



MUNICIPALITY OF MORRIS-TURNBERRY

COUNCIL AGENDA

Tuesday, March 17th, 2020, 7:30 pm

The Council of the Municipality of Morris-Turnberry will meet in regular session on the 17th day of March, 2020, at 7:30 pm in the Council Chambers of the Municipality of Morris-Turnberry.

1.0 CALL TO ORDER

Disclosure of recording equipment.

2.0 ADOPTION OF AGENDA

Moved by
Seconded by

ADOPT THAT the Council of the Municipality of Morris-Turnberry hereby adopts
AGENDA the agenda for the meeting of March 17th 2020 as circulated.

~

3.0 DISCLOSURE OF PECUNIARY INTEREST / POTENTIAL CONFLICT OF INTEREST

4.0 MINUTES

attached

Moved by
Seconded by

ADOPT THAT the Council of the Municipality of Morris-Turnberry hereby adopts
MINUTES the March 3rd, 2020 Council Meeting Minutes as written.

~

5.0 ACCOUNTS

5.1 ACCOUNTS

attached

A copy of the March 17th accounts listing is attached.

Moved by
Seconded by

APPROVE THAT the Council of the Municipality of Morris-Turnberry hereby approves
ACCOUNTS for payment March 3rd accounts in the amount of \$1,003,919.48.

~

5.2 PAY REPORTS

attached

Copies of the March 4th Pay Reports are included for information purposes.

6.0 PUBLIC MEETINGS AND DEPUTATIONS

6.1 None

7.0 STAFF REPORTS

- 7.1 BUILDING attached
CBO Kirk Livingston will present the building activity report for the months of January and February 2020.

7.2 PUBLIC WORKS

- 7.2.1 Operations Report attached
A report has been prepared by Director of Public Works Mike Alcock in this regard. Mr. Alcock will be in attendance. For information only.

- 7.2.2 Maintenance Gravel Quotations attached
A report has been prepared by Director of Public Works Mike Alcock in this regard. Mr. Alcock will be in attendance.

Moved by
Seconded by

ACCEPT QUOTATION THAT the Council of the Municipality of Morris-Turnberry hereby accepts the quotation of Joe Kerr Ltd. for RFQ MT 20-111 – Granular “M” Supply and Place, in the amount of \$400,500.00 (excluding HST), and authorizes the Mayor and CAO/Clerk to execute the tender and all other required documents.

~

7.3 CLERK

- 7.3.1 Site Plan Control Policy and By-Law Update attached
A report has been prepared by County Planner Jennifer Burns in this regard. Ms. Burns will be in attendance.

- 7.3.2 Fees and Charges By-Law attached
A report has been prepared by CAO/Clerk Trevor Hallam in this regard.

Moved by
Seconded by

BRING FORWARD BY-LAW THAT the Council of the Municipality of Morris-Turnberry directs staff to return an updated fees and charges by-law to a Public Meeting under the Building Code Act to be held on April 7th, 2020 at 7:30 pm.

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- 7.3.3 Community Safety and Well Being Plan attached
A report has been prepared by Deputy Clerk Kim Johnston in this regard. Ms. Johnston will not be in attendance. For information only.

- 7.3.4 Website Redesign and Update RFP Results attached
A report has been prepared by CAO/Clerk Trevor Hallam in this regard.

Moved by
Seconded by

AWARD WEBSITE CONTRACT THAT the Council of the Municipality of Morris-Turnberry accepts the proposal of OSiM Interactive for the redesign and development of the Municipal Website in the amount of \$9,500.00 and \$100.00 monthly thereafter for hosting and maintenance services, excluding HST.

~

8.0 BUSINESS

8.1 BUDGET 2020 UDATE attached

A draft of the 2020 Municipal Budget has been provided to Council. Treasurer Sean Brophy will be in attendance to answer any questions Council may have, advise, and take note of any changes Council would like to request. If Council is in favor of the budget as presented or amended during this meeting, a final budget can be returned as a draft by-law for consideration at the next meeting of Council, during which a public meeting on the same may be held.

Moved by
Seconded by

RETURN BUDGET BY-LAW THAT the Council of the Municipality of Morris-Turnberry directs the Treasurer to return a draft of the 2020 budget for the Municipality for consideration at a public meeting to be held at 7:30pm on April 7th, and that notice of the same be given.

~

9.0 COUNCIL REPORTS

Sharen Zinn

Jamie McCallum

Jim Nelemans

Kevin Freiburger

Jamie Heffer

10.0 CORRESPONDENCE, MINUTES, ITEMS FOR INFORMATION attached

- 10.1 Correspondence from Minister Steve Clark – Provincial Policy Statement Notice
- 10.2 Correspondence from AMDSB to Minister Steven Lecce
- 10.3 Correspondence from John Schwartztruber regarding surplus farmhouse severances
- 10.4 Correspondence from MVCA regarding flood mapping on Turnberry Shop property
- 10.5 Invitation from ACW Councillor Jennifer Miltenburg - Taking Action for Places of Faith In Rural Ontario workshop
- 10.6 Belgrave Water Monthly Report - February
- 10.7 Outstanding Action Items

11.0 NEW BUSINESS

11.1 Items to be placed on the agenda of the next regular Council meeting.

12.0 BY-LAWS AND AGREEMENTS

None.

***** RECESS *****

13.0 CLOSED SESSION

13.1 ENTER CLOSED SESSION

Moved by
Seconded by

ENTER CLOSED SESSION THAT the Council of the Municipality of Morris-Turnberry enter a closed session, with the CAO/Clerk and Chief Building Official remaining in attendance at _____ p.m. for the purpose of discussing confidential matters pursuant to the following sections of the Municipal Act:

- 1) Section 239 (2) (b) regarding an identifiable individual;
- 2) Section 239 (2) (c) regarding the disposition of land;
- 3) Section 239 (2) (k) regarding negotiations to be carried on by the municipality.

~

13.2 RETURN TO OPEN SESSION

Moved by
Seconded by

RISE FROM CLOSED SESSION 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**

attached

Moved by
Seconded by

CONFIRMING BY-LAW THAT leave be given to introduce By-Law # 10-2020, being a by-law to confirm the proceedings of the Municipality of Morris-Turnberry meeting of Council held on March 18th, 2020, and that it now be read severally a first, second, and third time, and finally passed this 18th day of March 2020.

~

15.0 **ADJOURNMENT**

Moved by
Seconded by

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

~

NEXT MEETINGS:

- 1. Regular Meeting of Council Tuesday, April 7th 2019, 7:30 pm
- 2. Regular Meeting of Council Tuesday, April 14th 2019, 7:30 pm



MUNICIPALITY OF MORRIS-TURNBERRY

COUNCIL MINUTES

Tuesday, March 3rd, 2020, 7:30 pm

The Council of the Municipality of Morris-Turnberry met in regular session on the 3rd day of March 2020, at 7:30 pm in the Council Chambers of the Municipality of Morris-Turnberry.

Council in Attendance

Mayor Jamie Heffer
Deputy Mayor Sharen Zinn
Jamie McCallum
Jim Nelemans
Kevin Freiburger

Staff in Attendance

Trevor Hallam	CAO/Clerk
Sean Brophy	Treasurer
Mike Alcock	Director of Public Works

Others in Attendance

Jennifer Burns	Planner, Huron County
Chris Watson	Economic Development, Huron County
Christine Hoffman	Housing Services Manager, Huron County
Pauline Kerr	Wingham Advance Times
Denny Scott	The Citizen
Nancy Michie	Bruce Energy Centre
Helmut Sieber	Bruce Energy Centre
Cam Proctor	
Adam Garniss	
Wayne Hopper	
Linda Hopper	
John Schwartzentruber	
Ranko Markeljevic	

1.0 CALL TO ORDER

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

2.0 ADOPTION OF AGENDA

Moved by Sharen Zinn
Seconded by Jamie McCallum

MOTION
40-2020

THAT the Council of the Municipality of Morris-Turnberry hereby adopts the agenda for the meeting of March 3rd 2020 as circulated.

