



MUNICIPALITY OF MORRIS-TURNBERRY

COUNCIL AGENDA

Tuesday, March 17, 2026, 7:30 pm

The Council of the Municipality of Morris-Turnberry met in Council Chambers in regular session on March 17, 2026, at 7:30 pm.

1.0 CALL TO ORDER

Disclosure of recording equipment.

2.0 ADOPTION OF AGENDA

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry hereby adopts the agenda for the meeting of March 17, 2026, as presented.

~

3.0 DISCLOSURE OF PECUNIARY INTEREST / POTENTIAL CONFLICT OF INTEREST

4.0 MINUTES

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry hereby adopts the March 3, 2026, Council Meeting Minutes as written.

~

5.0 ACCOUNTS

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry hereby approves payment of the list of accounts as presented.

~

6.0 PUBLIC MEETINGS AND DEPUTATIONS

None.

7.0 STAFF REPORTS

None.

8.0 BUSINESS

8.1 2025 YEAR END FINANCIAL UPDATE

A report has been prepared in this regard by Treasurer Sean Brophy.

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry hereby approves the recommended year-end reserve transfer of \$142,432.66 to the General Reserve.

~

8.2 2026 BUDGET UPDATE

A report has been prepared in this regard by Treasurer Sean Brophy.

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry hereby directs staff to return a final draft of the 2026 budget, containing the recommended changes, to the April 7, 2026 council meeting.

~

8.3 SALE OF A PORTION OF AUGUSTA STREET

A report has been prepared in this regard by CAO/Clerk Trevor Hallam.

*Moved by ~
Seconded by ~*

THAT leave be given to introduce By-Law 15-2026, being a by-law to authorize the sale of a portion of Augusta Street, and that it now be read severally a first, second, and third time, and finally passed.

~

9.0 COUNCIL REPORTS

Kevin Freiburger

Jamie McCallum

Sharen Zinn

Jodi Snell

Jamie Heffer

10.0 CORRESPONDENCE, MINUTES, ITEMS FOR INFORMATION

10.1 [Conservation Authority Consolidation Decision](#)

10.2 Monthly Report – North Huron Fire Department – February 2026

10.3 Monthly Report – Belgrave Water – February 2026

10.4 Correspondence - Request for Ministerial Consultation – AMDSB

10.5 Notice of Public Meeting – MTu Z01-2026 Michie (Kikkert)

10.6 Minutes – Bluevale Community Committee – March 4, 2026

10.7 Outstanding Action Items

11.0 ITEMS FOR A FUTURE AGENDA

12.0 BY-LAWS AND AGREEMENTS

None.

13.0 CLOSED SESSION

13.1 Enter closed session.

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry enter a closed session at ___ p.m., with the CAO/Clerk and Director of Public Works remaining in attendance, for the purpose of discussing confidential matters pursuant to the following sections of the Municipal Act:

- a) Section 239 (2) (b) regarding personal matters about an identifiable individual;*

~

13.2 Return to open session.

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry rise from a closed session at ___ p.m.

~

13.3 Report and Action from Closed Session.

14.0 CONFIRMING BY-LAW

*Moved by ~
Seconded by ~*

THAT leave be given to introduce By-Law 16-2026, being a by-law to confirm the proceedings of the Municipality of Morris-Turnberry meeting of Council held on March 17, 2026, and that it now be read severally a first, second, and third time, and finally passed.

~

15.0 ADJOURNMENT

*Moved by ~
Seconded by ~*

THAT the Council of the Municipality of Morris-Turnberry does now adjourn at ___ pm.

~

NEXT MEETINGS:

Regular Meeting of Council – Tuesday, April 7, 2026, 7:30 pm
Regular Meeting of Council – Tuesday, April 21, 2026, 7:30 pm



MUNICIPALITY OF MORRIS-TURNBERRY

COUNCIL MINUTES

Tuesday, March 3, 2026, 7:30 pm

The Council of the Municipality of Morris-Turnberry met electronically in regular session on March 3, 2026, at 7:30 pm.

Council in Attendance

Mayor Jamie Heffer
Deputy Mayor Kevin Freiburger
Councillor Jamie McCallum
Councillor Sharen Zinn

Staff in Attendance

Trevor Hallam	CAO/Clerk
Mike Alcock	Director of Public Works

Others in Attendance

Rachel Hammermueller	The Wingham Advance Times
Bob Montgomery	The Citizen

1.0 CALL TO ORDER

Mayor Heffer called the meeting to order at 7:30 pm.

Mayor Heffer noted that the members of the press in attendance would be recording the meeting for the purpose of writing articles.

2.0 ADOPTION OF AGENDA

Motion 38-2026

*Moved by Jamie McCallum
Seconded by Sharen Zinn*

THAT the Council of the Municipality of Morris-Turnberry hereby adopts the agenda for the meeting of March 3, 2026, as amended.

Carried.

3.0 DISCLOSURE OF PECUNIARY INTEREST / POTENTIAL CONFLICT OF INTEREST

None.

4.0 MINUTES

Motion 39-2026

*Moved by Sharen Zinn
Seconded by Jamie McCallum*

THAT the Council of the Municipality of Morris-Turnberry hereby adopts the February 17, 2026, Council Meeting Minutes as written.

Carried.

5.0 ACCOUNTS

Motion 40-2026

*Moved by Kevin Freiburger
Seconded by Sharen Zinn*

THAT the Council of the Municipality of Morris-Turnberry hereby approves payment of the list of accounts as presented.

Carried.

6.0 PUBLIC MEETINGS AND DEPUTATIONS

None.

7.0 STAFF REPORTS

7.1 TREASURER

7.1.1 2025 Council and Board Remuneration

A report prepared by Treasurer Sean Brophy in this regard was provided for the information of Council.

Bob Montgomery joined the meeting.

8.0 BUSINESS

8.1 TENDER RESULTS - MT-26-113 - HOT MIX PAVING

A report was presented by Director of Public Works Mike Alcock in this regard.

Motion 41-2026

*Moved by Kevin Freiburger
Seconded by Jamie McCallum*

THAT the Council of the Municipality of Morris-Turnberry hereby accepts the tender of Lavis Contracting Company Ltd for Contract MT 26-113 Hot Mix Paving for the estimated value of \$466,622.50, based on estimated quantities and excluding HST and contingency, and authorizes the Mayor and CAO / Clerk to execute the tender and all other required documents.

Carried.

8.2 TENDER RESULTS – 26-111 MAINTENANCE GRAVEL

A report was presented in this regard by Director of Public Works Mike Alcock.

Motion 42-2026

*Moved by Kevin Freiburger
Seconded by Sharen Zinn*

That the Council of the Municipality of Morris-Turnberry hereby accepts the quotation of Joe Kerr Limited for RFQ MT 26-111 – Granular “M” Supply and Place in the North Half of the Geographic Township of Morris and the South Half of the Geographic Township of Turnberry in the amount of \$456,950.00 (excluding HST)., and authorizes the Mayor and CAO/ Clerk to execute all required documents.

Carried.

8.3 MAITLAND GRANITE/MAITLAND LINKS LEASE AGREEMENT

A report was presented in this regard by CAO/Clerk Trevor Hallam.

Motion 43-2026

*Moved by Sharen Zinn
Seconded by Jamie McCallum*

THAT leave be given to introduce By-Law 13-2026, being a by-law to authorize the execution of a lease agreement between the Corporation of the Municipality of Morris-Turnberry and Maitland Minks for the purpose of supporting an Ontario Trillium Foundation capital grant application, and that it now be read severally a first, second, and third time, and finally passed.

Carried.

9.0 COUNCIL REPORTS

Kevin Freiburger

No report

Jamie McCallum

No report

Sharen Zinn

February 18th attended the Annual General Meeting of the Maitland Valley Conservation Authority.

Jamie Heffer

February 18th attended the Annual General Meeting of the Maitland Valley Conservation Authority.

10.0 CORRESPONDENCE, MINUTES, ITEMS FOR INFORMATION

- 10.1 Monthly Report – North Huron Fire Department – January 2026
- 10.2 Minutes – Belmore Arena Board – 15 December 2025
- 10.3 Board Meeting Highlights – AMSDB – February 24, 2026
- 10.4 Outstanding Action Items

11.0 ITEMS FOR A FUTURE AGENDA

None.

12.0 BY-LAWS AND AGREEMENTS

12.1 RESTRICTED ACTS UNDER THE MUNICIPAL ELECTIONS ACT

At the February 17th meeting, Council directed staff to return a by-law to delegate certain authorities to the CAO/Clerk in the event a majority of Council will not be returning in the 2026-2030 term.

Motion 44-2026

*Moved by Jamie McCallum
Seconded by Kevin Freiburger*

THAT leave be given to introduce By-Law 10-2026, being a by-law to delegate certain authorities to the CAO/Clerk of the Period of August 21st, 2026, to November 15, 2026, and that it now be read severally a first, second, and third time, and finally passed.

Carried.

12.2 GRANT MUNICIPAL DRAIN – FINAL ASSESSMENTS

Work has been completed on the Grant Municipal Drain, and all associated costs have been accounted for. By-Law 11-2026 provides for the levying of assessments as provided by the engineer.

Motion 45-2026

*Moved by Sharen Zinn
Seconded by Jamie McCallum*

THAT leave be given to introduce By-Law 11-2026, being a by-law to amend by-law 9-2024 of the Municipality of Morris-Turnberry based on actual costs incurred for constructing the Grant Municipal Drain 2024, and that it now be read severally a first, second, and third time, and finally passed.

Carried.

12.3 NORTH HURON FIRE PROTECION AGREEMENT

At the February 17th meeting, Council directed staff to return a by-law to enter into an agreement for fire protection services with the Township of North Huron. By-law 12-2026 was provided for consideration.

Motion 46-2026

*Moved by Kevin Freiburger
Seconded by Jamie McCallum*

THAT leave be given to introduce By-Law 12-2026, being a by-law to authorize the Mayor and CAO/Clerk to execute a Municipal Fire Protection Agreement between the Municipality of Morris-Turnberry and the Township of North Huron, and that it now be read severally a first, second, and third time, and finally passed.

Carried.

13.0 CLOSED SESSION

None.

14.0 CONFIRMING BY-LAW

Motion 47-2026

*Moved by Sharen Zinn
Seconded by Kevin Freiburger*

THAT leave be given to introduce By-Law 14-2026, being a by-law to confirm the proceedings of the Municipality of Morris-Turnberry meeting of Council held on March 3, 2026, and that it now be read severally a first, second, and third time, and finally passed.

Carried.

15.0 ADJOURNMENT

Motion 48-2026

*Moved by Kevin Freiburger
Seconded by Jamie McCallum*

THAT the Council of the Municipality of Morris-Turnberry does now adjourn at 7:45 pm.

Carried.

