



# Agenda

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The Blue Mountains, Committee of the Whole Meeting

**Meeting Date:** November 18, 2019 REVISED  
**Meeting Time:** 1:00 p.m.  
**Location:** Town Hall, Council Chambers  
32 Mill Street, Thornbury, ON  
**Prepared by** Corrina Giles, Town Clerk

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## A. Call to Order

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- **Moment of Reflection**
- **Approval of Agenda**

**Recommended** (Move, second)

THAT the Agenda of November 18, 2019 be approved as circulated, including any items added to the Agenda.

- **Declaration of Pecuniary Interest and general nature thereof**  
NOTE: In accordance with the *Municipal Conflict of Interest Act* and the Town Procedural By-law 2018-20, Council Members must file a written statement of the interest and its general nature with the Clerk for inclusion on the Registry.

- **Previous Minutes**

**Recommended** (Move, second)

THAT the Committee of the Whole minutes of October 28, 2019 be adopted as circulated, including any revisions to be made.

- **Adoption of Consent Agenda**

With the adoption of the Consent Agenda, all Recommendations found within the staff reports at Agenda items B.4, B.9 and B.14 as listed:

- **B.4.1 Ontario Municipal Partnership Funding, FAF.19.236**
- **B.14.1 Quarterly Building Permit Statistics (Q3 2019), PDS.19.134**

are then approved or received by the Committee of the Whole, as noted. The Consent Agenda content is available to the public when the Agenda is finalized but is not subject to discussion from the floor at this time, however, representations may be made at subsequent meetings on matters of interest.

**Recommended** (Move, second)

THAT the Consent Agenda of November 18, 2019 be adopted as circulated, less any items requested for separate review and discussion.

## **B. Staff Reports, Deputations, Correspondence**

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### **Finance, Administration, Enforcement and Fire Reports**

**To be chaired by Councillor Rob Sampson**

#### **B.1 Deputations, if any**

**B.1.1 Deputation: Stephen Meyer, Calibrex Development Group Inc.  
Re: Town's Sign By-law and the need to Advertise for New Home Sales**

#### **B.2 Public Comment Period (each speaker is allotted three minutes)**

NOTE: In accordance with the Town Procedural By-law 2018-20 ten minutes is allotted to receive public comments regarding staff reports included on the Agenda. The speaker shall provide their name and address, and shall address their comments to the Chair. Comments shall not refer to personnel, litigation or potential litigation matters, or regarding matters that are a follow-up to a Public Meeting.

#### **B.3 Staff Reports**

**B.3.1 Update to By-law 2012-65 being a By-law to Establish and Regulate a Fire Department, FAF.19.177**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.177, entitled "Update to By-law 2012-65 being a By-law to Establish and Regulate a Fire Department";

AND THAT Council direct staff to initiate the public consultation process to receive input regarding a draft By-law to Establish and Regulate a Fire Department to replace the current By-law to Establish and Regulate a Fire Department 2012-65;

AND THAT Council direct staff to include updated fees and charges associated with establishment and regulation of a Fire Department in the 2020 Budget process for Council consideration.

### **B.3.2 Special Exemptions to the Sign By-law for Non-profit Organizations, FAF.19.247**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.247, entitled “Special Exemptions to the Sign By-law for Non-profit Organizations”;

AND THAT Council consider the following two options:

- Option 1: Direct Staff to consider revising the Sign By-law to recognize some of the non-conforming uses;
- Option 2: To continue the use of a Sign By-law variance application to the Committee of Adjustment for any requested variance to the By-law;
- Option 3: Consideration be given to allow a Town-owned “Community Board” on municipal property that could be utilized to advertise special events for community groups

### **B.3.3 Blue Mountain Resorts, 115 Swiss Meadows Blvd. – Noise By-law Relief Request, FAF.19.235**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.235 “Blue Mountain Resorts, 115 Swiss Meadows Blvd. – Noise By-law Relief Request”; and

THAT Council grant relief from the provisions of the Noise By-law for a wedding on Saturday, July 11<sup>th</sup>, 2020 at 115 Swiss Meadows Blvd. from 5:00 p.m. to 1:00 a.m., with noise from a DJ playing amplified music.

### **B.3.4 Update to Corporate Media Relations Policy POL.COR.12.11, FAF.19.237**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.237, entitled “Update to Corporate Media Relations Policy POL.COR.12.11”;

AND THAT Council approve the updated Corporate Media Relations Policy POL.COR.12.11 provided as Attachment 1 to report FAF.19.237.

