

**ST. CLAIR TOWNSHIP  
COUNCIL MINUTES  
SESSION # 9**

St. Clair Civic Centre  
Council Chambers  
May 2, 2016  
6:30 p.m.

The regular semi-monthly meeting of the Council of the Corporation of the Township of St. Clair was held this evening with the following members present:

|          |              |                                      |
|----------|--------------|--------------------------------------|
|          | S. Arnold    | Mayor                                |
|          | P. Gilliland | Deputy Mayor                         |
|          | T. Kingston  | Councillor                           |
|          | J. Agar      | “                                    |
|          | J. DeGurse   | “                                    |
|          | S. Miller    | “                                    |
|          | D. Randell   | “                                    |
| Staff:   | J. Rodey     | CAO                                  |
|          | C. McClemens | Deputy Clerk/Coordinator of Planning |
| Regrets: | J. Baranek   | Clerk/ Deputy CAO                    |

**TOWNSHIP OF ST. CLAIR  
COUNCIL AGENDA**

St. Clair Township Civic Centre  
May 2, 2016  
6:30 p.m.

**Declaration of Conflict of Interest:**

**Minutes:**

Regular Council Meeting – Session #8 – April 18, 2016  
Finance & Administration Meeting – April 18, 2016  
Public Works & Operations Meeting – April 18, 2016  
Emergency Services Committee Meeting – April 18, 2016  
Heritage St. Clair Committee Meeting – March 15, 2016  
Wilkesport Community Centre Meetings – April 30, 2015 to March 29, 2016

**Business Arising from the Minutes:**

**DEPUTATIONS AND APPOINTMENTS:**

6:45 p.m. – Court of Revision – Doyle Drain  
7:00 p.m. – Marie Taylor – Lafarge Dock

**CORRESPONDENCE:**

- 1) La Grand Traversée – LGT Sécurité
- 2) Property Standards – 377 Colborne St.
- 3) Marriage Officiant – Malcom Rogers
- 4) Sombra Sports & Rec Golf Tourney – Hole Sponsor
- 5) Mooretown Flags Golf Tourney – Prize Table
- 6) Queen Street, Port Lambton – Safety Concern

**INFORMATION:**

- a) Public Works Response – Baby Rd., Stanley Line Bridge
- b) SDH – “In-Camera” Meeting
- c) Infrastructure for Jobs & Prosperity Act
- d) Lambton College – Envision Tomorrow Capital Campaign
- e) MOE – Response from Bob Delaney
- f) OMB Decision – 657 Bentinck Drive
- g) Sacred Heart Food Bank – Thank you
- h) Canada’s 150<sup>th</sup> Anniversary – Funding Opportunities
- i) Union Gas Panhandle Reinforcement Project
- j) Township of Warwick - Physician Recruitment

**DRAINS:**

By-law #10 of 2016, being a by-law to raise the sum of \$147,100.00 being money expended out of the General Funds of the Township of St. Clair for improvements to the Lamond Drain 2015 be given the third and final reading and be signed by the Mayor and Clerk, and the Corporate Seal affixed thereto and be finally passed.

By-law #15 of 2016, being a by-law to raise the sum of \$35,898.00 being money expended out of the General Funds of the Township of St. Clair for the improvement of the Wray Drain be given first and second readings and be provisionally adopted.

By-law #16 of 2016, being a by-law to raise the sum of \$72,576.00 being money expended out of the General Funds of the Township of St. Clair for the improvement of the Lane Drain be given first and second readings and be provisionally adopted.