NEXT MEETINGS:

Regular Meeting of Council – Tuesday, March 17, 2026, 7:30 pm
Regular Meeting of Council – Tuesday, April 7, 2026, 7:30 pm

Mayor, Jamie Heffer

Clerk, Trevor Hallam

**Municipality of Morris-Turnberry
Account List for**

March 17 2026

General

Hydro One	Morris Office	474.26	
Enbridge	Morris Office	252.74	
Bell Canada	Morris Office	499.91	
Bell Canada	Emergency Lines	130.79	
Bell Mobility	Cell Phones	25.06	
Tuckersmith Communications	Office Internet	203.40	
Pitneyworks	Postage	1,409.10	
MicroAge Basics	Office Supplies & IT Support	1,694.81	
CIBC VISA	Good Roads Conference - Hotel Room	1,394.04	
	Online Council Meetings	24.28	
	WHMIS Training	22.60	
	Water	48.22	
	Adobe Software Renewal	176.14	1,665.28
Orkin Canada	Pest Control - Hall & Office	218.43	
Donnelly Murphy	Legal	508.50	
Savaria Sales, Installation & Service	Annual Hall Chairlift Maintenance	831.00	
Township of North Huron	January Fire Calls	1,636.15	
Minister of Finance	January Policing	42,917.17	
County of Huron	2026 Q1 Levy	752,760.00	
Avon Maitland District School Board	2026 Q1 Levy	263,983.18	
Huron-Perth Separate School Board	2026 Q1 Levy	41,783.11	
Payroll			
March 11 2026	Payroll	27,447.19	
	Expenses	1,676.20	
Council Pay	Payroll - March	3,701.87	
	Receiver General	378.90	

General Total 1,144,197.05

Building Department

Bell Mobility	Cell Phones	61.63	
Foxton Fuels	Fuel	230.54	
CIBC VISA	Headset	35.08	
Bluewater Chapter of OBOA	2026 Builders Forum	75.00	
Bluewater Chapter of OBOA	2026 Annual Memberships x2	150.00	
Canadian Farm Builders Association	2026 Membership	79.53	
Property Owner	Return Building Permit Deposit	130.50	
Payroll			
March 11 2026	Payroll	6,159.05	
	Expenses	-	

Building Department Total 6,921.33

Property Standards

Keppelcreek	February Bylaw Enforcement	1,540.66	
-------------	----------------------------	----------	--

Property Standards Total 1,540.66

Drainage

Hydro One	Hopper Pump	141.43	
Property Owner	Grant Municipal Drain	100.00	

Drainage Total 241.43

Parks & Cemeteries

Hydro One	Kinsmen Park	27.59	
-----------	--------------	-------	--

Parks & Cemeteries Total 27.59

Belgrave Water

Hydro One	Belgrave Water	2,086.45
Hydro One	Humphrey Well	264.27
Hay Communications	Belgrave Water	22.60
Bell Canada	Belgrave Water	177.05
Steven Robinson Snowblowing	Snow Removal	367.25

Belgrave Water Total 2,917.62

Landfill

Hydro One	Morris Landfill	704.83
Bell Mobility	Morris Landfill	8.91
Tuckersmith Communications	Morris Landfill	150.29
PE Inglis Holdings Inc	Portable Unit	152.55
Bluewater Recycling Assoc	March Curbside	8,219.20

Landfill Total 9,235.78

Roads

Hydro One	Streetlights	1,150.92
Hydro One	Morris Shop	237.13
Hydro One	Turnberry Shop	475.39
Enbridge	Morris Shop	505.47
HuronTel	Turnberry Shop Internet	66.56
Bell Canada	Morris Shop	249.95
Bell Canada	Turnberry Shop	130.78
Bell Mobility	Cell Phones	59.05
Radar Auto Parts	Shop Supplies	2,969.59
McDonalds Home Hardware	Shop Supplies	88.13
Schmidt's Power Equipment	Safety Clothing	508.40
MicroAge Basics	Lunch Room Chairs for Shops	3,016.08
CIBC VISA	Good Roads Conference - Hotel Room	1,394.04
Foxtan Fuels	Fuel	23,843.39
Steffens Auto Supply	Parts for 19-08 Pickup and 17-01 & 06-04 Graders	338.12
Maitland Welding & Machining	Parts for 16-05 Tandem	54.56
New-Lift Hydraulics Ltd.	Parts for 13-03 Grader	738.83
Joe Kerr Ltd	Repair for 19-06 Tandem	4,153.50
Joe Kerr Ltd	Haul Winter Sand	533.93
Municipality of Morris-Turnberry	Municipal Drains	129.35
Municipality of Morris-Turnberry	Turnberry Shop Water	73.25
Payroll		
March 11 2026	Payroll	37,589.61
	Expenses	205.53

Roads Total 78,511.56

Account Total 1,243,593.02

Approved By Council:

March 17 2026

Mayor - Jamie Heffer

Treasurer- Sean Brophy

MUNICIPALITY OF MORRIS-TURNBERRY

REPORT TO COUNCIL

TO: Mayor and Council
PREPARED BY: Sean Brophy, Treasurer
DATE: March 17, 2026
SUBJECT: 2025 Year-End Financial Update

RECOMMENDATION

*THAT the Council of the Municipality of Morris-Turnberry
approve the recommended year-end balancing reserve transfer
as:*

\$142,432.66 to the General Reserve

BACKGROUND

The 2025 fiscal year has concluded, and the balancing year-end reserve entries have been calculated and setup to be transferred to/from each department's associated reserve accounts. These transfers are summarized in the accompanying attachment. The remaining outstanding surplus of \$142,432.66 is recommended to be contributed to the Municipality's General Reserve.

Staff have also prepared additional information regarding significant entries and adjustments made since the first 2025 fiscal review that occurred at the January 27, 2026 budget meeting.

Additional Information

Property Standards Department

Property standards budget ended with lower expenditures than budgeted. \$6,030.60 contributed to a new property standards reserve for future needs. Having these funds available will allow the 2026 Property Standards budgeted expenditures to be reduced.

Belgrave Water System

Belgrave water system budgeted ended 2025 in a net deficit position of \$11,107.47. This deficit will be funded by the Belgrave Water Reserve.

Waste Disposal Budget

The waste disposal budget ended 2025 with net savings of \$26,112.28.

\$4,050.00 of the department's net savings have been allocated to the Turnberry Landfill reserve. This contribution will result in the Turnberry Landfill reserve having a \$10,000 balance as of 2025 year-end. Having these funds available will allow the 2026 Turnberry Landfill budgeted expenditures to be reduced.

The balance of the Waste Disposal budget's net savings has been set up to be contributed to the Morris Landfill Reserve. These funds will be available for future waste disposal or landfill needs.

Huron East Reconciliations

The Municipality of Huron East (HE) has completed and provided Morris-Turnberry (MT) with the 2025 reconciliations for Brussels Cemetery, Brussels Recreation and Brussels Fire.

2025 Brussels Cemetery

MT Share of Actual 2025 Costs	\$ 8,021.31
MT Paid in 2025	<u>\$10,027.60</u>
Refund to MT	\$ 2,006.29

The actual net costs for the Brussels Cemetery came in under budget. Therefore, MT will receive a refund of \$2,006.29 for the 2025 year. This amount is set up to be contributed to the Cemetery reserve to be available for future Brussels Cemetery overages or other cemetery needs.

2025 Brussels Recreation - Operating Costs

MT Share of Actual 2025 Costs	\$99,581.67
MT Paid in 2025	<u>\$94,269.00</u>
MT Owes HE	\$ 5,312.67

Actual operating costs for Brussels Recreation came in higher than budgeted. Therefore, MT owes HE an additional \$5,312.67 for the 2025 fiscal year. This amount is included in the 2025 year-end figures and will be funded by the Recreation Reserve.

2025 Brussels Recreation - Capital Costs

MT Share of Actual 2025 Costs	\$31,790.39
MT Paid in 2025	<u>\$50,413.00</u>
Refund to MT	\$18,622.61

Actual capital costs for Brussels Recreation came in lower than budgeted. Therefore, MT has received a refund of \$18,622.61 for the 2025 fiscal year. This amount has been applied against the final 2025 capital expenditure figures, reducing the amount of reserve revenue needed to fund the costs.

HE continues to hold \$47,990 of MT's funds in reserve for delayed capital costs. MT's share (20%) of the delayed projects are: new ice resurfer (\$33,990), pool pump (\$2,000) and pool deck (\$12,000). These projects are planned to be completed by HE in 2026. Any cost overages/savings on these projects will be reconciled as part of the 2026 year-end recreation reconciliation.

2025 Brussels Fire - Operating Costs

MT Share of Actual 2025 Costs	\$179,369.01
MT Paid in 2025	<u>\$173,740.00</u>
MT Owes HE	\$ 5,629.01

Actual operating costs for Brussels Fire came in higher than budgeted. Therefore, MT owes HE an additional \$5,629.01 for the 2025 year. This amount is included in the 2025 year-end figures and will be funded by the Fire Reserve.

2025 Brussels Fire - Capital Costs

MT Share of Actual 2025 Costs	\$ 6,164.96
MT Paid in 2025	<u>\$24,570.00</u>
Refund to MT	\$18,405.05

Actual capital costs for Brussels Fire came in lower than budgeted. Therefore, MT has received a refund of \$18,405.05 for the 2025 fiscal year. This amount has been applied against the final 2025 capital figures, reducing the amount of reserve revenue needed to fund the costs.

HE was holding \$48,000 of MT's funds in reserve for delayed prior period capital projects. Many of these projects were not completed by the end of 2025 and are now accounted for in the 2026 budget and/or future budgets. Therefore, HE is returning \$43,500 of the capital funding. This amount is set up in 2025 as returned capital revenue and a corresponding entry to contribute the funds back to MT's Fire reserve has also been made.

HE continues to hold \$4,500 of MT's funds in reserve for delayed capital costs. MT's share (45%) of the delayed projects are: lifting bags (\$4,500). This project is planned to be completed by HE in 2026. Any cost overages/savings on this project will be reconciled as part of the 2026 recreation reconciliation.

HE 2025 Reconciliation Summary

2025 Brussels Cemetery	(\$ 2,006.29)	Refund
2025 Brussels Recreation – Operating	\$ 5,312.67	Owing
2025 Brussels Recreation – Capital	(\$18,622.61)	Refund
2025 Brussels Fire – Operating	\$ 5,629.01	Owing
2025 Brussels Fire – Capital	(\$18,405.05)	Refund
2025 Brussels Fire – Return Reserve Funds	<u>(\$ 43,500.00)</u>	Refund
Net Refund to MT	(\$ 71,592.27)	Net Refund*

*Payment received from HE on February 20, 2026

Administration

The Administration budget tracks the costs related to the administration of the Municipality and also acts as a catch-all for revenues and expenditures that do not suitably fit into the other budgets.

The administration budget ended 2025 \$186,598.27 below the 2025 budget net cost. This discrepancy can be summarized as:

2025 Lane & Land Sales	\$ 74,896.00	Unbudgeted Revenue
2023 & 2024 WSIB Rebates Received	\$ 47,049.25	Unbudgeted Revenue
2025 Council Expense Savings	\$ 22,329.02	Net Savings on Expenses
2025 Administration Expense Savings	\$ 26,005.12	Net Savings on Expenses
2025 Everything Else	<u>\$ 16,318.88</u>	Net Savings on Exp & Revs
Total Administration Under Budget	\$186,598.27	

Tax Supplemental, Write-Offs and PILs

Final year-end adjustments have been completed and the tax supplemental revenues, tax write-offs and payment in lieu of taxation can be summarized as:

Tax Supplemental Billing Revenues	(\$ 14,107.19)	Under Budget
Payment In Lieu Revenues	\$ 1,332.59	Over Budget
Tax Write-Offs Expenditures	<u>(\$ 32,716.74)</u>	Over Budget
Net Revenue - Supps, W/Os & PIL	(\$ 45,490.33)	Under Budget

Overall, the 2025 net revenue from taxation adjustments came in \$45,490.33 under budget. This amount will offset the net savings generated by the Administration department.

COMMENTS

General Reserve

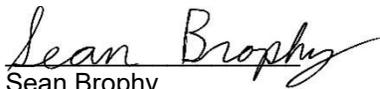
Staff recommend contributing the remaining \$142,432.66 of surplus funds to the General reserve. These funds would then be available for future needs, future budget overages or unforeseen expenditures for any department in 2026 and later fiscal periods.