Carried.

3.0 DISCLOSURE OF PECUNIARY INTEREST / POTENTIAL CONFLICT OF INTEREST

None declared.

4.0 CLOSED SESSION

4.1 ENTER CLOSED SESSION

Moved by Jim Nelemans
Seconded by Kevin Freiburger

MOTION 42-2020 THAT the Council of the Municipality of Morris-Turnberry enter a closed session, with the CAO/Clerk remaining in attendance at 7:30 p.m. for the purpose of discussing confidential matters pursuant to the following sections of the Municipal Act:

- 1) Section 239 (2) (k) regarding negotiations to be carried on by the municipality.

Carried.

4.2 RETURN TO OPEN SESSION

Moved by Jim Nelemans
Seconded by Sharen Zinn

MOTION 43-2020 THAT the Council of the Municipality of Morris-Turnberry rise from a closed session at 8:05 p.m.

Carried.

4.3 REPORT AND ACTION FROM CLOSED SESSION

Council discussed a matter regarding negotiations to be carried on by the municipality.

5.0 MINUTES

Moved by Jim Nelemans
Seconded by Jamie McCallum

MOTION 41-2020 THAT the Council of the Municipality of Morris-Turnberry hereby adopts the February 18th, 2020 Council Meeting Minutes as written.

Carried.

6.0 ACCOUNTS

6.1 ACCOUNTS

Moved by Kevin Freiburger
Seconded by Jamie McCallum

MOTION 44-2020 THAT the Council of the Municipality of Morris-Turnberry hereby approves for payment March 3rd accounts in the amount of \$124,480.05.

Carried.

6.2 PAY REPORTS

Copies of the February 19th Pay Reports were provided for information purposes.

7.0 PUBLIC MEETINGS AND DEPUTATIONS

7.1 PLANNING

7.1.1 Application for Consent C06-20 Garniss – Surplus Farmhouse

7.1.1.1 Jennifer Burns, County Planner, presented a report in regards to an application for consent pertaining to 40851 Browntown Road.

7.1.1.2 Comments

Applicant and/or Agent

None.

Others

John Schwartzentruber asked if there were any other conditions regarding the existing buildings. Ms. Burns confirmed that there were not.

Council's Questions and/or Comments

Councillor Nelemans asked whether the well and septic are located on the retained parcel. Ms. Burns confirmed that they are.

Deputy Mayor Zinn ask for clarification regarding the outbuildings, and whether an applicant must request to keep them. Ms. Burns explained that the buildings are being used for storage and that continued use is permitted.

Moved by Jim Nelemans
Seconded by Kevin Freiburger

MOTION
45-2020

THAT The Council of the Municipality of Morris-Turnberry recommends approval of application for consent C06-20 subject to the conditions outlined in the Planner's report.

Carried.

7.1.2 Application for Consent C07-20 Garniss – Lot Addition

7.1.2.1 Jennifer Burns, County Planner, presented a report in regards to an application for consent pertaining to 41005 Browntown Road.

7.1.2.2 Comments

Applicant and/or Agent

None.

Others

None.

Council's Questions and/or Comments

None.

Moved by Jamie McCallum
Seconded by Sharen Zinn

MOTION
46-2020

THAT The Council of the Municipality of Morris-Turnberry recommends approval of application for consent C07-20 subject to the conditions outlined in the Planner's report.

Carried.

7.1.3 Application for Consent C10-20 Proctor – Surplus Farmhouse

7.1.3.1 Jennifer Burns, County Planner, presented a report in regards to an application for consent pertaining to 41033 Cardiff Road.

Ms. Burns explained that while her report recommended denial as neither the owner nor prospective purchaser met the eligibility criteria for a surplus farmhouse severance application, new information had come to light indicating that he prospective purchaser is in fact eligible, and the application is being recommended for approval.

7.1.3.2 Comments

Applicant and/or Agent

None.

Others

None.

Council's Questions and/or Comments

Councillor Nelemans asked why the lot lines for the severed parcel with the house would be squared off to avoid an irregularly shaped lot. He stated that doing so would help avoid any future confusion regarding the lot lines.

Mayor Heffer agreed with and emphasized Councillor Neleman's report, and asked that it be a condition of the recommendation of council that the lot line be squared off.

Ms. Burns explained that the lot configuration as presented was done without the benefit of having had a surveyor on site, and changes were likely after that had happened.

Moved by Jim Nelemans
Seconded by Sharen Zinn

MOTION
47-2020

THAT The Council of the Municipality of Morris-Turnberry recommends approval of application for consent C010-20 on the condition that the severed parcel be squared off to be a regular shape.

Carried.

7.2 DEPUTATIONS

7.2.1 Economic Development and Housing Services

Representatives from the Huron County Economic Development Department and Housing Services presented information to Council regarding the status and initiatives of housing in the County by the Planning Department, Economic Development Department and Housing Services.

Councillor McCallum noted that it has been said for many years that we need to attract and retain the workforce in the area, yet we have people already here who can't get into the housing market, is that a fair assessment?

Mr. Watson explained that how the housing consortium would work in practice remains to be seen, including whether accessing the housing it makes available is an option for all or only new or existing members of the workforce. At the moment, we do know that more supply is the solution.

Councillor Nelemans asked what might what happen if an employee accesses housing through the consortium initiative and their employment situation changes?

Mr. Watson explained that it would be set up as a development corporation, it wouldn't be employers directly providing the housing. The employer would have the opportunity to invest in the development corporation, and for their investment they would be able to provide a list of employees. Once an employee is housed they would be paying rent to the development corporation, not the employer.

Councillor Nelemans asked what determines what an affordable rent is.

Ms. Hoffman explained that affordable is defined as 80% of average market rents province wide, which is approximately \$672. This, however, is not a good indicator for Huron County, as due to size Huron County is not surveyed by the Province and so is not considered in that figure. A study of Huron County rental rates is being proposed.

8.0 STAFF REPORTS

8.1 PUBLIC WORKS

8.1.1 M190-T090 Bridge Tender

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

Moved by Jamie McCallum
Seconded by Kevin Freiburger

MOTION
48-2020

THAT The Council of the Municipality of Morris-Turnberry hereby accepts the tender of AJN Builders Inc. for Contract No. BR1328 / BR 200B repairs to structure M190 on Clegg Line and structure T090 on Kieffer Line for the estimated value of \$494,620.78.00 (based on estimated quantities and excluding HST) and authorizes the Mayor and Clerk to execute the tender and all other required documents.

Carried.

8.1.2 Slip In Water Tank Tender

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

Moved by Jamie McCallum
Seconded by Kevin Freiburger

- MOTION 49-2020 THAT The Council of the Municipality of Morris-Turnberry hereby accepts the tender Precision Industries Guelph Ltd., for MT 20-601, being a 2,600 gallon slip-in water tank, with pump and gravity spray bar as specified, for the amount of \$26,000.00 (excluding HST) and authorizes the Mayor and Clerk to execute the tender and all other required documents.
- Carried.

9.0 **BUSINESS**

9.1 BELGRAVE WATER ANNUAL REPORT AND SUMMARY

The Belgrave Well Supply 2019 Operation and Maintenance Annual Report has been prepared by Veolia Water and was presented for the information of Council.

Moved by Jamie McCallum
Seconded by Kevin Freiburger

- MOTION 50-2020 THAT the Council of the Municipality of Morris-Turnberry adopts the Belgrave Well Supply 2019 Operation and Maintenance Annual Report, prepared by Veolia Water.
- Carried.

