Subsection 34(12) of the *Planning Act*. Submitted by Michael Sambus (previous surname Fackler), for property located at 282331 Concession Road 4-5, Grand Valley. The purpose and effect of this application is to permit a lot line adjustment (consent) and applicable Zoning By-law Amendment.

Kluge presented the application and his report. No questions were asked by the public. Council asked for clarification on the small lot uses. Planner confirmed that the majority of the lands would remain agricultural, and the small lot could be kept or sold but is too small for a hobby farm to be permitted.

2019-11-35

CONSENT DECISION
CORPORATION OF THE TOWN OF GRAND VALLEY

DATE: November 26, 2019

MOVED BY: E Taylor

SECONDED BY: S Miles

APPLICATION #: B3-2019

RE: LOT(S) NO(S): Part Lot 30 **CONCESSION:** Concession 5

MUNICIPAL ADDRESS: 282331 Concession Road 4-5 Roll# 115960

APPLICATION: **APPROVED (X)** **DENIED ()** **DEFERRED ()**

REASONS: The application conforms to the policies of the Official Plan, The Provincial Policy Statement and Growth Plan

CONDITIONS BELOW TO THE ABOVE APPLICATION, BEING A BOUNDARY ADJUSTMENT FROM PART OF LOT 30, CONCESSION 5 (Roll #115960), TO PART OF LOT 29 CONCESSION 5 (Roll #116300), WITH AN AREA OF APPROXIMATELY 14.7ha.

1. That this boundary adjustment applies to an addition of approximately 14.7ha.
2. That the deed for the conveyance be submitted for endorsement on or before one year from the date of notice of decision.
3. That all costs pertaining to this application, survey expenses and all others applicable shall be borne by the applicant.
4. A plan of survey, both paper and digital format on diskette is required. All surveys shall include integrated survey data. The applicant shall submit a draft reference plan for review and approval from the Town prior to submission to the Land Registry Office. The applicant shall submit two hard copies and one electronic copy on CD/DVD of the resultant deposited reference plan in an AutoCad drawing format in UTM-17 (NAD 83-CSRS) coordinates, which is accurate to the Urban Standard as specified in s. 14(2) of O.Reg 216/10 of the Surveyors Act.
5. The lands subject to this application shall comply with the property standards by-law. All derelict vehicles, derelict equipment, sea containers, scrap, materials and garbage and any other contraventions shall be rectified to the Town's satisfaction.
6. Taxes must be paid in full to date.
7. That subsection 50(3) of the Planning Act applies to any subsequent conveyance of or transaction involving this parcel of land. Therefore, once the subject parcel of land has been conveyed to the owner of the parcel abutting, the subject parcel and the said abutting parcel shall merge in title and become one parcel of land.

8. That the severed parcel (14.7ha) to be merged is rezoned to an A-1 Zone and the retained parcel (1.45ha) is rezoned to a RR Zone.
9. That the severed lands shall be transferred into the same name as the agricultural lot to the west (Part Lot 29, Concession 5, Roll #116300, 747245 Ontario Ltd. Mazenauer) and that an undertaking from the Applicant's solicitor confirming that the lands will be consolidated on title with the adjacent lands.

Original signed by

S Soloman, Chair

Original signed by

E Taylor, Member

Original signed by

P Rentsch, Member

Original signed by

S Miles, Member

Original signed by

R Taylor, Member

2019-11-36

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT we reconvene our regular meeting at 10:42 a.m.***CARRIED*****2019-11-37**

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT Council approves Application Z10-2019 and directs staff to prepare and present a by-law to amend the Zoning By-law per this application.***CARRIED*****10. Deputations/Presentations**

- 10.1. Gerry Holden, Community Liaison Coordinator, Georgian College – Employment Services – 10:15a.m.

2019-11-33

Moved by E Taylor, Seconded by S Miles

BE IT RESOLVED THAT Gerry Holden, Community Liaison Coordinator for Georgian College be given leave to address Council.***CARRIED***

Mr. Holden presented Georgian College's programs and services in Dufferin County for businesses and job seekers. Council asked that Georgian continue to promote their

services in Grand Valley in collaboration with town staff and thanked him for bringing the information.