ATTACHMENTS

2025 Year-End Financial Summary

OTHERS CONSULTED

Respectfully submitted,



Sean Brophy,
Treasurer

**Municipality of Morris-Turnberry
2025 Year End Financial Summary**

Departments	Over / (Under) Budget	Reserves		Net Outstanding	Reserve Name
		Contribution to	Withdrawal From		
<u>Expenditures</u>					
Drainage Dept	(1,329.72)	-	-	(1,329.72)	
Building Dept	(26,017.94)	26,017.94	-	-	Building Dept Reserve
Property Standards	(6,030.60)	6,030.60	-	-	Property Standards Reserve
Parks & Cemeteries	(3,887.87)	3,887.87	-	-	Parks Reserve
Belgrave Water System	11,107.47	-	(11,107.47)	-	Belgrave Water Reserve
Waste Disposal	(26,112.28)	26,112.28	-	-	Morris Landfill Reserve
Roads	(18,815.09)	18,815.09	-	-	Roads Reserve
Administration	(186,598.27)	-	-	(186,598.27)	
Police	(4,361.63)	4,361.63	-	-	Policing Reserve
Fire	(53,429.27)	53,429.27	-	-	Fire Reserve
Animal Control	(1,592.03)	1,592.03	-	-	Animal Control Reserve
Cross Border W&S	-	-	-	-	
Grants	5.00	-	-	5.00	
Grants - Cemetery	(12,612.28)	12,612.28	-	-	Cemetery Reserve
Recreation	(5,991.01)	5,991.01	-	-	Recreation Reserve
Belgrave Development	-	-	-	-	
Streetlights	(791.27)	791.27	-	-	Streetlight Reserve
	(336,456.79)	159,641.27	(11,107.47)	(187,922.99)	
<u>Revenues</u>					
Tax Rev - Supps & W/Os	(45,490.33)	-	-	(45,490.33)	
Total	(290,966.46)	159,641.27	(11,107.47)	(142,432.66)	Surplus Remaining

Recommended Allocation of Remaining Surplus Funds:

Departments	Over / (Under) Budget	Reserves		Net Outstanding	Reserve Name
		Contribution to	Withdrawal From		
Surplus Remaining:	(142,432.66)			(142,432.66)	
General	-	142,432.66	-	142,432.66	General Reserve
Net Expense	(142,432.66)	142,432.66	-	-	Balanced

MUNICIPALITY OF MORRIS-TURNBERRY

REPORT TO COUNCIL

TO: Mayor and Council
PREPARED BY: Sean Brophy, Treasurer
DATE: March 17, 2026
SUBJECT: 2026 Budget Update

RECOMMENDATION

THAT the Council of the Municipality of Morris-Turnberry direct staff to return to the April 7, 2026 council meeting a final draft of the 2026 budget, containing the recommended changes.

BACKGROUND

On January 27, 2026 the Municipality of Morris-Turnberry held its first 2026 budget meeting. Overall direction from council was for staff to return a second budget draft when possible and to target a municipal tax rate increase in the 4% to 4.5% range.

The first draft of the 2026 budget required a tax levy of \$5,828.833 which represented a levy increase of 9.18%, requiring a tax rate increase of 8.09%. The remainder of the report will make reference to only the Morris-Turnberry municipal tax rate increase.

COMMENTS

Draft 2026 County Rate

Huron County has provided their most recent 2026 draft budget. The draft county tax rate increase is 2.78%. If Morris-Turnberry Council approves a 4% rate increase for 2026, the blended tax rate increase for rate payers would be approximately 3.21%.

Administrative Adjustments

Numerous updates and adjustments have been made as a result of additional budget information becoming available since the first budget meeting in January 2026. All the below adjustments have been made to the 2026 budget by staff. These adjustments include:

Drainage Budget – Net Reduction of \$1,750

- Updated Drainage Superintendent Grant to be 50% of Expenses

Building Department Budget – Net Reduction of \$13,144

- Reduced contribution to Build Department Truck Reserve
- Reduced Building Department training, equipment expenditures
- Updated Building Department deferred revenue to 2025 year-end actuals
- Updated Drainage Superintendent support revenue
- Removed Building Department reserve revenue, as the reduction in expenditures makes it unnecessary

Property Standards Budget – Net Reduction of \$3,000

- Reduced Property Standards Keppelcreek expenditure, as 2025 savings are in reserve

Waste Disposal Budget – Net Reduction of \$10,500

- Reduced Turnberry Landfill expenditures, as 2025 savings are in reserve
- Added internet expenditure to Morris Landfill
- Use Morris Landfill reserve to fund non-reoccurring detector repair costs
- Removed Gravel Pit property tax expenditure, property is exempt

Roads Budget – Net Reduction of \$46

- Adjusted CCBF Reserve & Paving Reserve revenues to actuals based on 2025 year-end

Administration – Net Reduction \$5,920

- Use General Reserve to fund the Municipality's rebrand expenditure
- Updated Insurance estimate to 2026 actuals
- Updated Conservation Authority estimates to 2026 actuals
- Removed Nitrate Study costs
- Updated Interest allocations to reserve, based on 2025 year-end balances of capital reserve

Fire Budget – Net Reduction of \$37,377

- Updated NH Fire levy from estimate to actual
- separated capital portion of NH fire levy and use fire reserve to fund

Grants – Net Reduction of \$1,000

- Removed sign support

The total of the above adjustments resulted in a net decrease of \$72,737 to the budgeted tax levy. The resulting tax levy would be \$5,756.096, which requiring a municipal tax rate increase of 6.74%.

Opportunities for Adjustments

There are five additional opportunities for budget adjustments for which staff request Council direction.

1. Reducing Contributions to Fire Reserve
2. Dog Counter
3. Belgrave Playground Support
4. Paving Tender Savings
5. Contribution to Bridge & Culvert Reserve

1. Reducing Contributions to Fire Reserve

Signing the new fire agreement with the Township of North Huron (NH) has reformed how Morris-Turnberry (MT) will financially support the capital expenditures incurred by the North Huron Fire Department (NHFD). Previously, MT would pay a share of the capital expenditures as they were incurred. Therefore, in past budgets, MT increased the amount being contributed to its own fire reserve in anticipation of upcoming fire truck acquisitions planned by the NHFD.

The new fire agreement stipulates that effective 2026, MT will pay to NH a share of the amount that the NHFD is contributing to its own fire reserve. This change will result in MT paying smaller annual payments to NH for capital support, instead of larger one-time payments when equipment is purchased.

With this change, the amount contributed to MT’s fire reserve can be reevaluated.

As of year-end 2025, the MT Fire Reserve has a balance of \$526,768. Currently, MT contributes \$250,000 annually to the fire reserve in order to have sufficient funds to support the capital needs of the Brussels Fire Department (BFD) and the NHFD.

Brussels Fire Needs

MT is responsible for 45% of the operating and capital expenditures of the BFD. MT is levied annually for its share of the BFD’s costs and Municipality of Huron East (HE) reconciles any operating or capital differences at year end. The 5-year capital needs for the BFD are forecasted to be:

	2026	2027	2028	2029	2030*
Total	53,500	52,000	40,498	67,731	1,167,503
MT Share (45%)	24,075	23,400	18,224	30,479	525,376

* 2023 Pumper Truck

The MT fire reserve acts as the primary source of funding for the BFD capital costs in addition to providing a source of funding to cover year-end reconciliation.

North Huron Fire Needs

MT’s share of NHFD costs is based on the proportional assessment value of the properties serviced by the NHFD. For 2026 the proportional share is 34.71%.

The 2026 NHFD budget has \$100,000 being contributed to reserve. Therefore, MT share of capital support in 2026 is \$34,710. (\$100k x 34.71%)

In discussions with NH staff, the funding level of \$100,000 is insufficient long-term. But guidance on future contributions was unavailable at this time. In anticipation of future increases, MT staff developed two scenarios.

1. Total NHFD reserve contributions increase by \$50,000 over the next 5 years
2. Total NHFD reserve contributions increase by \$100,000 over the next 5 years.

For each scenario, 35% is used for MT’s proportional share.

Scenario 1 – Increase of \$50,000 each year.

	2026	2027	2028	2029	2030
NHFD Total	100,000	150,000	200,000	250,000	300,000
MT Share (35%)	35,000	52,500	70,000	87,500	105,000

Scenario 2 – Increase of \$100,000 each year.

	2026	2027	2028	2029	2030
NHFD Total	100,000	200,000	300,000	400,000	500,000
MT Share (35%)	35,000	70,000	105,000	140,000	175,000

Under these two scenarios, the five-year projection of MT's fire reserve would be:

MT Fire Reserve Projection – Scenario 1

		2026	2027	2028	2029	2030
	Opening Balance	526,768	617,693	691,793	753,569	785,590
Add:	Contributions	150,000	150,000	150,000	150,000	150,000
Less:	BFD Needs	(24,075)	(23,400)	(18,224)	(30,479)	(525,376)
Less:	NHFD Needs	(35,000)	(52,500)	(70,000)	(87,500)	(105,000)
	Closing Balance	617,693	691,793	753,569	785,590	305,214

MT Fire Reserve Projection – Scenario 2

		2026	2027	2028	2029	2030
	Opening Balance	526,768	617,693	674,293	701,069	680,590
Add:	Contributions	150,000	150,000	150,000	150,000	150,000
Less:	BFD Needs	(24,075)	(23,400)	(18,224)	(30,479)	(525,376)
Less:	NHFD Needs	(35,000)	(70,000)	(105,000)	(140,000)	(175,000)
	Closing Balance	617,693	674,293	701,069	680,590	130,214

In both scenarios, MT has sufficient funds available for future forecasted capital needs and reserves available for potential year-end reconciliations.

Therefore, staff recommend the contribution to the MT Fire reserve be reduced from \$250,000 annually to \$150,000 for 2026. Additional adjustments may be required in future budgets as future capital needs for both departments are updated and year-end reconciliations are processed.

The adjustments would result in a net decrease of \$100,000 to the 2026 budgeted tax levy. The tax levy would become \$5,656,096, which would require a municipal tax rate increase of 4.88%. The published draft #2 of the 2026 budget currently includes this reduction.

2. Dog Counter

At the January 27, 2026 budget meeting, Council discussed the inclusion of a dog counter in the 2026 animal control budget as well as the impact on potential dog tag revenues. The discussion was deferred to a future budget meeting. Staff have prepared four potential options for Council's consideration.

Additional Facts:

2025 Year-End Animal Control Reserve Balance: \$9,195.54

2026 Budgeted Dog Tag Revenue: \$18,000.00 (50% increase above \$12,000 average)

Prior Period Dog Tag Revenues:

2021	2022	2023	2024	2025	5yr Avg
\$ 13,530	\$ 11,750	\$ 11,500	\$ 12,065	\$ 11,100	\$ 11,989

Option 1 – Leave budget as is

Keep the dog counter in the 2026 budget at \$10,000.

Maintain the increased level of dog tag revenue at \$18,000 (50% increase over 5yr average)

Use \$6,700 of the Animal Control reserve to balance the 2026 budget

Expectations:

- The dog counter is hired in 2026
- Expected increase in dog tag revenue of 50% over five-year average.
- No Net impact to the tax levy

Option 2 – Leave dog counter in, reduce dog tag revenue & use reserves to balance

Keep the dog counter in the 2026 budget at \$10,000.