9.2 BUDGET 2020 UDATE

The 2019 fiscal year is being finalized giving a more accurate picture of the financial position of the Municipality heading into the budget deliberations for 2020. Treasurer Sean Brophy presented a report to Council in this regard.

Moved by Jim Nelemans
Seconded by Sharen Zinn

- MOTION 51-2020 THAT the Council of the Municipality of Morris-Turnberry directs the Treasurer to recognize the bank loan in the amount of \$850,000 authorized by by-law 80-2018 and allocates the revenue by returning the following amounts to municipal reserves:
- | | |
|-----------------|-----------|
| Roads Reserve - | \$650,000 |
| Fire Reserve - | \$200,000 |
- Carried.

Moved by Jim Nelemans
Seconded by Kevin Freiburger

- MOTION 52-2020 THAT the Council of the Municipality of Morris-Turnberry directs the Treasurer to allocate resources to balance the 2019 deficit, subject to auditor adjustments, in the following amounts:
- | | |
|-------------------------------|--------------|
| Building Reserve | \$24,266.32 |
| Remaining Modernization funds | \$90,942.57 |
| Roads Reserve | \$181,206.30 |
- Carried.

10.0 **COUNCIL REPORTS**

Sharen Zinn

No report.

Jamie McCallum

February 21st, attended a meeting of the Sustainable Huron Committee

Jim Nelemans

No report.

Kevin Freiburger

February 19th, attended the Annual General Meeting of the Maitland Valley Conservation Authority in Goderich.
February 23rd to 26th, attended the Ontario Good Roads Association annual conference

Jamie Heffer

No report.

11.0 CORRESPONDENCE, MINUTES, ITEMS FOR INFORMATION

- 11.1 Correspondence – Ministry of Natural Resources and Forestry -Changes to Aggregate Resources Act
- 11.2 Resolution – County of Haliburton – Tourism Oriented Destination Signage Fee Increases
- 11.3 Saugeen Valley Conservation Authority Meeting Schedule 2020
- 11.4 Minutes - Saugeen Valley Conservation Authority – December 11, 2019
- 11.5 Minutes – AMDSB Board Highlights – February 25
- 11.6 Conference Report – Councillor Freiburger – Ontario Good Roads Association
- 11.7 Outstanding Action Items

Councillor McCallum asked when the next opportunity to meet with trustees from the AMDSB would be, as he would like to address the bus cancellations that occurred on the morning of March 3rd. CAO/Clerk will inform Councillor McCallum of the next scheduled meeting.

12.0 NEW BUSINESS

- 12.1 Councillor Freiburger indicated that on March 18th the Maitland Valley Conservation Authority would be voting on the 2020 levy, so a decision by Council at the March 17th regarding that levy would be prudent.

13.0 BY-LAWS AND AGREEMENTS

- 13.1 Interim Tax Levy By-Law

Direction was given at the February 4th meeting of Council to return the Interim Tax Levy by-law for consideration.

Moved by Jamie McCallum
Seconded by Kevin Freiburger

MOTION
53-2020

THAT leave be given to introduce By-Law # 9-2020, being a by-law to provide for interim tax levies for the year 2020 for the Municipality of Morris-Turnberry, and that it now be read severally a first, second, and third time, and finally passed this 3rd day of March 2020.

Carried.

***** Mayor Heffer called a brief recess at 9:15pm *****

14.0 CLOSED SESSION

- 14.1 ENTER CLOSED SESSION

Moved by Jamie McCallum
Seconded by Kevin Freiburger

MOTION
54-2020

THAT the Council of the Municipality of Morris-Turnberry enter a closed session, with the CAO/Clerk and Chief Building Official remaining in attendance at 9:27 p.m. for the purpose of discussing confidential matters pursuant to the following sections of the Municipal Act:

- 2) Section 239 (2) (c) regarding the disposition of land;
- 3) Section 239 (2) (k) regarding negotiations to be carried on by the municipality.

Carried.

14.2 RETURN TO OPEN SESSION

Moved by Jim Nelemans
 Seconded by Kevin Freiburger

MOTION 55-2020 THAT the Council of the Municipality of Morris-Turnberry rise from a closed session at 10:28 p.m.

Carried.

14.3 REPORT AND ACTION FROM CLOSED SESSION

Council discussed matters regarding the disposition of land and negotiations to be carried on by the Municipality, and direction was given to staff accordingly.

15.0 **CONFIRMING BY-LAW**

Moved by Jamie McCallum
 Seconded by Sharen Zinn

MOTION 56-2020 THAT leave be given to introduce By-Law # 10-2020, being a by-law to confirm the proceedings of the Municipality of Morris-Turnberry meeting of Council held on March 3rd, 2020, and that it now be read severally a first, second, and third time, and finally passed this 3rd day of March 2020.

Carried.

16.0 **ADJOURNMENT**

Moved by Sharen Zinn
 Seconded by Jamie McCallum

MOTION 57-2020 THAT the Council of the Municipality of Morris-Turnberry does now adjourn at 10:29 pm.

Carried.

NEXT MEETINGS:

- | | | | |
|-------------------------------|----------------|------------------|---------------|
| 1. Regular Meeting of Council | Tuesday, March | 17 th | 2020, 7:30 pm |
| 2. Regular Meeting of Council | Tuesday, April | 7 th | 2020, 7:30 pm |

 Mayor, Jamie Heffer

 Clerk, Trevor Hallam

**Morris Turnberry
Account List for**

March 17 2020

General

Hydro One	Morris Office	477.88	
Hydro One	Streetlights	1,008.14	
Hydro One	Belgrave Development	203.63	
Union Gas	Morris Office	149.23	
Tuckersmith Communications	Morris Office	89.27	
HuronTel	Municipal Website	121.98	
CJ Johnston Office Solutions Inc.	Paper Towels	124.23	
Goderich Print Shop	Business Cards	534.49	
MicroAge Basics	Office Supplies, Printer	1,757.85	
Pitney Bowes Leasing	Postage Machine Lease	191.20	
CIBC VISA	Water	92.88	
	AMO Conference	1,862.24	
	Coffee Supplies	219.07	
	OGRA Conference Hotel Room	<u>758.01</u>	2,932.20
The Public Sector Digest Inc.	Asset Management Software		4,313.04
MTE Paralegal	Tax Collection Costs		2,266.13
Savaria Sales, Installation & Service	Bluevale Hall Chairlift Maintenance		620.00
Minister of Finance	Policing - January		43,318.00
Saugeen Valley Conservation Authority	2020 Levy		3,402.00
Township of North Huron	January Fire Calls		836.92
Property Owner	Property Tax Refund		956.24
County of Huron	2020 Q1 Levy		543,363.00
Avon Maitland District School Board	2020 Q1 Education Levy		229,100.76
Huron-Perth Separate School Board	2020 Q1 Education Levy		38,121.70
Payroll			
March 4 2020	Payroll		18,889.07
	Expenses		<u>451.16</u>
	General Total		893,228.12

Building Department

CIBC VISA	Laptop Bag & Dry Erase Board	137.92	
MicroAge Basics	Office Supplies	39.54	
Foxton Fuels	Fuel	232.92	
Payroll			
March 4 2020	Payroll		10,722.86
	Expenses		<u>2,231.20</u>
	Building Total		13,364.44