**REPORTS OF COMMITTEES AND OFFICERS:**

- Barry Uitvlugt, Senior Planner
- CF Industries Site Plan, 161 Bickford Line, Courtright

**COORDINATOR OF ENGINEERING’S REPORT:**

- Plank Road Meter Chamber

**DEPUTY CLERK/COORDINATOR OF PLANNING:**

- Information Only: Letter re: Land locked parcel (Roll #: 380522009317902)
- James Street (Wilkesport) Road Allowance
- Request for Temporary Modular Buildings – 1886 St. Clair Parkway (OPG)

**CLERK'S REPORT:**

- 411 Beresford Street

**CAO’S REPORT:**

**MOTIONS:**

**BY-LAWS:**

- 19 of 2016 – Site Plan Amendment – CF Industries (161 Bickford Line)
- 20 of 2016 – Modular building agreement - OPG (1886 St. Clair Parkway)

**COUNCILLORS’ REPORTS:**

**UNFINISHED BUSINESS:**

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**NEW BUSINESS:**

**UPCOMING MEETINGS:**

- Committee of the Whole – Monday, May 16, 2016 ~ 3:00 p.m.
- Regular Council – Monday, May 16, 2016 ~ 5:00 p.m. after Committee of the Whole
- Regular Council – Monday, June 6, 2016 ~ 6:30 p.m.
- Committee of the Whole – Monday, June 20, 2016 ~ 3:00 p.m.
- Regular Council – Monday, June 20, 2016 ~ 5:00 p.m. after Committee of the Whole

**In Camera**

- Legal
- Property – to discuss a potential lease at Courtright Gravel Dock

**ADJOURNMENT:**

The Mayor called the meeting to order at 6:30 p.m. and asked members of Council to declare any possible conflicts of interest at the appropriate time.

None declared.

**ADOPT MINUTES:**

Moved by S. Miller  
**Motion #1** That the Minutes from the Council meeting held Session #8 – April 18, 2016 be received and accepted as printed.

Seconded by T. Kingston

**CARRIED**

Moved by T. Kingston  
**Motion #2** That the Minutes from the Finance and Administration meeting held April 18, 2016 be received and accepted as corrected.

Seconded by S. Miller

**CARRIED**

Moved by T. Kingston  
**Motion #3** That the Minutes from the Public Works and Operations meeting held April 18, 2016 be received and accepted as printed.

Seconded by J. DeGurse

**CARRIED**

Moved by S. Miller  
**Motion #4** That the Minutes from the Emergency Services Committee meeting held April 18, 2016 be received and accepted as printed.

Seconded by J. DeGurse

**CARRIED**

Moved by T. Kingston  
**Motion #5** That the Minutes from the Heritage St. Clair Committee meeting held March 15, 2016 be received and accepted as printed.

Seconded by J. DeGurse

**CARRIED**

Moved by T. Kingston  
**Motion #6** That the Minutes from the Wilkesport Community Centre meetings held April 30, 2015 to March 29, 2016 be received and accepted as printed.

Seconded by J. DeGurse

**CARRIED**

**CORRESPONDENCE:**

Moved by J. DeGurse  
**Motion #7** That Council accept the following items of correspondence as per Council's direction:

Seconded by S. Miller

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- 1) La Grand Traversée – LGT Sécurité
- 2) Property Standards – 377 Colborne St.
- 3) Marriage Officiant – Malcom Rogers
- 4) Sombra Sports & Rec Golf Tourney – Hole Sponsor
- 5) Mooretown Flags Golf Tourney – Prize Table
- 6) Queen Street, Port Lambton – Safety Concern

**CARRIED**

Moved by S. Miller

Seconded by T. Kingston

**Motion #8** That the email submitted by La Grand Traversée cyclists be received and circulated to the Township's Public Works Department for information purposes.

**CARRIED**

Moved by S. Miller

Seconded by T. Kingston

**Motion #9** That the Property Standards request submitted for property known as 377 Colborne Street in Corunna be referred to staff for investigation and that staff be authorized to provide 30 days for the owner to rectify any non-compliance.

**CARRIED**

Moved by D. Randell

Seconded by P. Gilliland

**Motion #10** That the request to be considered for the position of Marriage Officiant for the Township of St. Clair be accepted and approved.