Reduce the level of expected dog tag revenue down to \$12,000 (5yr average)

Use \$9,100 of the Animal Control Reserve and \$3,600 of the General Reserve to balance the 2026 budget

Expectations:

- Dog counter is hired in 2026
- No expected increase in dog tag revenue over five-year average.
- No Net impact to the tax levy

Option 3 – Leave dog counter in budget, reduce dog tag revenue, use taxes to balance

Keep the dog counter in the 2026 budget at \$10,000.

Reduce the level of expected dog tag revenue down to \$12,000 (5yr average)

Use \$9,100 of the Animal Control Reserve and \$3,600 property taxes to balance the 2026 budget

Expectations:

- Dog counter is hired in 2026
- No expected increase in dog tag revenue over five-year average.
- Tax levy increases by \$3,600

Option 4 – Remove dog counter from 2026, reduce dog tag revenue, use reserves to balance

Remove the dog counter from the 2026 budget.

Reduce the level of expected dog tag revenue down to \$12,000 (5yr average)

Use \$2,700 of the Animal Control Reserve to balance the 2026 budget

Expectations:

- No dog counter is hired in 2026
- No expected increase in dog tag revenue over five-year average.
- No impact on the tax levy

Staff request direction from Council as to which option is preferred.

3. Belgrave Playground Support

The Belgrave Playground Committee submitted a request for the 2026 budget for \$150,000.

Council discussed the request at the January 27, 2026 budget meeting and deferred the decision to a future budget meeting. Staff have prepared three possible sources of funding should Council decide to support the request.

Ratepayer Benefit Reserve

Balance Available: \$58,800

This was set up by Council to use the surplus of funds that was left after the sale of land in Belgrave. \$294,000.00 was put into the reserve, with the intention of drawing \$58,800.00 each year for 5 years to be included as revenue to generally offset the levy by about 1%. The 2026 withdrawal is the 4th of 5 and is included in the draft budget, leaving the 5th and final \$58,800.00 in the reserve. This remaining amount could be used for a portion of the playground, instead of being used to offset the levy in 2027.

General Reserve

Balance Available: \$630,467 (includes 2025 YE surplus of \$142k)

This reserve is the accumulation prior period budget surpluses. The amount includes revenues from unbudgeted land & lane sales and net savings from staff efficiency. The reserve can be used to offset surprise expenses or fund one-time costs. The general reserve is primarily funded by the administration budget but can be used by the entire municipality.

Increase Tax Levy

The playground support can be funded in full or in part by increasing the 2026 tax levy. Any increase to the tax levy will also increase the municipality's 2026 tax rate.

The published 2026 budget draft #2 does not include any amount for playground support within the tax levy.

Staff request direction from Council regarding the Belgrave Playground Committee request.

4. Paving Tender Savings

Tender results for the hot mix paving on Clyde Line were received by council at the March 3 council meeting. The winning bid came in under budget and the expected savings are anticipated to be over \$100,000. The project is planned to be funded by the Canadian Community Building Fund and Ontario Community Infrastructure Fund. The municipality currently has a paving reserve of only \$10,500. These funds are earmarked for the delayed 2025 Bluevale Paving project.

With the favorable tender results, Council may consider amending the 2026 budget or establishing a dedicated paving reserve. Three options have been prepared for Council's consideration.

Additional Info:

2025 AMP recommends an annual funding level of approximately \$699,812 for paving

The current budget's allocation of \$615,000 achieves 88% of this goal.

Option 1 – No changes to budget, and allocate actual savings to a paving reserve at year-end

- have funds available for future years where tender results are not favorable
- have funds available if municipality incurs an unbudgeted road repair
- maintains the annual \$615,000 of capital funding going towards paving
- no impact on the municipal tax rate

Option 2 – Amend paving budget, and allocate \$100k estimated savings to paving reserve

- have funds available for future years where tender results are not favorable
- have funds available if municipality incurs an unbudgeted road repair
- maintains the annual \$615,000 of capital funding going towards paving
- no impact on the municipal tax rate

Option 3 – Amend paving budget and use savings to lower tax levy

- no paving reserve established for future unfavorable tender results
- no paving reserve established for unbudgeted road repairs
- reduces 2026 municipal tax rate
- reduces AMP funding gap for paving from 88% of recommended annual requirement to 74%

Staff recommend option 1, as it maximizes the municipality's flexibility in 2026; sets up paving reserve for future needs at year-end and does not reduce the annual amount being put towards paving.

Staff request direction from Council regarding the use of the paving tender savings.

5. Contribution to Bridge & Culvert Reserve

The 2023 Asset Management Plan (AMP) recommends an annual amount of \$1.3M be allocated towards the municipality's bridges & culverts. The 2025 budget included a total of \$535,000 of taxation dedicated towards the Municipality's bridges & culverts in the form of contributions to reserve. The first draft of the 2026 budget had a contribution to reserve of \$750,000. This represented an increase of \$215,000 year over year in taxation in an effort to grow towards the AMP target of \$1.3M. The contribution to the bridge & culvert reserve can be reduced in pursuit of the desired 4% to 4.5% tax rate increase.

For illustration and council's consideration, staff have prepared 4 options for the 2026 contribution to the bridge & culvert reserve:

	2026 Budgeted	\$ Change	Estimated	
Option	Contribution	From Draft #1	MT Tax Rate	Details
	To Reserve		Increase*	
Current	750,000	No Change	4.88%	Keep Draft #1 Amount
1	730,000	(20,000)	4.51%	Cut to Achieve a 4.5% Rate
2	700,000	(50,000)	3.96%	Cut to Achieve a 3.98% Rate
3	650,000	(100,000)	3.03%	Cut to Achieve a 3.03% Rate
4	585,000	(165,000)	1.82%	To Achieve Minimum AMP
				reccomended increase

* Calculations conditional on if the tax levy is impacted by other reccomendations

Staff recommend option 2, as it meets the low end of council's target range of a 4.0% to 4.5% tax rate increase and continues to grow the contributions towards the AMP target goal of \$1.3M annually for bridges & culverts.

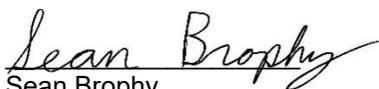
ATTACHMENTS

1. 2026 Budget Summary

OTHERS CONSULTED

Mike Alcock, Director of Public Works
Kirk Livingston, Chief Building Official
Trevor Hallam, CAO/Clerk

Respectfully submitted,



Sean Brophy,
Treasurer

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
REVENUE:						
Taxation:						
Municipal Portion	4,932,597.23	5,338,641	5,338,642.01	1.01	5,656,096	317,455
County	2,903,707.37	3,005,427	3,005,423.41	(3.59)	3,120,349	114,922
Education	1,207,251.57	1,225,370	1,223,623.20	(1,746.80)	1,238,340	12,970
Total Taxation	9,043,556.17	9,569,438	9,567,688.62	(1,749.38)	10,014,785	445,347
Taxation Adjustments:						
Supplementary Tax Billings	149,558.57	90,000	75,892.81	(14,107.19)	75,000	(15,000)
Tax Rebates & W/O	(9,406.24)	(45,000)	(77,716.74)	(32,716.74)	(55,000)	(10,000)
Payments In lieu of tax	42,966.91	43,000	44,332.59	1,332.59	44,500	1,500
Street Lights	25,744.59	24,590	24,526.23	(63.77)	24,310	(280)
Grants:						
Ontario Municipal Partnership Fund (OMPF)	365,900.00	408,600	408,600.00	-	436,600	28,000
Court Security	1,139.00	1,139	1,404.00	265.00	1,139	-
Drain Superintendent Grant	13,246.45	17,760	12,927.00	(4,833.00)	14,750	(3,010)
Canada Community Building Fund	114,597.34	117,573	117,572.95	(0.05)	117,573	-
OCIF - Ontario Community Infrastructure Fund	307,160.00	353,234	353,234.00	-	367,632	14,398
Waste Grants	15,704.07	-	477.90	477.90	-	-
Enabling Accessibility Fund (Hall Door)	-	-	-	-	-	-
Early Investment in Education & Skills (NWMO)	25,000.00	-	-	-	-	-
Community Emergency Preparedness Grant	-	-	-	-	32,390	32,390
Pothole Prevention & Repair Program	-	-	-	-	38,000	38,000
Interest:	356,462.71	313,296	292,524.10	(20,771.90)	258,253	(55,043)
HST Recovered & Collected on Sales	499,251.07	425,000	403,227.82	(21,772.18)	425,000	-

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
Municipal Drains:						
Drain Maintenance Recoveries	167,899.99	240,000	297,295.14	57,295.14	240,000	-
Capital Projects Recoveries	637,218.49	700,000	673,250.34	(26,749.66)	700,000	-
Building Department:						
	145,466.70	158,000	207,206.12	49,206.12	198,744	40,744
Property Standards:						
	2,904.00	2,500	1,137.60	(1,362.40)	2,500	-
Belgrave Water System:						
Water User Fees	197,585.61	211,535	211,864.93	329.93	214,179	2,644
New User Connection Fees	200.00	500	100.00	(400.00)	200	(300)
New User Capital Payments	6,974.56	-	-	-	-	-
Waste Disposal:						
					-	
Morris Landfill Revenues	216,291.63	259,180	255,902.10	(3,277.90)	243,544	(15,636)
Curbside Pickup Program	178,472.50	160,760	158,778.75	(1,981.25)	159,000	(1,760)
Pit Property Revenues	98,480.39	2,000	4,080.00	2,080.00	7,800	5,800
Roads:						
Roads	9,283.24	10,000	6,247.27	(3,752.73)	10,000	-
Allocations to Landfill & BWS, (Packer, Pickup & Wa	84,500.00	90,000	90,000.00	-	90,000	-
Road Machinery Credit	308,940.00	308,000	394,530.00	86,530.00	330,000	22,000
Sale of Equipment	5,000.00	34,300	100,100.00	65,800.00	10,000	(24,300)
Animal Control:						
	20,118.12	21,500	23,008.66	1,508.66	15,500	(6,000)
Cross Border Utilities:						
	123,818.68	131,900	146,057.92	14,157.92	132,260	360
Belgrave Development						
	-	-	-	-	-	-

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
Reserve:						
General Reserve - 5yr Ratepayer Benefit	58,800.00	58,800	58,800.00	-	58,800	-
General Reserve - Administration	-	6,000	-	(6,000.00)	45,500	39,500
Development Reserve	5,128.70	-	-	-	-	-
Cannabis Reserve	-	-	-	-	-	-
COVID Safe Start Funds	3,873.82	5,000	4,304.84	(695.16)	5,000	-
Fire Reserve	377,754.60	146,464	166,716.80	20,252.80	58,785	(87,679)
Police Reserve	13,578.00	-	-	-	-	-
Animal Control Reserve	-	7,500	-	(7,500.00)	2,700	(4,800)
Building Department Reserve	43,477.01	31,523	-	(31,523.00)	-	(31,523)
Belgrave Water Reserve	37,154.77	210,000	221,227.05	11,227.05	27,000	(183,000)
Waste Disposal Reserve	8,789.52	20,000	-	(20,000.00)	14,000	(6,000)
Roads Surplus - Pit Acquisition	360,000.00	-	-	-	-	-
Roads AM - Pit Acquisition	200,000.00	-	-	-	-	-
Roads Dept Reserve	-	35,000	-	(35,000.00)	-	(35,000)
Roads Dept - Paving	-	-	-	-	10,500	10,500
Roads Dept - Roads Reserve	255,142.40	315,000	274,288.24	(40,711.76)	1,225,524	910,524
Roads Dept - Bridge & Culvert Reserve	-	475,000	374,057.78	(100,942.22)	37,000	(438,000)
Roads Dept - Asset Management	19,481.34	-	-	-	13,000	13,000
Landfill - Packer Purchase	100,000.00	-	-	-	-	-
Canada Community Building Fund (CCBF)	-	-	-	-	104,546	104,546
Grants - Early Investments in Education (NWMO)	750.00	48,500	-	(48,500.00)	48,500	-
Leland & Thora Vance Fund - WGCC Upgrades	117,375.00	-	-	-	-	-
Recreation Reserve	59,100.00	143,220	66,993.05	(76,226.95)	-	(143,220)
Belgrave Development Reserve	72,918.28	206,929	64,929.00	(142,000.00)	206,928	(1)
Streetlights Reserve	-	3,000	4,082.72	1,082.72	-	(3,000)
Current Year Deficit	-	-	-	-	-	-