11. Pending Items List

- 11.1. Parking/Ticketing
- 11.2. By-law Enforcement
- 11.3. Inflow and Infiltration and Wastewater Capacity
- 11.4. Bridge Maintenance
- 11.5. Splash Pad
- 11.6. Community Centre Upgrades

12. Correspondence

- 12.1. Township of Perry – Transforming and modernizing the delivery of Ontario’s Building Code
- 12.2. Township of Ramara – Conservation Authority exit clause
- 12.3. Town of Wasaga Beach – Conservation Authority Levies
- 12.4. Town of Whitchurch-Stouffville – Ban of single-use disposable wipes
- 12.5. Sylvia Jones, MPP – invitation to new office grand opening

2019-11-40

Moved by E Taylor, Seconded by S Miles

BE IT RESOLVED THAT the correspondence listed on the agenda be received.

CARRIED

13. County Council Report

- 13.1. Invitation to Election of Warden
Council reviewed the invitation.

14. Committee Minutes and Recommendations

- 14.1. Fire Board – local group wants to store a trailer on the fire hall property. 2020 budget deliberations have started. Transition to Town of Grand Valley administration in progress for January 1.
- 14.2. Community Centre Board – no meeting
- 14.3. Library Board – successful book sale and silent auction event.
- 14.4. Police Services Board – last meeting discussion on bus cameras to photograph drivers that do not abide by bus stop signs and on local POA matters and consultant report.
- 14.5. Medical Dental Board – upper storey renovations quotes coming in.

- 14.6. Highland Youth for Christ Youth Centre (The Door) – successful fundraiser on November 22.
- 14.7. Business Improvement Area – Tree Lighting event on Friday November 29. Discussions taking place regarding possible July 4 event.
- 14.8. Upper Grand Watershed Committee – no meeting
- 14.9. Upper Grand Trailway – no meeting
- 14.10. Grand River Conservation Authority – no update
- 14.11. Grand Valley Economic Development Committee

2019-11-41

Moved by P Rentsch, Seconded by R Taylor

BE IT RESOLVED THAT Council receives and approves the request from the Economic Development Committee to put the balance of funds from the 2019 budget allocation into reserves for use in 2020.

CARRIED

- 14.12. Health and Safety Committee – No update

15. New Business**16. Announcements/Notice of Motion - none****17. By-laws**

- 17.1. 2019-XX, A By-law to authorize the Corporation of the Town of Grand Valley to enter into a site plan agreement to permit the development of a bus servicing facility (Part Lot 32, Concession 3, Part 3 7R-4211, Roll #108170, 193300 Amaranth East Luther Townline, Grand Valley)

Councillor Rick Taylor did not vote on item 17.1.

2019-11-42

Moved by E Taylor, Seconded by S Miles

BE IT RESOLVED THAT leave be given to introduce a By-law to authorize the Corporation of the Town of Grand Valley to enter into a site plan agreement to permit the development of a bus servicing facility (Part Lot 32, Concession 3, Part 3 7R-4211, Roll #108170, 193300 Amaranth East Luther Townline, Grand Valley), and that it be given the necessary readings and be passed and numbered 2019-67.

CARRIED

- 17.2. 2019-XX, A By-law to provide for maintenance and repair to the No. 2 Drainage Works, "A and B Drains" and for the borrowing on the credit of the municipality the amount required for such work.

2019-11-43

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT leave be given to introduce a By-law to provide for maintenance and repair to the No. 2 Drainage Works, "A and B Drains" and for the borrowing on the credit of the municipality the amount required for such work, and that it be given the necessary readings and be passed and numbered 2019-68.

CARRIED

- 17.3. 2019-XX, A By-law to provide for maintenance and repair to the No. 2 Extension Drainage Works, "Tile Drain" and for the borrowing on the credit of the municipality the amount required for such work.

2019-11-44

Moved by R Taylor, Seconded by P Rentsch

BE IT RESOLVED THAT leave be given to introduce a By-law to provide for maintenance and repair to the No. 2 Extension Drainage Works, "Tile Drain" and for the borrowing on the credit of the municipality the amount required for such work, and that it be given the necessary readings and be passed and numbered 2019-69.