### **B.3.5 Proposed Timetable for Committee of the Whole to Receive Committee of Council Status Reports, FAF.19.165**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.165, entitled “Proposed Timetable for Committee of the Whole to Receive Committee of Council Status Reports”;

AND THAT Council endorse bi-annual (twice-yearly) Committee of Council Status Reports from the following Advisory Committees of Council Chairs during regularly scheduled Committee of the Whole meetings:

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| 1. Agricultural Advisory Committee             | 5. Joint Municipal Physician Recruitment and Retention Committee |
| 2. Community Communications Advisory Committee | 6. Sustainability Advisory Committee                             |
| 3. Economic Development Advisory Committee     | 7. The Blue Mountains Attainable Housing Corporation*            |
| 4. Grants and Donations Committee              | 8. Transportation Committee                                      |

AND THAT Council endorse the following bi-annual reporting structure moving forward notwithstanding that the first scheduled Committee of Council Update, being the December 9, 2019 Committee of the Whole, will be to receive updates from all Committees of Council listed above, with the off-set schedule initiated in March 2020:

#### **Bi-annual Reporting Structure:**

1. **March and September Committee of the Whole** – updates from Agricultural Advisory Committee, Community Communications Advisory Committee, Economic Development Advisory Committee, and Grants and Donations Committee;
2. **June and December Committee of the Whole** – updates from Joint Municipal Physician Recruitment and Retention Committee, Sustainability Advisory Committee, The Blue Mountains Attainable Housing Corporation\*, and Transportation Committee.

AND THAT Council endorse the memorandum format included as Attachment 1 to this report with Committee Chairs having ten (10) minutes each to speak to matters included within the status report memorandum;

AND THAT Council direct staff to include reference to the bi-annual Committee updates in the Committee Terms of Reference documents.

**B.3.6 Stand-by Rate of Pay Market Survey, FAF.19.242**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.242, entitled “Stand-by Rate of Pay Market Survey”;

AND THAT Council endorse the inclusion of an increase standby pay from \$150 to \$225 in the 2020 Proposed Budget for Council consideration.

**B.3.7 Appointment of Town Integrity Commissioner, FAF.19.248**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.248, entitled “Appointment of Town Integrity Commissioner”;

AND THAT Council direct that the appointment of Suzanne Craig as the Town’s Integrity Commissioner, shall continue to December 31, 2023;

AND THAT Council authorize the Mayor and Clerk to execute an Amendment to the Agreement for Integrity Commissioner Services between the Town of The Blue Mountains and Suzanne Craig to reflect the extended term.

**B.3.8 Joint Municipal Physician Recruitment and Retention Committee Draft of Terms of Reference, FAF.19.234**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.234, entitled “Joint Municipal Physician Recruitment and Retention Committee Draft Terms of Reference”;

AND THAT Council approve the Joint Municipal Physician Recruitment and Retention Committee Terms of Reference as found in Attachment 1 of this report.

**B.3.9 Project Safe Trade – The Blue Mountains, FAF.19.231**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.231, entitled “Project Safe Trade – The Blue Mountains”;

AND THAT Council endorse “Project Safe Trade – The Blue Mountains” and direct staff to work in partnership with personnel from The Blue Mountains O.P.P. Detachment to implement the program as outlined in this report.

### **B.3.10 Marsh Street Community Centre Mortgage Discharge, FAF.19.238**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.238, entitled “Marsh Street Community Centre Mortgage Discharge”;

AND THAT Council authorize the Mayor and Clerk to execute discharge of mortgage documentation for the Marsh Street Community Centre.

### **B.3.11 Grants and Donations Committee Revised Terms of Reference, FAF.19.239**

**NOTE:** Staff Report FAF.19.239 was pulled from the November 18, 2019 Committee of the Whole Agenda and considered at the November 13, 2019 Council Meeting.

## **B.4 Finance, Administration, Enforcement and Fire “Information Reports” and correspondence to be considered in the adoption of the Consent Agenda**

### **B.4.1 Ontario Municipal Partnership Funding, FAF.19.236**

**Recommended** (Move, second)

THAT Council receive Staff Report FAF.19.236, entitled “Ontario Municipal Partnership Funding” for information purposes.