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
Other Income:						
Zoning Revenue	2,108.00	7,000	4,080.00	(2,920.00)	7,000	-
Tax Certificates	3,735.00	4,000	4,130.00	130.00	4,000	-
Misc. Licences	4,500.00	3,000	5,850.00	2,850.00	3,000	-
Statement Fees & Mortgage Company Fee	6,598.00	6,600	6,089.00	(511.00)	6,600	-
Planning Revenue	10,364.79	10,000	17,831.12	7,831.12	10,000	-
Planning Revenue - Lane Closure Revenue	-	-	61,646.00	61,646.00	-	-
Planning Revenue - Green St Sale	-	-	13,250.00	13,250.00	-	-
Planning Revenue - Willis Agreement	21,981.17	22,000	23,082.15	1,082.15	23,000	1,000
Gravel Royalties	28,127.63	24,000	32,649.61	8,649.61	28,000	4,000
In lieu of Parkland	4,300.00	5,000	1,500.00	(3,500.00)	5,000	-
Site Plan Enforcement	107,822.09	-	1,760.45	1,760.45	-	-
Bluevale Hall - Rentals Collected for BCC	3,850.00	3,500	3,680.00	180.00	4,000	500
Bluevale Hall - BCC Support for Roof	-	-	15,824.00	15,824.00	-	-
History Book Sales	142.88	-	-	-	-	-
Misc. Revenue	9,541.30	9,200	9,330.00	130.00	9,200	-
WSIB Surplus Rebate	-	-	47,049.25	47,049.25	-	-
H&S Excellence Program	11,000.00	6,000	7,000.00	1,000.00	11,000	5,000
Service Line Warranty Royalty	28.31	28	29.32	1.32	30	2
Fire Call Recovery	1,577.49	-	-	-	-	-
Fire Marque Recoveries	661.00	-	-	-	-	-
Fire Levy Rebate - Prior Year	-	-	43,500.00	43,500.00	-	-
Policing Credits	3,682.64	-	3,307.37	3,307.37	-	-
Bluevale Homecoming Loan Receivable	-	-	-	-	-	-
Brussels Sewer Capital on Taxes	-	-	-	-	-	-
BWS Capital on Taxes & Paid	-	-	-	-	-	-
Total Revenues	\$ 15,107,378.29	15,461,069	\$ 15,331,237.86	\$ (129,831.14)	16,117,272	656,203

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
Expenditures:						
General Government:	72,603.09	88,500	66,170.98	(22,329.02)	85,000	(3,500)
Admin - Staff Expenses:						
Staff Wages, Benefits & Expenses	459,439.73	475,204	466,559.30	(8,644.70)	482,157	6,953
Administration Expenses:						
Office, Utilities, Legal, Insurance, Misc. Exp...	167,372.80	195,856	169,850.88	(26,005.12)	212,295	16,439
Taxation:						
Collection Costs, Vacancy Refunds, Write Offs	2,243.98	7,602	2,843.94	(4,758.06)	7,602	-
Planning & Development						
Planning, Economic & Development Exp.	144,661.60	55,700	46,556.55	(9,143.45)	55,200	(500)
Conservation:						
Maitland Valley Conservation Authority	105,407.00	112,962	112,962.00	-	123,840	10,878
Saugeen Valley Conservation Authority	4,359.00	5,201	5,200.00	(1.00)	5,441	240
SVCA - Water Quality Program	191.00	207	207.00	-	212	5
Source Water Protection	6,682.75	6,700	6,682.75	(17.25)	6,700	-
Emergency Services:	12,801.57	15,500	14,128.85	(1,371.15)	15,500	-
Recoverable HST Paid on Purchases:	499,251.07	425,000	403,227.82	(21,772.18)	425,000	-
Interest & Service Charges	36,582.96	36,090	36,351.22	261.22	34,953	(1,137)
Police Services	487,517.96	474,511	473,721.74	(789.26)	526,443	51,932
Fire Budget:	765,722.09	607,831	618,154.53	10,323.53	586,345	(21,486)
Animal Control	16,214.61	29,900	22,316.63	(7,583.37)	18,200	(11,700)
Cross Border Utilities:	123,818.68	131,900	146,057.92	14,157.92	132,260	360

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
Grants:	136,210.00	67,610	6,502.72	(61,107.28)	66,211	(1,399)
Recreation:						
Program Support	94,381.00	89,803	89,803.00	-	112,922	23,119
Commitments	164,315.32	264,836	151,115.02	(113,720.98)	105,469	(159,367)
Bluevale Hall - Expenses	1,056.61	1,850	49,177.02	47,327.02	1,950	100
Bluevale Hall - Rentals Pd to BCC	3,850.00	3,500	3,680.00	180.00	4,000	500
Belgrave Development:						
Carrying Costs, Consultant, Eng. & Studies	-	-	-	-	-	-
Servicing (Rds., Hydro, Water)	7,987.84	142,000	-	(142,000.00)	142,000	-
Loan Payments	64,930.44	64,929	64,929.00	-	64,928	(1)
Street Lights	14,123.91	17,590	17,817.68	227.68	15,310	(2,280)
Municipal Drainage:						
Drain Superintendent & Expenses	64,660.62	76,205	70,042.28	(6,162.72)	71,850	(4,355)
Maintenance Projects	167,899.99	240,000	297,295.14	57,295.14	240,000	-
Capital Drain Projects	637,218.49	700,000	673,250.34	(26,749.66)	700,000	-
Building Department:	197,538.08	219,422	211,087.18	(8,334.82)	220,719	1,297
Property Standards:	19,355.53	22,800	15,407.00	(7,393.00)	19,800	(3,000)
Park & Cemetery Maintenance:	12,032.59	13,750	13,877.13	127.13	14,250	500
Belgrave Water System	166,805.38	347,600	358,756.98	11,156.98	165,600	(182,000)
Waste Disposal:	1,106,892.86	467,830	420,785.80	(47,044.20)	451,280	(16,550)
Roads	3,733,843.84	4,117,000	3,889,262.09	(227,737.91)	4,796,524	679,524

Municipality of Morris-Turnberry						
2026 Budget						
					DRAFT	
	2024	2025	2025	2025	2026	2026
	Actual	Budget	Actuals	Variance	Budget	Variance
Reserve Contributions:						
Building Dept Reserves	10,000.00	10,000	36,017.94	26,017.94	5,000	(5,000)
Drainage Department Reserve	-	-	-	-	-	-
Property Standards	-	-	6,030.60	6,030.60	-	-
Morris Landfill Reserves	68,061.71	42,040	63,938.44	21,898.44	40,750	(1,290)
Curbside Reserve	11,835.61	4,080	2,244.31	(1,835.69)	870	(3,210)
Turnberry Landfill Reserve	-	-	4,050.00	4,050.00	-	-
General Reserve	25,000.00	25,000	25,000.00	-	25,000	-
Staffing Reserve	100,000.00	10,000	10,000.00	-	10,000	-
Health & Safety Reserve	4,400.00	400	400.00	-	4,400	4,000
Canada Community Building Fund (CCBF)	-	-	104,546.06	104,546.06	-	-
Roads Reserves	787,626.11	1,207,650	1,301,375.85	93,725.85	1,441,775	234,125
Streetlights Reserve	16,328.41	13,750	14,243.00	493.00	12,000	(1,750)
Policing Reserve	12,880.68	16,428	20,789.63	4,361.63	18,573	2,145
Animal Control Reserve	7,603.51	-	1,592.03	1,592.03	-	-
Parks Reserve	8,400.79	7,500	3,887.87	(3,612.13)	7,500	-
Belgrave Water Reserves	88,563.74	82,535	81,698.40	(836.60)	80,404	(2,131)
Belgrave Development	-	-	-	-	-	-
Fire Reserve	141,923.50	263,400	317,661.54	54,261.54	164,300	(99,100)
Early Investments in Education (NWMO)	25,000.00	-	-	-	-	-
Cemetery	-	-	12,612.28	12,612.28	-	-
Leland & Thora Vance Fund - WGCC Upgrades	-	-	-	-	-	-
Recreation Reserve	27,184.37	22,100	29,890.15	7,790.15	38,050	15,950
Annual Surplus to Reserve	163,638.53	-	142,432.66	142,432.66	-	-
Levies:						
County of Huron	2,903,707.37	3,005,427	3,005,423.41	(3.59)	3,120,349	114,922
Education	1,207,251.57	1,225,370	1,223,623.20	(1,746.80)	1,238,340	12,970
Total Expenses	15,107,378.29	15,461,069	15,331,237.86	(129,831.14)	16,117,272	656,203
Total Expenses	15,107,378.29	15,461,069	15,331,237.86	(129,831.14)	16,117,272	656,203
Total Revenue	15,107,378.29	15,461,069	15,331,237.86	(129,831.14)	16,117,272	656,203
	-	-	-	-	-	-
	Balanced	Balanced	Balanced		Balanced	

MUNICIPALITY OF MORRIS-TURNBERRY

REPORT TO COUNCIL

TO: Mayor and Council in Closed Session
PREPARED BY: Trevor Hallam, CAO/Clerk
DATE: March 17, 2026
SUBJECT: Sale of a Portion of Augusta Street

RECOMMENDATION

That Council consider by-law 15-2026, authorizing the sale of a portion of Augusta Street.

BACKGROUND

In 2020 staff began pre-consultations with a local developer regarding a proposed residential development on Augusta Street in Lowertown.

The developer's proposal included the relocation of Augusta Street to a more central location within the development. A portion of the existing Augusta Street Road allowance was transferred to the developer to facilitate the development, with an easement in favour of the municipality for continued access. A second smaller portion of Augusta Street was negotiated to be transferred to a neighbouring landowner to be added to their residential lot. It was agreed that the portion of the road being transferred to the adjacent landowner would be conducted only after the new road was constructed and assumed by the municipality.

As the construction of the new road and its assumption by the municipality has not yet occurred, and a timeline for completion is as yet unknown, the landowners have requested that the Municipality consider entering into an agreement establishing the terms of the eventual sale. Council has previously reviewed the proposed Memorandum of Understanding and has approved its contents.

COMMENTS

Staff recommend that Council consider a by-law authorizing the sale of the smaller portion of Augusta Street to the neighbouring landowner, with the MOU as an appendix, so that the sale may proceed without further delay when or if the required stage of construction in the development is reached.

In 2022, when dealing with the other roads and lanes that were transferred to the adjacent developer, required notice was given and a by-law passed to stop up and close the smaller portion of Augusta Street. As such, no further notice or closure by-law is required at this time.

It is recommended that Council pass By-Law 15-2026 to authorize the sale once the newly constructed Augusta Street has been accepted by the Municipality.