Property Standards**Property Standards Total**

-

Drainage

Paul Cook Electric	Hopper Pump Maintenance	1,107.40	
	Drainage Total		1,107.40

Parks & Cemeteries

Hydro One	Kinsmen Park	31.06	
	Parks & Cemeteries Total		31.06

Belgrave Water

Hydro One	Belgrave Water	1,395.18	
Hydro One	Humphrey Well	237.72	
Allstream	Phone	47.46	
Kincardine Cable	Internet	41.75	
Hay Communications	VPN for Belgrave Water	11.30	
Pannabecker Holdings Inc.	Haul Waste Water	480.25	
Pai-Da Landscaping	Snow Removal	813.60	
	Water Total		3,027.26

Account List March 17 2020.xlsx

Landfill

Hydro One	Morris Landfill	461.69	
Bluewater Recycling Association	March Curbside Pickup	13,029.28	
Voth Sales and Service Inc.	Roll Off Bins	<u>15,501.34</u>	
			28,992.31

Roads

Hydro One	Morris Shop	238.93	
Hydro One	Turnberry Shop	381.50	
Union Gas	Morris Shop	298.48	
HuronTel	Turnberry Shop Internet	57.52	
CIBC VISA	OGRA Conference Hotel Room	1621.77	
	Cell Phone Hands Free Vehicle Mount	47.63	
	Driver Abstract	<u>12.00</u>	1,681.40
Edgar's Feed & Seed	Shop Supplies	41.75	
McDonalds Home Hardware	Shop Supplies & Padlocks	528.28	
Hodgins Rona	Shop Supplies	5.18	
CE MacTavish Limited	Chainsaw Fuel	54.00	
Foxton Fuels	Fuel	15,573.13	
Steffen's Auto Supply	Parts for 19-06 Tandem, 09-02 , 17-01 & 13-03 Graders	246.01	
Radar Auto Parts	Shop Supplies & Parts for 13-03 Grader	193.09	
JA Porter Holdings Ltd.	Parts for 16-05 & 19-06 Tandems	1,848.00	
Altruck International Truck Centres	Parts for 16-05 Tandem	750.68	
MGM Townsend Tire	Parts for 13-03 Grader	628.28	
McGavin Farm Equipment	Parts for 01-12 Tractor	106.52	
Burkholder Auto Body & Towing Ltd.	Tow 16-05 Tandem	452.00	
Brandt	Repair for 09-02 Grader	11,791.65	
North Huron Publishing Company Inc.	Summer Students & Gravel Tender Ads	422.62	
Midwestern Newspapers Corp	Summer Students & Gravel Tender Ads	473.02	
Payroll			
March 4 2020	Payroll	28,396.85	
	Expenses	-	
			Roads Total
			64,168.89
			Account Total
			1,003,919.48

Approved By Council:

March 17 2020

Mayor - Jamie Heffer

Treasurer- Sean Brophy



Report To: Mayor Heffer and Members of Council
Prepared By: Kirk Livingston, Chief Building Official
Date: March 17, 2020
Subject: Building Department Activity Report January & February 2020
Attachments:

RECOMMENDATION:

THAT the Council of the Municipality of Morris Turnberry hereby receive the Building Department Activity Report for January & February 2020 for information purposes.

EXECUTIVE SUMMARY

The Building Departments main objective is to provide the best professional service to administer and enforce the Ontario Building Code. Through the examination of plans, issuance of building permits, and performing inspections, we ensure compliance with building standards of the Ontario Building Code and ensure health and safety, fire protection and structural sufficiency in all buildings in which we live, work and play.

The Chief Building Official provides bi-monthly updates to Council on the operations of the Shared Services Building Department.

DISCUSSION

BUILDING PERMIT Report – January / February 2020

Permit #	Permit Type	Value of Project	Sq. Feet New Const.	Status	
0001	-2020	New Residential Dwelling	\$ 285,000.00	1536	issued
0002	-2020	On Site Sewage System	\$ 10,000.00	237	issued
0003	-2020	Agricultural Livestock Barn	\$ 1,500.00	224	issued
0004	-2020	Steel Grain Bin - Addition	\$ 300,000.00	405	issued
0005	-2020	New Residential Dwelling	\$ 300,000.00	2923	issued
0006	-2020	On Site Sewage System	\$ 15,000.00	2400	issued

Total Value of Construction to date; \$ 911,500.00 with 6 permits (Last year; \$ 347,000.00 with 5 permits)

Zoning Certificates issued for this year; 9 (Last year 6)

On-Site Mandatory Maintenance Inspection Program for Septic Systems

The building department is also preparing letters and information packages to be circulated to landowners in Belgrave who are located within Zone A as defined under the Source Water Protection mapping.

In 2015, a septic inspection program was implemented and completed on septic systems within the Zone A. The Ontario Building Code requires these inspections to be completed every 5 years, these inspections will take place between June 1st and September 30 2020.

Regards

Kirk Livingston, Chief Building Official



Report to the Council on March 17th, 2020

Subject: Operations Report

Presented by: Mike Alcock

- **Recommendation:** That the Council of the Municipality of Morris-Turnberry receive the Public Works Operations Report for information and provide direction on the purchase of a roller / packer.

Executive Summary:

This report is intended to provide Council with an outline of Public Works Staff operations:

- Routine Road Patrols and regular maintenance activities continue to get completed as scheduled and / or as required.
- Winter road patrols continue daily as required by the Minimum Maintenance Standards.
- During periods without winter operations Public Works Staff have been keeping up with vehicle and roadside maintenance including tree cutting and brushing removal.
- Work on tender preparations and Planning for 2020 continue.
- 2020 Tenders continue to be prepared for time sensitive items.
- Advertisements for summer students was published in local papers and on the website. There was a good response to the posting with 5 resumes received by the February 27th, 2019 deadline. Municipal staff will rate the applicants and schedule interviews. Summer students usually start in May.
- Public works staff has been focusing on grading roads when the conditions are favourable.
- Roadside maintenance including tree cutting and brush removal is also ongoing.
- The 2020 proposed Public Works Budget includes \$20,000 for a new grader mounted roller / packer. A manufacturer in Kenilworth has recently began making this style of packer. Public Works staff went and looked at the equipment. The roller / packer is very similar to one of the packers we currently own and will suit the needs of the Municipality. The manufacturer has 1 unit left from last year that they are selling for \$11,500 plus HST installed. The regular price of the equipment is \$14,500 installed. In 2018 the Municipality paid \$19,335 for a similar piece of equipment. The Public Works Department requests that Council grant relief from the Purchasing Policy in order to take advantage of this special pricing from BJ Industries Inc. in Kenilworth.

Thank you.

Mike Alcock,
Director of Public Works



Report to the Council on March 17th, 2020

Subject: RFQ MT 20-111 – Granular “M” Supply and Place - Maintenance Gravel

Presented by: Mike Alcock

- **Recommendation:** That the Council of the Municipality of Morris-Turnberry accept the quotation of:
Joe Kerr Ltd. for RFQ MT 20-111 – Granular “M” Supply and Place, in the amount of \$400,500.00 (excluding HST).

 - and authorize the Mayor and Administrator Clerk-Treasurer to execute the tender and all other required documents.
-

Executive Summary:

The Council of the Municipality of Morris-Turnberry authorized proceeding to tender for Maintenance Gravel, which is included in the proposed 2020 Public Works Budget, prior to budget approval. The draft 2020 Public Works budget includes \$410,000 for Maintenance Gravel.

The tender closed at 2:00 pm on March 5th, 2020 at the Municipality of Morris-Turnberry office. Six Contractors picked up tenders and 2 submitted tenders for the Maintenance Gravel Contract.

The Contractor is able to meet all of the required specification.

Comments:

Maintenance gravel is applied to loose-top roads every second year in the quantities required to maintain the road surface.

RFQ MT 20-111 applies to gravel that will be applied to loose-top roads in the South half of the Geographic Township of Turnberry and the North half of the Geographic Township of Morris.