**CARRIED**

Moved by T. Kingston

Seconded by J. DeGurse

**Motion #11** That the request for a donation of \$150.00 toward a hole sponsorship for the Sombra Sports and Rec Fun Golf Outing be approved.

**CARRIED**

Moved by J. Agar

Seconded by D. Randell

**Motion #12** That the request for a donation of four golf passes for a round of golf including a cart for the Annual Ken Adams Memorial Golf Tournament be approved.

**CARRIED**

Moved by D. Randell

Seconded by J. Agar

**Motion #13** That the request for a "Children at Play" Sign and/or a stop sign at Queen Street and MacDonald Street submitted by Jeff Simpson be referred to staff for an investigation and subsequent report to determine the need at this intersection.

**CARRIED**

**INFORMATION:**

Moved by S. Miller

Seconded by J. Agar

**Motion #14** That the Township authorize Councillor Randell to attend an upcoming Sydenham District Hospital Board meeting on May 18, 2016 on behalf of St. Clair Township.

**CARRIED**

Moved by D. Randell

Seconded by P. Gilliland

**Motion #15** That the Township provide support to the Township of Warwick's resolution dated April 11, 2016 regarding physician recruitment.

**CARRIED**

Moved by J. Agar

Seconded by D. Randell

**Motion #16** That the following items of information be dealt with as per Council's instructions for items identified as agenda items a) thru k):

- a) Public Works Response – Baby Rd., Stanley Line Bridge
- b) SDH – "In-Camera" Meeting
- c) Infrastructure for Jobs & Prosperity Act
- d) Lambton College – Envision Tomorrow Capital Campaign

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- e) MOE – Response from Bob Delaney
- f) OMB Decision – 657 Bentinck Drive
- g) Sacred Heart Food Bank – Thank you
- h) Canada`s 150<sup>th</sup> Anniversary – Funding Opportunities
- i) Union Gas Panhandle Reinforcement Project
- j) Township of Warwick - Physician Recruitment
- k) Incident at Shell

**CARRIED**

**DEPUTATIONS AND APPOINTMENTS:**

**Court of Revision – Doyle Drain**

At the appointed time of 6:45 p.m., Mayor Arnold called the Court of Revision to Order to consider appeals on the Doyle Drain. Mayor Arnold advised those in attendance that the engineer for the report was not present, however, he was on his way to the meeting, the Court would be recessed pending the engineer's arrival.

At 6:50 p.m., Mayor Arnold called the Court of Revision to Order. Councillor DeGurse declared a conflict of interest and made his exit from the Council Chambers.

Mayor Arnold welcomed Mike DeVos, the engineer for the report dated February 10, 2016, to present any changes to the assessment schedules.

Mayor Arnold asked anyone in attendance if they wished to speak to their assessments.

Don Young of 2343 Telfer Road was sworn in. Mr. Young wondered why the assessed cost associated with the subject property had increased so much. Mr. DeVos explained that the map showing the number of hectares was inclusive of the entire parcel and did not necessarily illustrate the acreage to be assessed.

Moved by P. Gilliland

Seconded by D. Randell

**Motion #17** That the Engineer's assessment on the Doyle Drain in accordance with the Engineer's report dated February 10, 2016 be accepted and confirmed and that the Court of Revision on the Doyle Drain be closed.

**CARRIED**

**Marie Taylor – Lafarge Dock**

At 7:10 p.m., Mayor Arnold welcomed Marie Taylor to come forward but, noted that the Township is currently in litigation with Lafarge and therefore, Council will not be able to respond to her comments or concerns.

Marie noted that she has attempted to plant trees along the south boundary of her lot line and they keep dying on her. She further stated that she will have to wait until all of the outstanding matters with the Lafarge gravel dock are resolved with the Township before she can expect a solution.

A few other neighbouring property owners were also present during this deputation and expressed concern with recent surveying on site. Mayor Arnold reminded the group that the Township is currently in litigation with Lafarge and therefore, they are unable to respond.