CARRIED

- 17.4. 2019-XX, A By-law to amend By-law 09-10, as amended, known as the Zoning By-law for the Corporation of the Town of Grand Valley, to rezone the lands from an Agricultural Exception One (A-1) Zone to an Agricultural Exception Nine (A-9) and Rural Residential (RR) Zone

2019-11-45

Moved by P Rentsch, Seconded by R Taylor

BE IT RESOLVED THAT leave be given to introduce a By-law to amend By-law 09-10, as amended, known as the Zoning By-law for the Corporation of the Town of Grand Valley, to rezone the lands from an Agricultural Exception One (A-1) Zone to an Agricultural Exception Nine (A-9) and Rural Residential (RR) Zone, and that it be given the necessary readings and be passed and numbered 2019-70.

CARRIED

18. In-Camera Session

2019-11-46

Moved by R Taylor, Seconded by P Rentsch

BE IT RESOLVED THAT Council resolve itself into closed session under the provisions of the Municipal Act, 2001, in order to discuss a matter pertaining to:

- advice that is subject to solicitor-client privilege, including communications necessary for that purpose;
- personal matters about an identifiable individual, including municipal or local board employees

at approximately 12:10p.m.

CARRIED

19. Rise and Report

2019-11-47

Moved by E Taylor, Seconded by S Miles

BE IT RESOLVED THAT we rise and report at 1:00pm.

CARRIED

2019-11-48

Moved by P Rentsch, Seconded by R Taylor

BE IT RESOLVED THAT Council waive the severance application fee on Roll No. 201000 and 200800.

CARRIED

20. Confirmatory By-law

- 20.1. 2019-XX, A By-law to confirm the proceedings of the Council of the Corporation of the Town of Grand Valley at its meeting held on November 26, 2019.

2019-11-49

Moved by S Miles, Seconded by E Taylor

BE IT RESOLVED THAT leave be given to introduce a By-law to confirm the proceedings of the November 26, 2019 meeting of the Council of the Corporation of the Town of Grand Valley, and it be given the necessary readings and be passed and numbered 2019-71.

CARRIED

21. Adjournment

2019-11-50

Moved by R Taylor, Seconded by P Rentsch

BE IT RESOLVED THAT we do now adjourn this Regular Meeting of Council at 1:15 p.m. to meet again on December 10, 2019 at 9:30 a.m., or at the call of the Mayor.

CARRIED

Original signed by

Steve Soloman, Mayor

Original signed by

Jane M. Wilson, CAO/Clerk-Treasurer



To:
Mark Kluge
Town of Grand Valley

Invoice No.: 100209
Invoice Date: November 18, 2019
Payment Date:
Invoice Terms: Net 30 Days
P.O. Number: N/A
HST #: 123025454

Description	Quantity	Unit Price	Amount
Invoice Items			
CIP Fee	1	\$214.00	\$214.00
SubTotal			\$214.00
HST ON (13%)			\$27.82
Total Amount			\$241.82
Transactions			
Terms: Net 30 Membership registration		Balance:	\$241.82

Pay Online through your CIP Member Login

<https://ams.cip-icu.ca/login>

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de l'Ontario

234 Eglinton Avenue East Suite 201
Toronto Ontario M4P 1K5

INVOICE
HST #: R127751659

To:
Mark Kluge
Town of Grand Valley

Invoice No.: 52897
Invoice Date: November 25, 2019
Invoice Terms: Due on receipt
P.O. Number: N/A

Description	Quantity	Unit Price	Amount
Invoice Items			
OPPI Fee	1	\$480.70	\$480.70
Insurance Fee	1	\$44.00	\$44.00
Sub Total			\$524.70
HST ON (13%)			\$62.49
PST (8%)			\$3.52
Total Amount			\$590.71
Transactions			
Terms: Due on receipt Membership registration		Balance:	\$590.71

Note: If PST is listed above, it is for liability insurance only.

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Toronto Ontario M4P 1K5