The following table summarizes the tender prices received March 5th, 2020 for RFQ MT 20-111:

	Contractor	Tender Price	Unit Price	Total Over Low Bid
1.	Joe Kerr Ltd.	\$400,500.00	\$8.90	\$0.00
2.	Johnston Bros. Bothwell Ltd.	\$411,750.00	\$9.15	\$11,250.00

Price Excluding HST

Joe Kerr Ltd. has successfully Supplied and placed maintenance gravel on the Municipality of Morris-Turnberry roads in the past.

In 2018 when the same area of the Municipality received maintenance gravel, the cost was \$7.75 per tonne (excluding HST). The current price bid represents an increase in approximately 15% from 2018 maintenance gravel costs. This increase is higher than expected and will lead to a budgeted shortfall in the proposed budget for maintenance gravel of approximately \$30,000.

The cost of Municipal labour and equipment to install maintenance gravel is estimated at \$32,000.

The proposed pits for supplying gravel are the Thornton Pit Lot 2, Con. 10, Howick and Campbell Pit – North Part Lot 7, Con. 2, Morris.

Budget:

The Municipality of Morris-Turnberry included \$410,000 for Maintenance Gravel Resurfacing in the proposed 2020 Public Works budget. The budget impact for the supply and delivery of Maintenance Gravel is estimated to be \$407,548.80 (including 1.76% HST).

The cost for municipal labour and equipment is estimated at \$32,000 to install maintenance gravel.

The total expected budget impact for maintenance gravel is expected to be approximately \$440,000. The majority of the \$30,000 budgeted shortfall will be offset by reducing the amounts of maintenance gravel applied in some areas, with the remainder coming from savings in other areas of the Public Works budget.

Thank you.



Mike Alcock
Director of Public Works



PLANNING & DEVELOPMENT

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To: Municipality of Morris-Turnberry

From: Jenn Burns, Planner

Date: February 27, 2020

Re: Site Plan Control By-law

RECOMMENDATION

It is recommended that the proposed comprehensive site plan control by-law for the Municipality of Morris-Turnberry under Section 41(2) of the Planning Act, as amended, be **adopted**.

BACKGROUND

The current Morris-Turnberry Site Plan Control By-law was approved in 2010 (By-law 15-2010). In 2017, it was recognized that site plan control by-laws needed updating to be more user friendly, allow for increased clarity and to incorporate additional uses to be subject to site plan control, such as On-Farm Diversified uses and Cannabis Production Facilities. Staff in Morris-Turnberry, Howick and North Huron worked together to update their respective by-laws and replace the outdated versions. Howick implemented their site plan control by-law in 2018 and at this stage, it is appropriate for Morris-Turnberry's Site Plan Control By-law to be updated.

A draft site plan control by-law has been prepared for Council's consideration and will replace the 2010 Site Plan Control By-law.

The draft site plan control by-law proposes that all land uses in the Municipality would be subject to site plan approval **except** the following:

1. All residential buildings and structures containing no more than three separate dwelling units (i.e. single-detached dwellings; semi-detached dwellings; duplex dwellings; and converted dwellings), including their accessory buildings and structures.
2. All accessory buildings and structures that are less than 25% of the main building gross floor area.
3. All agricultural buildings and structures used for agricultural purposes (i.e. barns; silos; drivesheds; and manure storage facilities) in an AG1 and AG2 Zone including commercial-scale greenhouse operations on a site less than 4 hectares. Buildings, structures and associated uses used for on-farm diversified uses and cannabis production facilities are not exempt from Site Plan Control.
4. All licensed mineral aggregate resources operations.
5. All temporary buildings and structures, including temporary buildings and structures, incidental to and necessary for construction work being carried on. This exemption is only for temporary

buildings and structures which are necessary for the construction work in progress which has neither been finished nor abandoned.

6. Any addition to an existing building with an existing site plan, provided such addition does not increase the gross floor area of the building to which the addition is proposed by more than 25%.
7. Tents, marquees, trailers and similar temporary structures and facilities to be erected for a period not exceeding two weeks in any calendar year.
8. Any buildings and land owned by the Municipality of Morris-Turnberry.
9. The replacement of travel trailers, mobile homes, park model trailers and the construction of additions on the same.
10. Parking lots smaller than 5 parking spaces.

The site plan review process would involve a Site Plan Review Group comprised of Municipal staff, such as the Chief Building Official, the Director of Public Works, the Fire Chief, and the CAO/Clerk, as well as the County Planner and may also involve the Township Engineer, Solicitor and others as required.

Approval of site plans that include a site plan agreement would continue to rest with the Clerk, with the agreement of the Site Plan Review Group. With the concurrence of the Site Plan Review Group, the CAO/Clerk would also be empowered to approve minor changes to existing site plans.

COMMENTS

The draft by-law was prepared in 2017 in consultation with the Municipal Administrator Clerk Treasurer and Chief Building Official (CBO) as well as with staff from the Township of North Huron and the Township of Howick. At that time, all three municipalities shared the same CBO and it was recognized that having a similar site plan control by-law and approval process across all three municipalities would be more efficient for the CBO. The draft by-law was deferred while the other two municipalities considered it as well, however Howick passed their by-law in 2018. Since the CBO position is no longer shared, it is not as critical to share the by-law with all three municipalities. However, Morris-Turnberry and Howick share the same Planner and to increase planning service consistency, it is beneficial to have the same site plan control by-law. The new site plan control by-law in Howick is working well and is recommended to be implemented in Morris-Turnberry.

A draft Site Plan Control Guidelines document has also been prepared and is appended to this report. This guideline document is for the information of potential applicants to assist them in understanding the process.

It is recommended that the proposed comprehensive site plan control by-law for the Municipality of Morris-Turnberry be approved.

Sincerely,
"original signed by"

Jenn Burns, Planner

MUNICIPALITY OF MORRIS-TURNBERRY

SITE PLAN SUBMISSION AND APPROVAL GUIDELINES

What is Site Plan Approval?

Site plan approval is completed prior to a building permit being issued. It is an interactive process involving both the property owner and municipal staff to match the property owner's requirements with the unique characteristics of the property and municipal development standards. Site plan approval is authorized under Section 41 of *Planning Act* and implemented through the Municipality of Morris-Turnberry By-law XXXX.

What is a Site Plan?

A site plan is a drawing, or set of drawings, illustrating the physical arrangement of property improvements such as buildings, driveways, parking areas, pedestrian sidewalks, landscaping, fences, light fixtures, drainage and municipal services.

What Types of Development Require Site Plan Approval?

The following types of development are subject to site plan approval:

- commercial, community facility, and industrial development
- parking lots with 5 or more parking spaces
- medium and high density residential development (4 or more units)
- mobile home developments and recreational trailer parks
- agricultural commercial/industrial uses
- commercial-scale greenhouse operations on a site greater than 4 hectares
- cannabis production facilities
- on-farm diversified uses

Please note that some developments may be exempt from site plan control and not all types of development will require the same level of detail for approval.

Who Gives Site Plan Approval?

Municipal staff works through the site plan approval process with the applicant and may include input from the following departments:

- Building & Planning Department
- Administration
- Public Works Department (water, sewer, roads)
- Fire Department

Final approval of the site plan is given by the Clerk as delegated by Council.

Pre-Consultation Meeting

A pre-consultation meeting with Municipal staff and the applicant is required to:

- identify the physical opportunities and constraints of a property
- determine the most efficient use of the property
- ensure future compatibility of the development with neighbouring properties
- coordinate the requirements of other agencies and departments

This meeting will also determine if additional studies are required. The scale of the development may require that various studies be submitted with the application to allow for the evaluation of the proposed development. These studies may include but are not limited to:

- Servicing studies
- Record of site condition
- Planning impact studies
- Traffic impact studies
- Noise and vibration studies
- Tree preservation plan

- Archaeological Assessment
- Landscape plan
- Environmental impact studies
- Stormwater management

What are the types of drawings and studies required for the Site Plan application?