**DRAINS:**

Moved by T. Kingston

Seconded by S. Miller

**Motion #18** That Drainage By-law #10 of 2016, being a by-law to raise the sum of \$147,100.00 being money expended out of the General Funds of the Township of St. Clair for improvements to the Lamond Drain 2015 be given the third and final reading and be signed by the Mayor and Clerk, and the Corporate Seal affixed thereto and be finally passed.

**CARRIED**

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Moved by P. Gilliland

Seconded by D. Randell

**Motion #19** By-law #15 of 2016, being a by-law to raise the sum of \$35,898.00 being money expended out of the General Funds of the Township of St. Clair for the improvement of the Wray Drain be given first and second readings and be provisionally adopted.

**CARRIED**

Moved by P. Gilliland

Seconded by D. Randell

**Motion #20** By-law #16 of 2016, being a by-law to raise the sum of \$72,576.00 being money expended out of the General Funds of the Township of St. Clair for the improvement of the Lane Drain be given first and second readings and be provisionally adopted.

**CARRIED**

**REPORTS OF COMMITTEES AND OFFICERS:**

Moved by J. Agar

Seconded by D. Randell

**Motion #21** That the report of Barry Uitvlugt – Senior Planner dated May 2, 2016 be received and that Council give approval to the site plan agreement, provided all municipal concerns are addressed financially and otherwise; and, that Council pass the executing by-law pertaining to this agreement.

**CARRIED**

**COORDINATOR OF ENGINEERING'S REPORT:**

Moved by D. Randell

Seconded by J. Agar

**Motion #22** That it be recommended to Council that the report of Paul daSilva – Coordinator of Engineering dated April 27, 2016 with regard to the Plank Road Meter Chamber be received with the following recommendation:

- that the tender submitted by H.E. Construction Inc. in the amount of \$37,540.25 net HST for the Plank Road Meter Chamber project be accepted and the Mayor and Clerk be authorized to sign the contract and other related documents.

**CARRIED**

**DEPUTY CLERK/COORDINATOR OF PLANNING:**

Moved by J. Agar

Seconded by D. Randell

**Motion #23** That the report by Carlie McClemens – Deputy Clerk/Coordinator of Planning dated April 28, 2016 with regard to a land locked parcel be received as information and advise the property owner that the Township has no interest in acquiring the said parcel.

**CARRIED**

Moved by P. Gilliland

Seconded by D. Randell

**Motion #24** That the report by Carlie McClemens – Deputy Clerk/Coordinator of Planning dated April 28, 2016 be received as information for information purposes and authorize the proponents to proceed with a zoning by-law amendment application for the unopened portion of James Street currently owned by the Township, direction to be given to the Planning Department to work with the proponents to submit the same.

**CARRIED**

Moved by J. Agar

Seconded by P. Gilliland

**Motion #25** That the report by Carlie McClemens – Deputy Clerk/Coordinator of Planning dated April 28, 2016 be received and that By-law 20 of 2016, being a By-law to execute an Agreement with Ontario Power Generation provided that three (3) of the modular buildings are re-located outside of the Hazard Zone, be taken as having been read three times and finally passed and the Mayor and Clerk be authorized to sign the said by-law accordingly.

**CARRIED**

**CLERK'S REPORT:**

Moved by P. Gilliland

Seconded by T. Kingston

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**Motion #26** That the report by Jeff Baranek dated April 26, 2016 be moved to Closed Session for discussion.

**CARRIED**

**MOTIONS:**

**BY-LAWS:**

Moved by P. Gilliland

Seconded by S. Miller

**Motion #27** That By-laws 19 and 20 receive all three readings and that the Mayor and Clerk be authorized to execute appurtenant agreements and be thereby passed:

- 19 of 2016 – Site Plan Amendment – CF Industries (161 Bickford Line)
- 20 of 2016 – Modular building agreement - OPG (1886 St. Clair Parkway)

**CARRIED**

**COUNCILLORS' REPORTS:**

**Councillor Gilliland:**

Councillor Gilliland noted that he attended a luncheon at the Corunna Legion to raise money for cancer and a dinner at the Corunna United Church to raise funds for diabetes. Councillor Gilliland also attended a show at the Imperial theatre put on by Pathways and thoroughly enjoyed the performance.