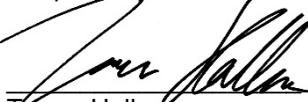
ATTACHMENTS

1. By-Law 15-2026

OTHERS CONSULTED

None.

Respectfully submitted,



Trevor Hallam,
CAO/Clerk



CORPORATION OF THE MUNICIPALITY OF MORRIS-TURNBERRY

BY-LAW NO. 15-2025

Being a by-law to authorize the sale and disposition of a portion of Augusta Street.

WHEREAS Section 268 of the *Municipal Act, 2001* requires every municipality with authority to sell land to pass a by-law establishing procedures, including giving notice to the public, governing the sale of land

AND WHEREAS it is deemed expedient and in the interest of the Corporation of the Municipality of Morris-Turnberry, hereinafter referred to as the Municipality, that parts of the lands formerly known as Augusta Street, Plan 410 described in schedule 'A' attached hereto and forming part of this by-law, hereinafter referred to as the subject lands, are declared surplus to the needs of the Municipality;

AND WHEREAS in accordance with by-law 89-2019 of the Municipality, notice of the permanent closure of the subject lands was published in *The Citizen* on February 23rd, 2022;

AND WHEREAS the Council of the Municipality has passed by-law 13-2022, being a by-law to stop up and close a portion of the road allowance known as Augusta Street;

AND WHEREAS the subject lands are deemed to be non-viable property, as defined by by-law 88-2019 of the Municipality, and are exempt from the declaration, notice and valuation provisions thereof.

NOW THEREFORE, the Council of the Corporation of the Municipality of Morris-Turnberry enacts as follows:

1. That subject lands to be sold are described in Schedule 'A', attached hereto and forming part of this by-law;
2. That the soil and freehold of the subject lands shall be sold to the persons listed in Schedule 'B', attached hereto and forming part of this by-law;
3. That upon sale, an 'Application to Consolidate Parcels' be registered on title to consolidate the subject lands with the properties listed in Schedule 'C' attached hereto and forming part of this by-law;
4. That the sale of the subject lands shall be subject to the terms and conditions of the Memorandum of Understanding in Schedule 'D' attached hereto and forming part of this by-law ;
5. That the Clerk of the Municipality is hereby authorized to execute such deeds or other documents as may be necessary to affect the conveyance of the land as described herein;
6. That this by-law will come into full force and effect on the day it is passed.

Read a FIRST and SECOND time this 17th day of March 2026

Read a THIRD time and FINALLY PASSED this 17th day of March 2026

Mayor, Jamie Heffer

Clerk, Trevor Hallam

SCHEDULE 'A'

SUBJECT LANDS BEING DESCRIBED AS:

PART OF:

PART ALICE STREET PLAN 410 WINGHAM (KNOWN AS AUGUSTA STREET, PARTIALLY CLOSED BY BY-LAW 13-2022 REGISTERED AS HC165971) PART 4 22R7045; PART MAITLAND STREET PLAN 410 WINGHAM (KNOWN AS AUGUSTA STREET, PARTIALLY CLOSED BY BY-LAW 13-2022 REGISTERED AS HC165971) PART 3 22R7045; SUBJECT TO AN EASEMENT AS IN HC165978; MUNICIPALITY OF MORRIS-TURNBERRY

BEING PART 3 ON 22R7045 AND PART 2 ON 22R7557

PART OF PIN 41051-0443 (LT)

SUBJECT LANDS TO BE SOLD TO:

MATTHEW DIGIOVANNI
SHERI DIGIOVANNI
208 AUGUSTA STREET
WINGHAM, ONTARIO
N0G 2W0

SCHEDULE 'C'

SUBJECT LANDS TO BE CONSOLIDATED WITH:

PART MAITLAND STREET PLAN 410 WINGHAM, PART 2 22R7045 AND PART 5
22R6833 (CLOSED BY HC113220); MUNICIPALITY OF MORRIS-TURNBERRY
PIN 41057-0412 (LT)

-AND-

LOT 89 AND PART LOTS 76, 77 AND 88 PLAN 410 WINGHAM AND PART OF
LANE LYING BETWEEN LOTS 76 TO 78 AND LOTS 87 TO 89 PLAN 410
WINGHAM (CLOSED BY HC113220); MUNICIPALITY OF MORRIS TURNBERRY
PIN 41057-0396 (LT)



RE: Fire Department of North Huron - Fire Chief's Monthly Report

To: CAO Trevor Hallam
From: Chad Kregar, Fire Chief – Fire Department of North Huron
Date: March 11, 2026
Subject: 2026 Monthly Fire Report

Fire Call Summary – February 2026

Total Calls: 16

Number	Date	Response Type	Location
26-017	Feb 1 26	Medical	Morris-Turnberry
26-018	Feb 3 26	False Alarm	Morris-Turnberry
26-019	Feb 3 26	Alarm - CO	North Huron
26-020	Feb 7 26	False Alarm	Morris-Turnberry
26-021	Feb 7 26	MVC	Morris-Turnberry
26-022	Feb 10 26	Alarm - CO	North Huron
26-023	Feb 10 26	False Alarm	Morris-Turnberry
26-024	Feb 12 26	False Alarm	Morris-Turnberry
26-025	Feb 12 26	Alarm - CO	North Huron
26-026	Feb 14 26	MVC	North Huron
26-027	Feb 14 26	Alarm - CO	North Huron
26-028	Feb 20 26	Medical	North Huron
26-029	Feb 21 26	False Alarm	North Huron
26-030	Feb 22 26	Vehicle Fire	North Huron
26-031	Feb 23 26	Medical	Morris-Turnberry
26-032	Feb 25 26	Vehicle Fire	Morris-Turnberry

Note - There were eight calls for service in the coverage area provided by North Huron into Morris-Turnberry during this reporting period.

Significant Incidents

In February 2026, the Fire Department of North Huron responded to 16 calls for service, compared to 25 calls during the same month in 2025. Year to date, the Fire Department of North Huron has responded to 32 calls for service in 2026, compared to 38 calls during the same reporting period in 2025. This represents a slight decrease in overall call volume.

There were no significant emergency incidents during this reporting period. All calls were routine in nature and were effectively managed by Fire Department of North Huron personnel.

P.O. Box 90, 274 Josephine Street, Wingham, Ontario N0G 2W0
Phone: 519-357-3550 Fax: 519-357-1110

February Training Report

Week	Training Focus	Key Activities
1	Equipment Checks and Station Duties	Routine inspections and preventative maintenance were completed on all apparatus, tools, and equipment. Members conducted station housekeeping and equipment checks to ensure operational readiness. Apparatus compartments were reviewed, SCBA units were inspected, and all frontline equipment was verified to be in serviceable condition. These routine checks help ensure reliability and preparedness for emergency response.
2	Rescue Air Bags – Classroom and Equipment Familiarization	Members reviewed the purpose and capabilities of pneumatic rescue air bag systems used during vehicle extrication and heavy lifting operations. Training focused on system components, safety considerations, pressure management, cribbing requirements, and proper deployment techniques. Emphasis was placed on understanding lifting capacities, stabilization principles, and the importance of scene safety when operating around heavy or unstable objects.
3	Rescue Air Bags Practical Training	Hands-on training was conducted utilizing the department's rescue air bag system. Members practiced deploying the air bags to lift simulated heavy objects while maintaining proper cribbing and stabilization procedures. Crews worked through various lifting scenarios designed to simulate vehicle extrication and trapped patient situations. The training reinforced safe lifting techniques, coordinated teamwork, and proper communication during rescue operations.

Training Overview

February training focused on maintaining operational readiness while introducing practical rescue skills involving the department's pneumatic rescue air bag system. Equipment checks and station duties remain an essential component of training to ensure all apparatus and equipment are ready for immediate deployment.

Members gained both classroom knowledge and practical hands-on experience using rescue air bags to lift heavy objects during simulated extrication scenarios. Emphasis was placed on stabilization, cribbing, scene safety, and coordinated teamwork. This training supports the department's ability to safely manage technical rescue and vehicle extrication incidents.

February 2026 Budget Update

During February, the Fire Department of North Huron continued to operate within the approved 2026 operating and capital budget.

Department expenditures and activities remained routine for this reporting period, with no significant budget impacts or capital purchases to report.

Regular operational expenses such as training, equipment maintenance, and general department operations continued as planned in accordance with the approved municipal budget and purchasing policies.

Equipment & Maintenance Updates

During the month of February, routine equipment inspections and apparatus maintenance were completed as part of the department's regular preventative maintenance program.

At this time, there are no significant equipment issues or maintenance concerns to report. All frontline apparatus and equipment remain operational and ready for service.

Fire Chiefs' Update

Huron County Fire Chiefs continue to meet on a monthly basis, maintaining strong collaboration and open communication across all fire departments within the County. These meetings provide an important forum for discussing operational matters, sharing best practices, coordinating joint training initiatives, and ensuring consistent service delivery standards across municipal boundaries.

The Huron County Firefighter Recruit Program has commenced again for 2026. This collaborative training initiative strengthens regional partnerships and supports standardized firefighter development across participating departments. Continued participation ensures that new recruits receive consistent, high-quality foundational training aligned with provincial standards.

During the reporting period, Chief Chad Kregar participated in Provincial Emergency Operations Centre (PEOC) and Environment and Climate Change Canada (ECCC) emergency weather briefings related to winter storm events. These briefings provided situational awareness, forecast updates, and preparedness guidance to support proactive operational planning.

Ongoing communication was maintained with Huron County Emergency Management to ensure alignment in response planning and readiness during winter weather events. This coordination supports a unified and efficient approach to emergency management across the region.

Closing Remarks

As we move further into 2026, I would like to acknowledge the continued commitment and professionalism demonstrated by the members of the Fire Department of North Huron. The

dedication shown by our firefighters through training, equipment maintenance, and emergency response reflects a strong culture of service, accountability, and pride within the department.

I am proud of the progress we are making in strengthening our operational readiness and responsibly advancing our long-term sustainability. We continue to focus on firefighter safety, consistent training, and maintaining reliable equipment to ensure dependable service delivery.

It remains my priority as Fire Chief to support our members and ensure we continue building a professional, well-trained, and well equipped department that our community can rely on.



TOWNSHIP OF MORRIS TURNBERRY WATER MONTHLY REPORT

February 2026, Prepared by: Veolia Water

Belgrave Water

Maintenance and services Performed:

- All routine and planned maintenance was performed
 - Generator test runs
 - Analyser cleaning
 - Injector cleaning
 - Alarm testing
 - Equipment calibrations
- Working out SCADA issues
 - Low Humphrey alarm keeps occurring daily around 1300
 - Well 1 (McCrae) isn't running in turn as it should on some days
 - Remote access on some devices isn't working as it should

Regulatory Comments

- All regulatory sampling and monitoring completed

Distribution:

- 0 Locates
- 0 Service turn off/on
- 0 Watermain breaks
- 0 Complaints

DWQMS (Drinking Water Quality Management System)

- External Audit September 28, 2026
 - SAI Global - Remote



Monthly Water Quality Summary



Belgrave Water February 2026

Date	Feb 3-26			Feb 10-26			Feb 17-26			Feb 25-26		
	TC	EC	HPC	TC	EC	HPC	TC	EC	HPC	TC	EC	HPC
RW Well 2 (Jane)	0	0		0	0		0	0		0	0	
RW Well 1 (McCrae)	0	0		0	0		0	0		0	0	
TW Pumphouse	0	0	< 10	0	0	< 10	0	0	< 10	0	0	< 10
DW #1	0	0	< 10	0	0	< 10	0	0	< 10	0	0	< 10
DW#2	0	0		0	0		0	0		0	0	
Compliant	5	5		5	5		5	5		5	5	
Adverse	0	0		0	0		0	0		0	0	
Deteriorating			0			0			0			0

PTTW	Well 1 (McCrae)	Well 2 (Jane)	Distribution Residuals	
Limitsm3/day	362.88	138.24	MIN	1.12
Min m3	16	27	MAX	1.35
Max m3	242	107	AVE	1.24
Ave m3	121.8	58.4	COUNT	20
Total m3	1949	935		



March 2, 2026

The Honourable Doug Ford
Premier's Office
Room 281, Main Legislative Building
Queen's Park
Toronto, ON M7A 1A5

And

The Honourable Paul Calandra
Minister of Education, Ministry of Education
315 Front Street West, 14th Floor
Toronto, ON M7A 0B8

Re: Request for Provincial Consultation and Transparency Regarding Potential Changes to English Public School Board Governance

Dear Premier Doug Ford and Minister Paul Calandra,

On behalf of the Trustees of the Avon Maitland District School Board, I am writing to respectfully request that the Government of Ontario undertake a comprehensive, province-wide consultation process before moving forward with any changes to the governance structure of English public school boards.