All plans and drawings submitted in accordance with a site plan agreement application shall be prepared by a registered professional architect, professional engineer, Ontario Land Surveyor, or qualified designer.

How long does it take to complete an Approval?

After submitting a complete site plan application, it takes approximately 6 - 8 weeks to process.

Is there an appeal process?

Objections to or the refusal of an application may be appealed to the Local Planning Appeal Tribunal by the applicant.

Are securities required to be posted?

The Municipality may require securities to be posted for a development. The value of the securities shall be determined by the Municipality and may include but not be limited to: an estimate of engineering and legal fees, landscaping, fencing, drainage facilities, sanitary sewers, watermains, water services, paving, and curbing. The Municipality will accept security in the form of an irrevocable letter of credit approved by the Municipal Treasurer. The letter of credit will be released when, in the opinion of the Municipality, all the terms and conditions of the site plan agreement have been fulfilled.

Are there any related fees associated with the review of the application?

Where the Municipality requires assistance from its solicitors or other technical or professional consultants in the processing of this application, the owner shall be responsible for reimbursing all legal, planning and consulting fees incurred by the Municipality. These fees will be re-billed to the owner listed on the application. By signing the application, the owner agrees to pay all fees incurred by the Municipality related to the review of the site plan.

When will a building permit be issued?

To expedite the process, applicants can submit a building permit application concurrently with their site plan application. However, the building permit will not be issued until the Site Plan Agreement has been approved and registered on title and any applicable securities are received.

How can I get more information about the Site Plan Approval process?

Please get in touch with Jenn Burns, Planner at 519-524-8394 ext 3; or staff at the Municipality of Morris-Turnberry, 519-887-6137; or visit the Municipality of Morris-Turnberry Municipal Office 41342 Morris Road, Brussels; or online at www.morristurnberry.ca

What are the steps to complete Site Plan Approval?

The following is a brief description of the process and provides information on how you can help us to ensure that your application is reviewed as efficiently as possible:

Step 1 Pre-consultation

It is necessary for the applicant to have a pre-consultation meeting with Municipal staff to review and discuss the proposed project. The pre-consultation meeting will assist in determining the nature and extent of information required. You will also be advised with regard to related approvals, and other agencies you may wish to contact with regard to their role in the review and approval of your project.

To arrange a pre-consultation meeting, please contact Kim Johnston, Deputy Clerk at 519-887-6137 ext 0. Applicants will be asked to submit a preliminary site plan and/or proposal in advance of the pre-consultation meeting.



Step 2 Submission

Following the pre-consultation meeting, there are four main requirements to ensure timely processing of your site plan approval application:

a) A completed site plan approval application form must be fully completed and signed and witnessed by a Commissioner. Kim Johnston, Deputy Clerk, is an authorized Commissioner. It is important to ensure that your application is complete and accurate. Until the application is complete the municipality may refuse to accept the application.

b) The Municipality requires one digital copy, two (2) legal size copies and two (2) oversized copies of a site plan drawn to a metric scale. See *Appendix A* for a site plan example.

All of the following information must be shown on the **site plan**:

- true dimensions and bearings of the property;
- key map showing the location of the property along with abutting street name(s);
- location and dimensions of all existing and proposed buildings and structures;
- location of any buildings to be demolished;
- distance between buildings and structures;
- setbacks of all buildings and structures from property lines;
- location of existing landscaped areas and existing tree cover;
- location of existing driveways, paved areas and graveled-surfaced areas;
- drainage, existing topography of the land, showing contour lines. Severe slopes are to be clearly illustrated showing both top and bottom of banks;
- location, dimensions, and type of existing and proposed easements and rights-of-way;
- location of off-street parking and loading areas including the dimensions of parking spaces and loading areas and setbacks of such areas from property lines;
- width of the driveways and aisles accessing parking stalls and loading areas;
- dimensions detailing entrance and exit locations to and from the site;

- location of outdoor containers and/or vaults, central storage and collection areas, or other facilities for the storage of garbage and other waste or recyclable material;
- location, height and type of proposed fencing and curbing;
- location of landscaped areas and concrete/asphalt surfaces;
- location of existing and proposed poles, transformers, sidewalks, walkways, and the location of all site lighting;
- location and dimensions of facilities for accessibility (i.e. ramps, curbing, parking);
- existing and proposed connections to utilities;
- location of closest fire hydrant(s);
- designated fire route;
- location of any lands for public purposes or amenity areas (e.g. group mailboxes);
- total existing and proposed building size in square meters, lot area, total number of parking stalls, and total number of units.

If the proposed development is an industrial or commercial zone in the Municipality, the Municipality requires two (2) copies of a building elevation drawing indicating design and materials to be submitted with the application. Other forms of development may require this submission as well, if requested.

All of the following information must be shown on the **building elevation drawing**:

- the massing and conceptual design of the proposed building;
- the relationship of the proposed building to adjacent buildings, streets, and exterior areas to which members of the public have access;
- the provision of interior walkways, stairs, elevators and escalators to which members of the public have access from streets, open spaces and interior walkways in adjacent buildings;
- matters relating to exterior design, including without limitation the character, scale, appearance and design features of buildings, and their sustainable design;
- proposed signs, exterior lighting, and roof elevations
- the height of all buildings, structures and free-standing signs;
- facilities designed to have regard for accessibility for persons with disabilities.

c) Submit one digital copy and two (2) copies of any studies identified at the pre-consultation meeting (e.g. stormwater management plan, traffic impact study).

By signing the application form, the applicant agrees to cover legal, planning and engineering review costs of the application.

Submission of application

In Morris-Turnberry: Submit applications to the Municipality of Morris-Turnberry, 41342 Morris Road, Brussels.



Step 3 Review

On the determination that the application is complete, a staff review will take place. Applications are reviewed for compliance with the zoning by-law, and circulated to and reviewed by all relevant municipal departments. During this process your application may also be circulated to other applicable review agencies such as the Maitland Valley Conservation Authority, Huron County Highways, etc. As this process takes place you may be advised of additional requirements to clarify any issues which may arise.

The applicant then finalizes the site layout plan. The completed information is reviewed by municipal staff and any required revisions to this information are provided to the applicant for further submission. During the final stages of review, the applicant will be provided with a draft site plan agreement. This agreement, which is a required component of site plan approval, will be required to be registered against title to the lands and will be binding on future owners.