## **B.5 Correspondence, if any**

None

## **Community Services and Operations Reports**

**To be chaired by Councillor Rob Potter**

## **B.6 Deputations, if any**

### **B.6.1 Deputation: Rosemary Gosselin, Barry Tatchell, Pete Russell, Citizens Group; Climate Action Now Network**

**Re: Overview of Construction Drywall Waste in Grey County**

## **B.7 Public Comment Period (each speaker is allotted three minutes)**

NOTE: In accordance with the Town Procedural By-law 2018-20 ten minutes is allotted to receive public comments regarding staff reports included on the Agenda. The speaker shall provide their name and address, and shall address their comments to the Chair. Comments shall not refer to personnel, litigation or potential litigation matters, or regarding matters that are a follow-up to a Public Meeting.

## **B.8 Staff Reports**

### **B.8.1 Follow Up to Regulating Sewer Discharge By-Law 2013-37 Updated, CSOPS.19.070**

**Recommended** (Move, second)

THAT Council receive Staff Report CSOPS.19.070, entitled “Follow Up to Regulating Sewer Discharge By-Law 2013-37 Update”;

AND THAT Council direct Staff to include the Regulated Sewer Discharge By-Law as attached to this Staff Report on the December 2, 2019 Council Agenda for Council consideration and enactment.

### **B.8.2 Bridges 2, 3 and 13 Environmental Assessment Progress Report 2, CSOPS.19.078**

**Recommended** (Move, second)

THAT Council receive Staff Report CSOPS.19.078, entitled “Bridges 2, 3 and 13 Environmental Assessment Progress Report 2” and consider the following recommendations;

A: THAT Council adopt the solution identified in the Bridge 2/3 (6<sup>th</sup> Sideroad) Progress Report that positions 2 options as equally preferred: permanently closing and removing the existing bridges; or replacing existing bridges with single lane bridges;

B: THAT Council adopt the solution identified in the Bridge 13 (Main Street, Heathcote) Progress Report that positions replacing the existing bridge with a single lane bridge or structure as the preferred option;

AND THAT Council approve the issuance of the “Notice of Completion” for the thirty-day review for Bridges 2, 3 and 13.

### **B.8.3 Winter Use of Tomahawk Parking Lot by Georgian Peaks Club, CSOPS.19.087**

**Recommended** (Move, second)

THAT Council receive Staff Report CSOPS.19.087, entitled “Winter Use of Tomahawk Parking Lot by Georgian Peaks Club” for information purposes.

## **B.9 Community Services and Operations “Information Reports” and correspondence to be considered in the adoption of the Consent Agenda**

None

## **B.10 Correspondence, if any**

None

**Planning & Development Services Reports**  
**To be chaired by Councillor Jim Uram**

**B.11 Deputations, if any**

**B.11.1 Deputation: Eric Miles, MPL, Planner – MHBC**

**Re: 61 Alfred Street Zoning By-law Amendment P2778 61 Alfred Street West GP Inc.**

**B.12 Public Comment Period (each speaker is allotted three minutes)**

NOTE: In accordance with the Town Procedural By-law 2018-20 ten minutes is allotted to receive public comments regarding staff reports included on the Agenda. The speaker shall provide their name and address, and shall address their comments to the Chair. Comments shall not refer to personnel, litigation or potential litigation matters, or regarding matters that are a follow-up to a Public Meeting. Each speaker is allotted three minutes.

**B.13 Staff Reports**

**B.13.1 Notice of Public Meeting Procedures, PDS.19.124**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.124, entitled “Notice of Public Meeting Procedures”;

AND THAT Council direct staff to post notice as an advertisement in the newspaper, and that the notice signage placed on subject lands be made consistent in size, appearance and information provided.

**B.13.2 Planning Recommendation Report – 61 Alfred St. W, GP Inc. Zoning By-law Amendment (61 Alfred St. W), PDS.19.128**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.128 “Planning Recommendation Report – 61 Alfred St. W GP Inc. Zoning By-law Amendment (61 Alfred St. W)”;

AND THAT Council enact a Zoning By-law Amendment to change a portion of the property’s zone to Development (D) and the Residential (R1-57) Exception Zone.

**B.13.3 Hillside Zoning By-law Amendment Recommendation Report, PDS.19.139**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.139, entitled “Hillside Zoning By-law Amendment Recommendation Report”;

AND THAT Council enact a Zoning By-law Amendment to rezone a portion of Part Lot 19 Concession 1 from the Residential ‘R1-2’ Zone to the Residential ‘R1-1’ Zone.