Recent public statements indicating that the Ministry is considering eliminating the role of democratically elected English public school trustees have generated significant concern among school boards, families, and communities across the province. Trustees serve as an essential democratic link between local communities and the public education system. Any proposal to fundamentally alter or remove this role would represent a major shift in the governance of education in Ontario and warrants careful study, thoughtful analysis, and open dialogue.

Given the magnitude of this potential change, we respectfully ask the government to clearly demonstrate how it has arrived at its current thinking. Specifically, we request that the Ministry make public the research, evidence, data analysis, policy reviews, stakeholder input, and performance evaluations that have informed its consideration of altering or eliminating the role of elected trustees. Transparency regarding the rationale, objectives, and anticipated outcomes of this proposal is essential to maintaining public trust and ensuring informed dialogue.

The Trustees of the Avon Maitland District School Board believe that decisions of this significance must be supported by transparent research and meaningful engagement with stakeholders. We respectfully request that the government initiate a formal consultation process that includes school boards, parents, educators, students, First Nations representatives, and the broader public. Such a process would help ensure that any future governance model is grounded in evidence and reflects the needs and priorities of Ontario's diverse communities.

As a board serving a large and predominantly rural geographic area, we also wish to emphasize the critical importance of the democratically elected trustee role in ensuring that rural perspectives are represented in education decision-making. Trustees provide an essential local voice for communities whose priorities and challenges may differ significantly from those experienced in larger urban centres. Issues such as student transportation, long travel distances, rural school viability, access to programming, and community connectivity are often best understood by locally elected representatives who live and work in those communities. Preserving avenues for rural representation helps ensure that provincial education policies reflect the realities of students and families across all regions of Ontario.

We are also concerned that removing English public school trustees could have unintended consequences for representation and accountability within the system. In many boards, legislated First Nations representation and student trustees play an important role in ensuring diverse voices are heard in decision-making. The loss of elected trustees could impact these mechanisms that currently provide important perspectives at the governance table.

We are aware that the Waterloo District School Board has written to the Ombudsman's Office to request an investigation into the fairness, transparency, and accountability of the process used to implement changes to the school board governance model, and we are in full support of this request.

The Trustees of the Avon Maitland District School Board remain committed to working collaboratively with the Ontario Ministry of Education and the Government of Ontario to support a strong, transparent, and responsive public education system. We believe that transparency, evidence-based decision-making, and meaningful consultation will best serve students, families, and communities across the province.

Thank you for your attention to this matter. We would welcome the opportunity to participate in any consultation process or discussion regarding the future governance of Ontario's public education system.

Sincerely,



Michael Bannerman
Chair, Board of Trustees
Avon Maitland District School Board

cc: AMDSB Trustees
MPP Lisa Thompson
MPP Matthew Rae
Local Municipalities
Local Media Outlets
Ontario Public School Boards' Association and Member Boards
AMDSB Parent Involvement Committee
AMDSB Special Education Advisory Committee
AMDSB Parent Councils Chairs



**PUBLIC MEETING CONCERNING A ZONING BY-LAW AMENDMENT
AFFECTING THE MUNICIPALITY OF MORRIS-TURNBERRY**

TAKE NOTICE that Council of the Municipality of Morris-Turnberry will hold a public meeting on **April 7th at 7:30 p.m.** to consider a proposed Zoning By-law Amendment under Section 34 of the Planning Act, R.S.O. 1990, as amended.

BE ADVISED that the Council of the Corporation of the Municipality of Morris-Turnberry considered this application to be complete on February 9th, 2026.

ANY PERSON may attend the public meeting to make written or verbal representation either in support or in opposition to the proposed zoning by-law amendment.

IF a person or public body does not make oral submissions at a public meeting or make written submissions to the Municipality of Morris-Turnberry before the by-law is passed, the person or public body is not entitled to appeal the decision of the Municipality of Morris-Turnberry to the Ontario Land Tribunal (OLT).

IF a person or public body does not make an oral submission at a public meeting or make written submissions to the Municipality of Morris-Turnberry before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before OLT unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

IF you wish to be notified of the decision of the Municipality of Morris-Turnberry on the zoning by-law amendment, you must make a written request to the Municipality of Morris-Turnberry at the address listed below.

ADDITIONAL INFORMATION relating to the proposed zoning by-law amendment is available for inspection at www.morristurnberry.ca or please call 519-887-6137 for additional methods to review the materials.

Dated at the Municipality of Morris-Turnberry this 3rd day of March, 2026

Handwritten signature of Kim Johnston in black ink.

Kim Johnston, Deputy Clerk
Municipality of Morris-Turnberry,
PO Box 310, 41342 Morris Road,
Brussels, ON N0G 1H0, (519)-887-6137.

Handwritten signature of Trevor Hallam in black ink.

Trevor Hallam, CAO/Clerk
Municipality of Morris-Turnberry,
PO Box 310, 41342 Morris Road
Brussels, ON N0G 1H0 (519)-887-6137

PURPOSE AND EFFECT

The purpose of this zoning by-law amendment (File No. Z01-2026) is to amend the zoning on the lands at Plan 432, Park Lot 6, Part Park Lot 7 (702 Josephine St N) as shown in the attached Schedules from the existing VC2 (Village Commercial – Highway Zone) to create two new special VC2 zones.

A corresponding consent to sever application (File No. C37-2024) has been provisionally approved to create one new commercial lot. As a condition of that severance, a re-zoning to recognize any resulting zoning deficiencies is required. The proposed severed land, which is currently vacant, is proposed to be re-zoned to VC2-18 (Village Commercial – Highway – Special Provisions) to permit a minimum lot frontage of 15.15 metres, limit permitted commercial uses and prohibit residential use. The proposed retained land, which contains an existing commercial storage building, is proposed to be re-zoned to VC2-19 (Village Commercial – Highway – Special Provisions) to limit permitted commercial uses and prohibit residential use.



**THE CORPORATION OF THE
MUNICIPALITY OF MORRIS-TURNBERRY
BY-LAW - 2026**

WHEREAS the Municipal Council of the Corporation of the Municipality of Morris-Turnberry considers it advisable to amend Morris-Turnberry Zoning By-law 45-2014, as amended, of the Corporation of the Municipality of Morris-Turnberry; and

NOW THEREFORE the Council of the Corporation of the Municipality of Morris-Turnberry ENACTS as follows:

1. This by-law shall apply to 702 Josephine Street North, Plan 432, Park Lot 6, Part Park Lot 7, in the Municipality of Morris-Turnberry and is comprised of Schedules 1-3.
2. By-law 45-2014 is hereby amended on Zoning Key Map – “North of Wingham”, by changing the zone symbol from VC2 (Village Commercial - Highway) to VC2-18 (Village Commercial – Highway – Special Provisions) and VC2-19 Village Commercial – Highway – Special Provisions) as per the zone symbol of the lands identified on the attached Schedule 2 and 3 of this by-law.
3. All other provisions of By-law 45-2014 shall apply.
4. Section 19.8 of By-law 45-2014 is hereby amended by the addition of the following

19.8.18 VC2-18 North of Wingham

Notwithstanding any provisions of this By-law to the contrary, on the lands zoned VC2-18, a minimum lot frontage of 15.15 metres is required;

Notwithstanding any provisions of this By-law to the contrary, on the lands zoned VC2-18, the permitted uses include only:

- Boat, motorcycle, motor home, snowmobile, or travel trailer sales and service establishment
- Bus Depot
- Commercial Storage Warehouse
- Contractors’ Yard
- Farm Produce Sales Outlet
- Garden Centre
- Landscaping and Gardening Supply
- Motor Vehicle Sales
- Parking Lot
- Retail Lumber and Building Establishment
- Service and Repair Shop
- Uses accessory to the permitted uses, not including a residential use.

19.8.19 VC2-19 North of Wingham

Notwithstanding any provisions of this By-law to the contrary, on the lands zoned VC2-19, the permitted uses include only:

- Boat, motorcycle, motor home, snowmobile, or travel trailer sales and service establishment
- Bus Depot
- Commercial Storage Warehouse
- Contractors' Yard
- Farm Produce Sales Outlet
- Garden Centre
- Landscaping and Gardening Supply
- Motor Vehicle Sales
- Parking Lot
- Retail Lumber and Building Establishment
- Service and Repair Shop
- Uses accessory to the permitted uses, not including a residential use.

5. This by-law shall come into force pursuant to Section 34(21) of the Planning Act, RSO 1990, as amended.

READ A FIRST TIME ON THE	th DAY OF	, 2026.
READ A SECOND TIME ON THE	th DAY OF	, 2026.
READ A THIRD TIME AND PASSED THIS	th DAY OF	, 2026.

Jamie Heffer, Mayor

Trevor Hallam, CAO/Clerk

SCHEDULE 1
CORPORATION OF THE MUNICIPALITY OF
MORRIS-TURNBERRY
BY-LAW No. - 2026

By-law No - 2026 has the following purpose and effect:

1. The purpose of this zoning by-law amendment (File No. Z01-2026) is to amend the zoning on the lands at Plan 432, Park Lot 6, Part Park Lot 7 (702 Josephine St N) as shown in the attached Schedules from the existing VC2 (Village Commercial – Highway Zone) to create two new special VC2 zones.