**Councillor Randell:**

Councillor Randell noted that he attended a meeting for the Wilkesport Hall and it was noted at the meeting that the generator for this hall had ben postponed for another year. He was not aware that it had been. He further noted that he had been recently contacted by the Becher Fire Hall with regards to an event that they are currently planning to celebrate the new addition at the hall. Further, they would like to request a donation from Council for this event and for purchasing service awards for the retirees as they have done in the past.

Moved by D. Randell

Seconded by S. Miller

**Motion #28** That Council authorize a donation in the amount of \$1,500.00 to be forwarded to the Becher Fire Hall for their upcoming event.

Moved by D. Randell

Seconded by P. Gilliland

**Motion #29** That the previous motion (Motion #28) be tabled until Council receives feedback from the Fire Chief regarding funding for other fire halls in St. Clair Township.

**CARRIED**

**Councillor Kingston:**

Councillor Kingston noted that she attended the earth days for Aamjiwnaang First Nation and thanked Mayor Arnold for attending the tree dedication ceremony presented by Kay's Petals and Plants in celebration of the business being open for 40 years.

**Councillor DeGurse:**

Councillor DeGurse noted that the Moore Agricultural Society is currently looking for office staff from September to October for a two month period. Councillor DeGurse also noted that he is curious to find out how often pipelines through our waterways in the Township are inspected/tested. He further stated that the Knox Presbyterian Church is having a dinner on Friday May 6, 2016 and all are welcome to attend.

**Mayor Arnold:**

Mayor Arnold notes that he attended a meeting with Shell with regards to the recent incident at their Corunna site. He also noted that he attended a LAWSS meeting on April 28, 2016 regarding the twinning water supply. Mayor Arnold also noted that Randy

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Allwood at Pembina has is vacating his position at the Corunna site and moving to Calgary. Mike Edger has been hired to fill this position at the Corunna site.

**UNFINISHED BUSINESS:**

**NEW BUSINESS:**

Moved by P. Gilliland

Seconded by S. Miller

**Motion #30** That Council deny the request from Mr. Blancher regarding relief of payment of the sewer charge to refill the pool on his property.

**CARRIED**

**UPCOMING MEETINGS:**

- Committee of the Whole – Monday, May 16, 2016 ~ 3:00 p.m.
- Regular Council – Monday, May 16, 2016 ~ 5:00 p.m. after Committee of the Whole
- Regular Council – Monday, June 6, 2016 ~ 6:30 p.m.
- Committee of the Whole – Monday, June 20, 2016 ~ 3:00 p.m.
- Regular Council – Monday, June 20, 2016 ~ 5:00 p.m. after Committee of the Whole

**IN-CAMERA:**

Moved by S. Miller

Seconded by J. DeGurse

**Motion #31** That the meeting enter into an in-camera session to discuss a legal and property matter.

**CARRIED**

Mayor Arnold declared the meeting back into open session.

Moved by P. Gilliland

Seconded by T. Kingston

**Motion #32** That the report by Jeff Baranek dated April 26, 2016 be received and that Staff be directed to hire a soils and structural engineer to investigate the potential impacts of a demolition plan for property known as 411 Beresford and report back to Council with the findings.

**CARRIED**

Seeing no other business to discuss, Mayor Arnold called for a motion to adjourn.

Moved by T. Kingston

Seconded by S. Miller

**Motion #33** That the meeting of Council hereby adjourn.

**CARRIED**

The meeting adjourned at 8:55 p.m.

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MAYOR

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CLERK