**B.13.4 Windfall Phase 4A – Removal of Holding ‘h’ Symbol, PDS.19.140**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.140, entitled “Windfall Phase 4a – Removal of Holding ‘h’ Symbol”;

AND THAT Council enact a Zoning By-law Amendment to remove the Holding ‘-h’ Symbol in its entirety from those lands described as Part Block 38 16M-42 also known as Windfall Phase 4A.

**B.13.5 Municipal Tree Preservation By-law 2010-68 – Proposed Revisions and Next Steps Report, PDS.19.141**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.141, entitled “Municipal Tree Preservation By-law 2010-68 – Proposed Revisions and Next Steps Report”;

THAT Council enact a By-law to amend Municipal Tree Preservation By-law 2010-68, as outlined in Staff Report PDS.19.141, in order to implement immediate, temporary, tree protection policies on privately owned land within the Town;

AND THAT Council direct Staff to pursue negotiations with the Grey Sauble Conservation Authority to utilize their in-house professional expertise for the review of requests under the By-law;

**OR**

THAT Council receive Staff Report PDS.19.141, entitled “Municipal Tree Preservation By-law 2010-68 – Proposed Revisions and Next Steps Report”;

THAT Council enact a By-law to amend Municipal Tree Preservation By-law 2010-68, as outlined in Staff Report PDS.19.141, in order to implement immediate, temporary, tree protection policies on privately owned land within the Town;

AND THAT Council direct Staff to implement internal review of requests under the By-law and to investigate opportunities to recuperate staff time and resources through the 2020 Municipal Budget exercise.

**B.13.6 Investing in Development Engineering Levels of Services, PDS.19.84**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.84, entitled “Investing in Development Engineering Levels of Service”;

AND THAT Council authorize the Development Engineering contract extensions as substantively outlined in Staff Report PDS.19.84 to allow for consideration of any longer term staffing levels to be considered through the 2020 Budget process.

**B.13.7 Council Update – LPAT appeals (Bed & Breakfast applications), PDS.19.143**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.143, entitled “Council Update - LPAT appeals (Bed and Breakfast applications)”;

AND THAT Council retain legal counsel to defend the Town decisions at the Local Planning Appeal Tribunal (LPAT).

**B.14 Planning & Development Services Information Reports and correspondence to be considered in the adoption of the Consent Agenda:**

**B.14.1 Quarterly Building Permit Statistics (Q3 2019), PDS.19.134**

**Recommended** (Move, second)

THAT Council receive Staff Report PDS.19.134, entitled “Quarterly Building Permit Statistics (Q3 2019)”;

**B.15 Correspondence, if any**

None

**C. 5:00 PM Public Meetings / Deputations**

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Under the authority of the *Municipal Act, 2001* and in accordance with Ontario’s *Municipal Freedom of Information and Protection of Privacy Act* (MFIPPA), The Corporation of the Town of The Blue Mountains wishes to inform the public that all information including opinions, presentations, reports and documentation provided for or at a Public Meeting, Public Consultation, or other Public Process are considered part of the public record. This information may be posted on the Town’s website and or/ made available to the public upon request.

**C.1 Statutory Public Meetings**

**C.1.1 Public Meeting: Application for Official Plan and Zoning By-law Amendment  
Re: Lot 30, Concession 9, Plan 1035 and Town Right-of-ways, Plan 1035 (Former Cedar Run Horsepark) Cedar Run Bayou Cable Park**

**C.2 Deputation**

None

**D. New and Unfinished Business**

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**D.1 Committees of Council Reports**

**D.1.1 Economic Development Advisory Committee Report dated September 9, 2019**

**D.1.2 Community Communications Advisory Committee Report dated September 16, 2019**

**D.1.3 Joint Municipal Physician Recruitment and Retention Committee Report dated September 19, 2019**

**D.2 Notice of Motion (Council)**

**D.3 Additions to the Agenda**

**E. Notice of Meeting Dates**

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Council Meeting, December 2, 2019 7:00 p.m.  
Town Hall, Council Chambers

Committee of the Whole Meeting, December 9, 2019 1:00 p.m.  
Town Hall, Council Chambers

**F. Adjournment**

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**Recommended** (Move, second)

THAT this Committee of the Whole does now adjourn at (time) p.m. to meet again, December 9, 2019, Town Hall, Council Chambers, or at the call of the Chair.