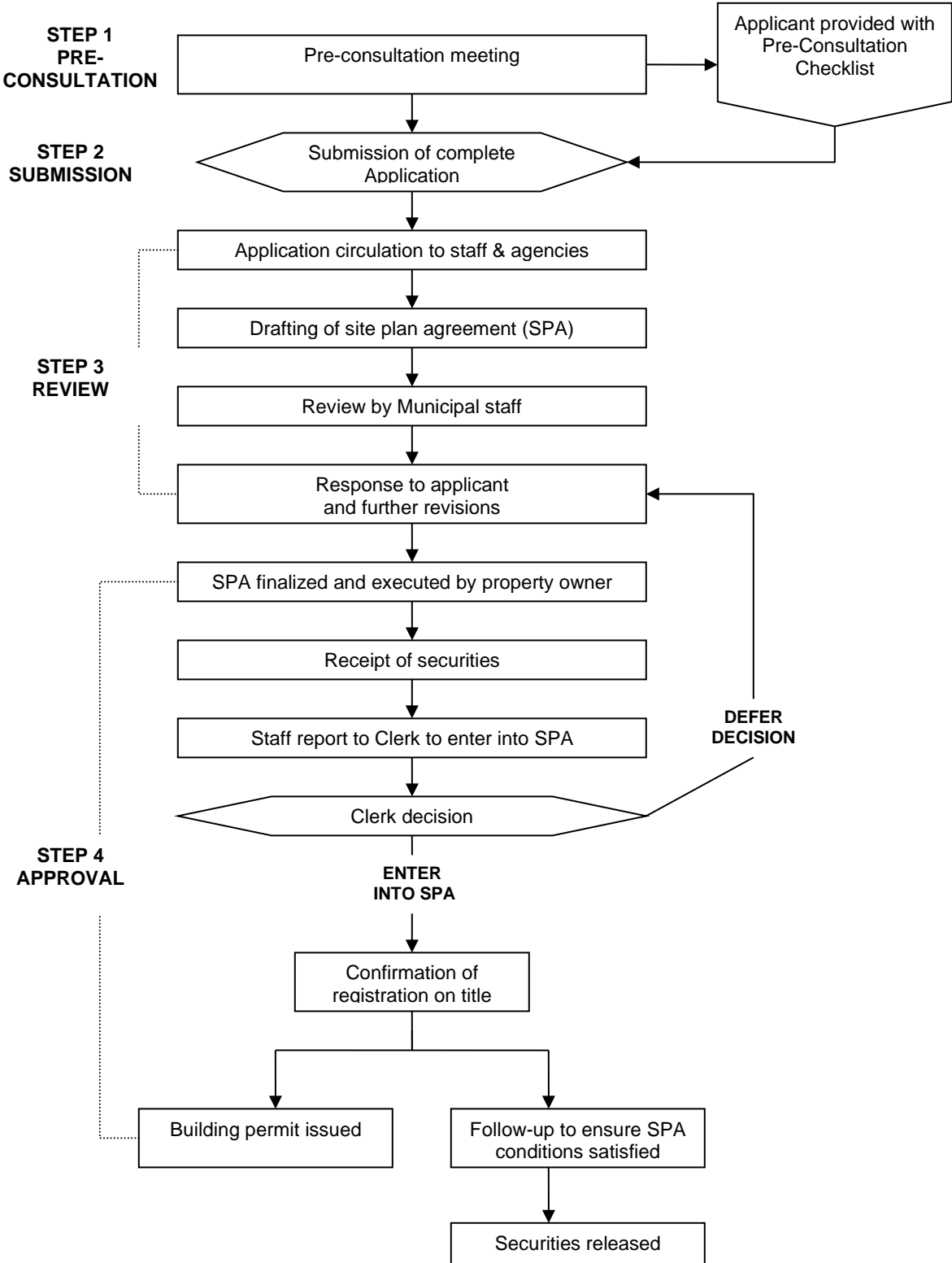
Step 4 Approval

For all Site Plan Applications approval is delegated to the Clerk.

After the required revisions have been made, staff will prepare a report for the Clerk. Prior to approval, the applicant may be required to enter into a site plan agreement with the Municipality of Morris-Turnberry. The agreement will be prepared by staff and provided to the applicant for execution. The signed agreement and any required securities or documentation must be submitted to the Clerk for final execution.

If site plan approval is granted, the site plan and agreement, if applicable, will be registered by the Municipality's solicitor on title of the property. Once we receive confirmation that the agreement has been registered and any required securities are received, a building permit can be issued.

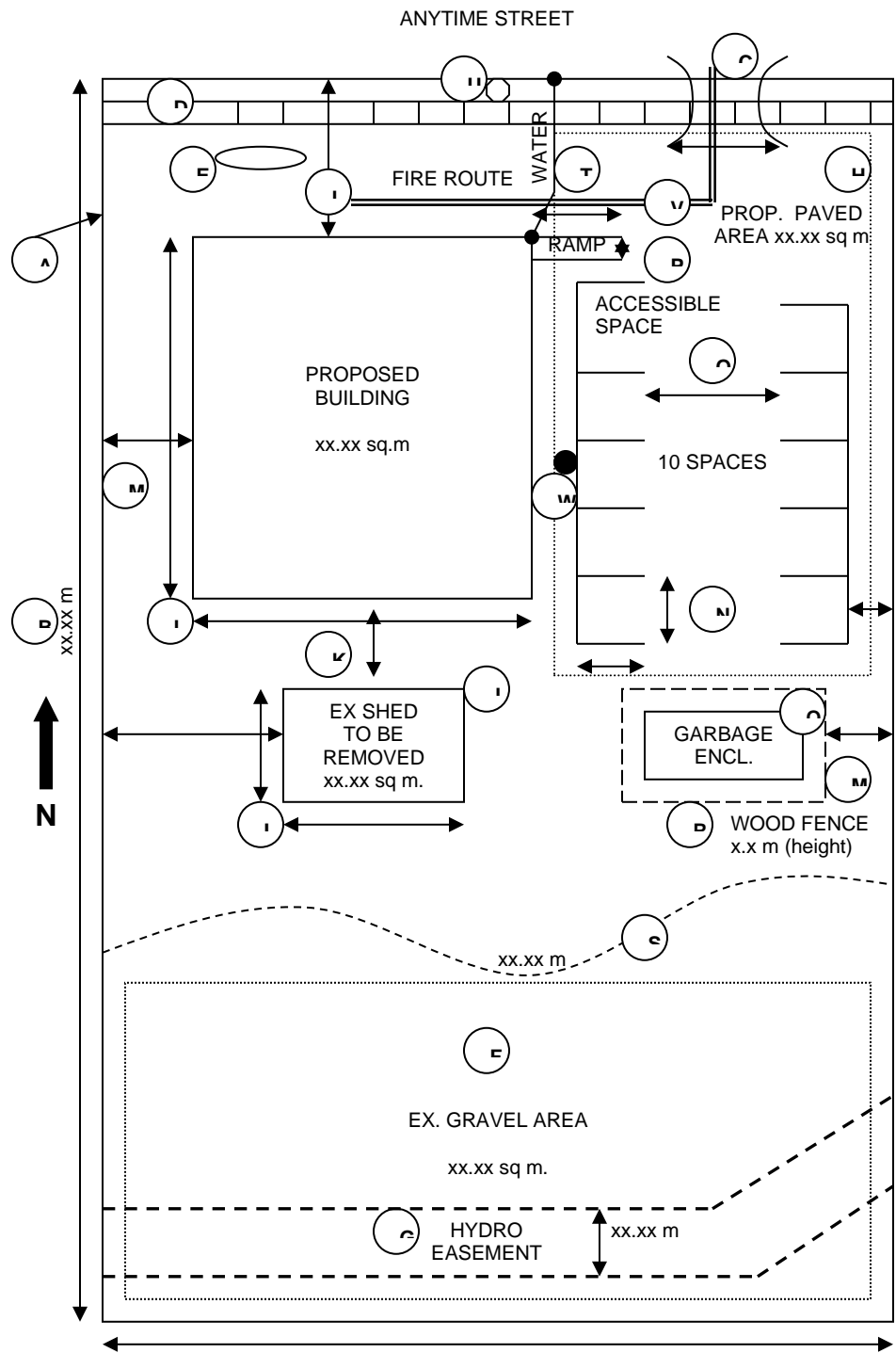
Site Plan Approval Process Chart



**APPENDIX A:
SITE PLAN EXAMPLE**

Legend

- A** Property line
- B** Property dimensions
- C** Location & width of existing entrance
- D** Location of existing sidewalk & curbing
- E** Existing landscaping
- F** Existing gravel area
- G** Location, dimension, & type of existing easement
- H** Location & dimension of asphalt surface
- I** Dimensions of existing building
- J** Location of building to be demolished
- K** Distance between buildings
- L** Dimensions of proposed building
- M** Setbacks of all buildings & structures to property line
- N** Location of off-street parking, stall dimensions, & setback from property line
- O** Width of aisle accessing parking stalls
- P** Location and dimension of facilities for accessibility
- Q** Location of outdoor garbage enclosure
- R** Location, type & height of fencing
- S** Contour line
- T** Proposed connection to utilities
- U** Location of fire hydrant
- V** Fire route
- W** Location of exterior lighting of the land or of any buildings/structures



Note: This drawing is for informational purposes only.