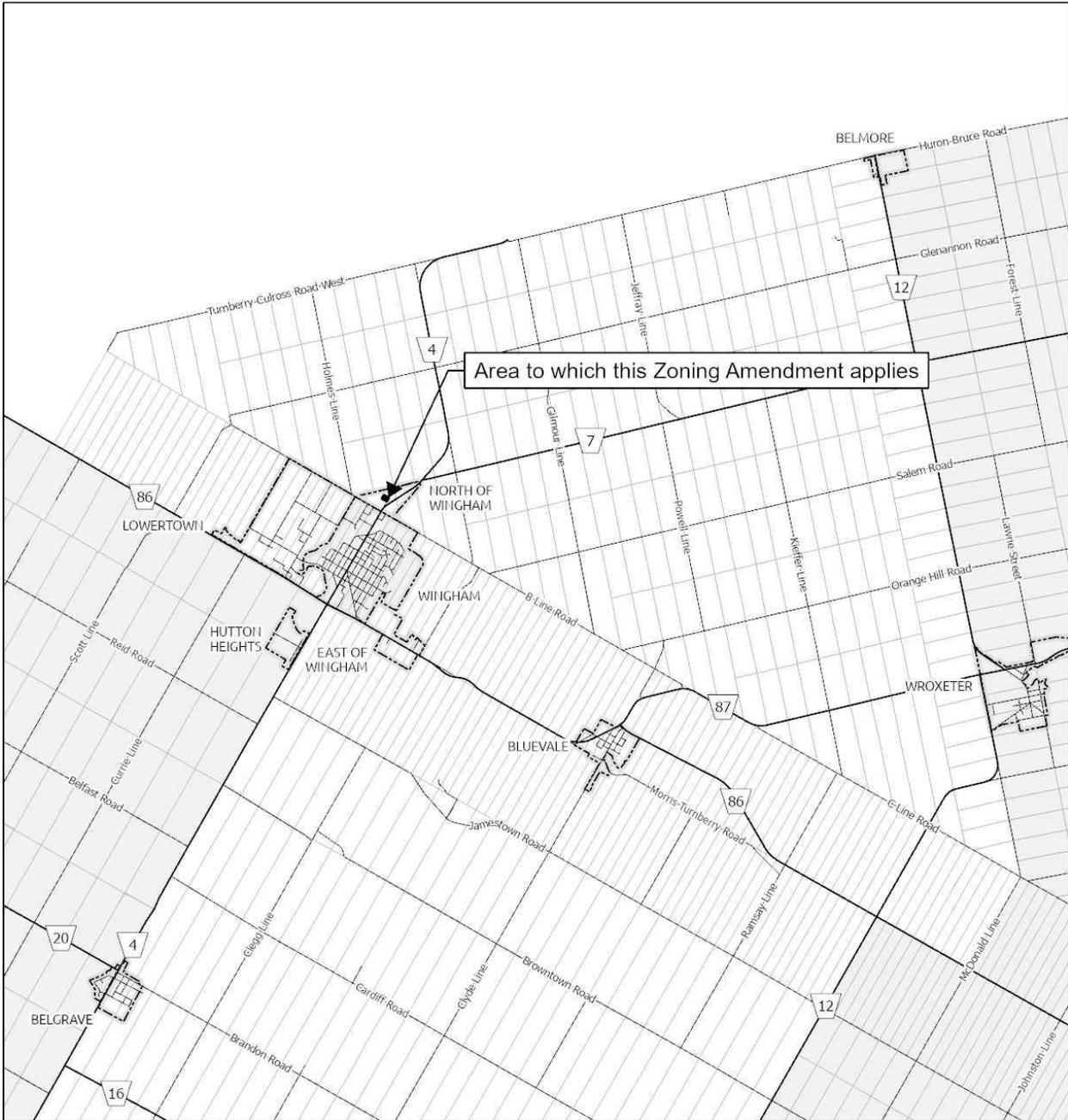
A corresponding consent to sever application (File No. C37-2024) has been provisionally approved to create one new commercial lot. As a condition of that severance, a re-zoning to recognize any resulting zoning deficiencies is required. The proposed severed land, which is currently vacant, is proposed to be re-zoned to VC2-18 (Village Commercial – Highway – Special Provisions) to permit a minimum lot frontage of 15.15 metres, limit permitted commercial uses and prohibit residential use. The proposed retained land, which contains an existing commercial storage building, is proposed to be re-zoned to VC2-19 (Village Commercial – Highway – Special Provisions) to limit permitted commercial uses and prohibit residential use.

2. This by-law amends the Municipality of Morris-Turnberry Zoning By-law 45-2014. All other zone provisions apply.
3. The location map and key map showing the location to which this by-law applies are found on the following pages.

SCHEDULE 2
THE CORPORATION OF THE
MUNICIPALITY OF MORRIS-TURNBERRY
BY-LAW No. - 2026

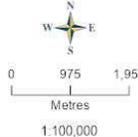
Municipality of Morris-Turnberry
 Location Map

Turnberry Ward



Produced by the County of Huron GIS Services with data supplied under License by Members of the Ontario Geospatial Data Exchange, MVCA, ASCA, SVCA, UTRCA and MUR&F. Orthoimagery from 2020. This map is illustrative only. Do not rely on it as a precise indicator of routes, feature locations, nor as a guide to navigation. Copyright © King's Printer 2026.

Last Modified 2/9/2026



- Planning Amendment
- Urban Boundary
- Lots and Concessions
- Property Boundary
- Railroad
- Provincial Highway
- County Roads
- Municipal Roads

SCHEDULE 3
THE CORPORATION OF THE
MUNICIPALITY OF MORRIS-TURNBERRY
BY-LAW No. – 2026

Amendments

1 Amended by By-law 42-2015
 2 Amended by By-law 42-2017
 3 Amended by By-law 15-2017
 4 Amended by By-law 61-2019
 Amended by By-law 48-2022

REVISION DATE February 09, 2026

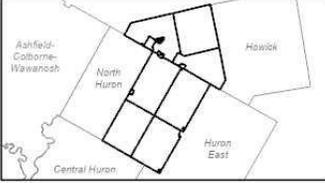
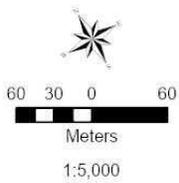
Municipality of Morris-Turnberry
Schedule A

Key Map - North of Wingham

-  Zone change from VC2 (Village Commercial - Highway) to VC2-18 (Village Commercial - Highway - Special Provisions)
-  Zone change from VC2 (Village Commercial - Highway) to VC2-19 (Village Commercial - Highway - Special Provisions)



- | | | |
|--|---|---|
|  Zone - AG1 unless otherwise labeled |  Property Boundary |  Landfill Buffer 500m |
|  Zone - NE1 (Full Protection) |  Lot Boundary |  Floodfringe |
|  Zone - NE2 (Limited Protection) |  Water Body |  Unopened Road Allowance |
|  Conservation Authority Regulated Lands |  River / Stream |  5yr Time of Travel (Zone A, B, C) |
|  Former Railway Lands |  Roads |  Wells |
| |  Open Landfill | |
| |  Closed Landfill | |



AGENDA FOR BLUEVALE COMMUNITY MEETING

Meeting Date March 4, 2026

Call to order

A general meeting of the Bluevale Community Committee was held in the Bluevale Hall on March 4, 2026. The meeting commenced at 7:00p.m. Chair Randy Greenaway, co/chair Wayne Whalen, Secretary Kathy Campbell. Absent Treasurer Diane Warwick.

Members in attendance:

Randy Greenaway, Wayne Whalen, Kathy Campbell, Ken Thompson, Kevin Freiburger, Greg Nicholson, John Nicholson, Tyler Hallahan, Spencer Shaw.

Minutes Review:

Randy made a motion to accept the previous minutes as written. All in favor.

Financial Update:

\$45,902.68

Randy made a motion to accept the financial report. All in favor.

Unfinished Business/concluded business	Action/Person in charge
---	--------------------------------

1.	Mailbox for hall: Ken has been in contact again this past month and is still working on it. (Damage done to well casing from the snow removal contractor. Ken contacted the contractor. Won't do anything about the damage)	Ken Thompson
2.	Ballpark Fence: ongoing no update	Ken Thompson/Wayne Whalen
3.	Landline for Hall: No dial tone on either phone. Diane to call and find out what is going on. No dial tone on phone presently. Kevin showed what he uses for phone at home explained how it works. Ken and Randy to look into it.	Diane Warwick
4.	Electronic Sign: Ken sent picture to Randy of electronic signs from Amazon. They are more reasonably priced. Around \$1400. Ken and Randy to look into this option	Ken Thompson/Randy Greenaway/Matt Oliver
5.	Sound system: No updates yet	Ken Thompson/Randy Greenaway/Matt Oliver
6. finished	Superbowl: Credit of \$2105.00	*Discussion about how some didn' t pay. Next year \$10 entry Kids for free.
7. finished	Toboggan party- successful turnout	*Need 2 hot chocolates

Upcoming Events	Action/person in charge
-----------------	-------------------------

March 14, 2026	Euchre Tournament: 10 teams so far. Need snacks and bartenders Ken and Wayne need to do rules/play schedules. Randy has a liquor license. 12-12. 2 p.m. start	Wayne Whalen/Ken Thompson/Randy Greenaway
April 4, 2026	Cribbage tournament: (Easter Weekend) Need rules/play schedules and liquor license 12-12. 2p.m. start	Wayne Whalen/Randy Greenaway
May 3, 2026	Park Cleanup: Start at 1:00 p.m.	
May 9, 2026	3 Pitch tournament 11:00a.m.-1:00 a.m. Need liquor license	Wayne Whalen/Tyler Hallahan
June 6, 2026	Tractor pull: Need license and food	
June 20, 2026	Jr C Ironmen: 3 pitch tournament Volunteers will be needed to cook food. Proceeds from the food will go to the Community Committee	Wayne Whalen
July 11, 2026	Grand reopening of the Ball Park: There will be 5 games. Wayne to look for teams to participate. Food and alcohol	Wayne Whalen
August 21, 2026	Brew Crew year end ball tournament: Need to confirm this date.	

Spencer Shaw was contacted for help bartending in Belgrave in June for homecoming. Howick needs bartenders for July 3,4,5 for homecoming. Blyth also has homecoming this year.

A discussion was held about some of the items that need to be discussed with Trevor. Randy to set up a meeting with Trevor. Ken and Kathy will attend with Randy.

Next Meeting April 1, 2026

Motion to adjourn: Spencer Shaw, seconded by Randy Greenaway. All in favor. The meeting concluded at 7:50 p.m.

Outstanding Action Items
Open Session

March 17

Meeting Date	Action Item	Action By	Current Status	Next Step
February 17, 2026	Maitland Granite Grant Applications	CAO	Application submitted.	Report to Council with result when known.



CORPORATION OF THE MUNICIPALITY OF MORRIS-TURNBERRY

BY-LAW NO. 16-2026

Being a by-law to confirm the proceedings of the Council of the Corporation of the Municipality of Morris-Turnberry, for its meeting held on March 17, 2026.

WHEREAS Section 9 of the *Municipal Act 2001, S.O. 2001, c. 25* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS Section 5 (3) of the *Municipal Act 2001, S.O. 2001, c. 25* provides that a municipal power, including a municipality's capacity, rights, powers and privileges under Section 9, shall be exercised by by-law unless the municipality is specifically authorized to do otherwise;

AND WHEREAS it is deemed expedient that the proceedings of the Council of the Corporation of the Municipality of Morris-Turnberry for the March 17, 2026, meeting be confirmed and adopted by By-law;

NOW THEREFORE, the Council of the Corporation of the Municipality of Morris-Turnberry enacts as follows:

1. The action of the Council of the Corporation of the Municipality of Morris-Turnberry at its meeting held on March 17, 2026, in respect of each recommendation contained in the Minutes and each motion and resolution passed and other action taken by the Council of the Corporation of the Municipality of Morris-Turnberry at the meeting, is hereby adopted and confirmed as if all such proceedings were expressly embodied in this By-Law; and
2. The Mayor and proper officials of the Corporation of the Municipality of Morris-Turnberry hereby authorize and direct all things necessary to give effect to the action of the Council to the Corporation of the Municipality of Morris-Turnberry referred to in the preceding section thereof;
3. The Mayor and CAO/Clerk are authorized and directed to execute all documents necessary in that behalf and to affix thereto the Seal of the Corporation.

Read a FIRST and SECOND time, March 17, 2026

Read a THIRD time and FINALLY PASSED, March 17, 2026

Mayor, Jamie Heffer

Clerk, Trevor Hallam