**CORPORATION OF THE MUNICIPALITY OF MORRIS-
TURNBERRY**

BY-LAW

Being a By-law to Designate a Site Plan Control Area Pursuant
to Section 41 of The Planning Act (R.S.O. 1990)

WHEREAS the Council of the Corporation of the Municipality of Morris-Turnberry deems it desirable to designate a Site Plan Control Area;

AND WHEREAS pursuant to the provisions of Section 41 of the Planning Act, R.S.O. 1990, By-laws may be passed by Councils of municipalities to designate the whole or any part of a municipality as a site plan control area;

NOW, THEREFORE, THE CORPORATION OF THE MUNICIPALITY OF MORRIS-
TURNBERRY HEREBY ENACTS AS FOLLOWS:

Section 1 Definitions

1. For the purposes of this by-law, definitions in the Municipality's Zoning By-law shall apply, except where listed below:
 - (a) *Agri-tourism uses*: means those farm-related tourism uses, including limited accommodation such as a bed and breakfast, that promote the enjoyment, education or activities related to the farm operation.
 - (b) *Development*: means the construction, erection or placing of one or more buildings or structures on land or the making of an addition or alteration to a building or structure that has the effect of substantially increasing the size or usability thereof, or the laying out and establishment of a commercial parking lot or of sites for the location of three or more trailers as defined in Section 168(5) of the Municipal Act, 2001 or of sites for the location of three or more mobile homes as defined in Subsection 46(1) of the Planning Act (R.S.O. 1990).
 - (c) *On-farm diversified uses*: means uses that are secondary to the principal agricultural use of the property, and are limited in area. On-farm diversified uses include, but are not limited to, home occupations, home industries, agri-tourism uses, and uses that produce value-added agricultural products.
 - (d) *Site Plan Review Group*: means a working group made up of Municipal staff, including but not limited to the Chief Building Official, the Director of Public Works, the Fire Chief, and the CAO/Clerk, as well as the Planner from the Huron County Planning and Development Department assigned to the Municipality. The Site Plan Review Group may also seek assistance from the

Municipality Engineer, Solicitor and others as required.

- (e) *Wellhead Protection Area*: Means an area that is related to a wellhead and within it is desirable to regulate or monitor drinking water threats, as defined in the Clean Water Act (S.O. 2006). O.Reg 385/08, s.2.

Section 2 Authority

1. The Council of the Corporation of the Municipality of Morris-Turnberry is the approval authority for Site Plan Agreements.
2. Pursuant to Section 41(13) of the *Planning Act*, the Clerk is hereby authorized to approve minor changes to all existing Site Plan Agreements which have been approved by the Municipality prior to the enactment of this by-law and to all Site Plan Agreements approved by the Municipality subsequent to this by-law. The CAO/Clerk shall, prior to approving any minor change to a Site Plan Agreement, confer with the Site Plan Review Group. It may be determined that a minor change to a site plan would not require an amendment to the registered version of the Site Plan, but would be noted in the property file at the Municipal office.
3. Pursuant to by-law 99-2017 of the Municipality of Morris Turnberry, the CAO/Clerk is authorized to approve Site Plans and Site Plan Agreements.

Section 3. Enactment

1. This by-law shall come into effect upon the date of passing by the Council of the Corporation of the Municipality of Morris-Turnberry and hereby repeals by-law 15-2010 and all previous by-laws, resolutions and policies and parts of by-laws, resolutions and policies inconsistent with the provisions of this by-law regarding Site Plan Area Designation, and the Site Plan administration.

Section 4. Fees

1. The application fee for a Site Plan is established by the Municipality pursuant to Section 69 (1) of the Planning Act and is outlined in detail in the Municipal Fee By-law. Fees will be specified for:
 - (a) Site Plan Control Application without an Agreement
 - (b) Site Plan Control Application with an Agreement
 - (c) Processing an Amendment to Site Plan and/or Agreement.
2. In addition to the application fee, where the Municipality requires assistance from its solicitors or other technical or professional consultants in the processing of an application, the owner shall be responsible for reimbursing all legal and consulting fees incurred by the Municipality. These fees will be re-billed to the owner listed on the application. By signing the application, the owner agrees to pay all fees incurred by the Municipality related to the review of the site plan.

Section 5. Designation of Site Plan Control Areas

1. All lands within the boundaries of the Corporation of the Municipality of Morris-Turnberry are hereby designated as a site plan control area pursuant to Section 41(2) of The Planning Act (R.S.O. 1990).

Section 6. Approval of Plans or Drawings

1. No person shall undertake any development in an area designated under Section 5 unless the Council of the Municipality of Morris-Turnberry or Municipal staff delegated under Section 2 has approved one or both, as the Council or delegated Staff may determine, of the following:
 - (a) Plans showing the location of all buildings and structures to be erected and showing the location of all facilities and works to be provided in conjunction therewith and of all facilities and works required under Section 8.1(a)
 - (b) Drawings showing plan, elevation and cross-section views for each industrial and commercial building to be erected and for each residential building containing four or more dwelling units to be erected which are sufficient to display:
 - i. the massing and conceptual design of the proposed building;
 - ii. the relationship of the proposed building to adjacent buildings, streets and exterior areas to which members of the public have access; and
 - iii. the provision of interior walkways, stairs and escalators to which members of the public have access from streets, open spaces and interior walkways in adjacent buildings,
 - iv. but which exclude the layout of interior areas, other than the interior walkways, stairs and escalators referred to in 6.1(b)(iii), the colour, texture and type of materials, window detail, construction details, architectural detail and interior design.

Section 7. Exemptions to Approval of Plans/Drawings

1. The following defined class or classes of development may be undertaken without the approval of plans and drawings otherwise required under Section 6:
 - (a) All residential buildings and structures containing no more than three separate dwelling units (i.e. single - detached dwellings; semi-detached dwellings; duplex dwellings; and converted dwellings), including their accessory buildings and structures.
 - (b) All accessory buildings and structures that are less than 25% of the main building gross floor area.
 - (c) All agricultural buildings and structures used for agricultural purposes (i.e. barns; silos; drivesheds; and manure storage facilities) in an AG1 and AG2 Zone including commercial-scale greenhouse operations on a site less than 4 hectares. Buildings, structures and associated uses used for cannabis production or on-farm diversified uses are not exempt from Site

Plan Control.

- (d) All licensed mineral aggregate resources operations.
- (e) All temporary buildings and structures, including temporary buildings and structures, incidental to and necessary for construction work being carried on. This exemption is only for temporary buildings and structures which are necessary for the construction work in progress which has neither been finished nor abandoned.
- (f) Any addition to an existing building with an existing Site Plan, provided such addition does not increase the gross floor area of the building to which the addition is proposed by more than 25%.
- (g) Tents, marquees, trailers and similar temporary structures and facilities to be erected for a period not exceeding two weeks in any calendar year.
- (h) Any buildings and land owned by the Municipality of Morris-Turnberry.
- (i) The replacement of travel trailers, mobile homes, park model trailers and the construction of additions on the same.
- (j) Parking lots smaller than 5 parking spaces.

Notwithstanding the above exemptions listed in Section 10 above:

- (k) All development proposed within Wellhead Protection Areas A through C is subject to the approval of plans and drawings as required under Section 6 of this By-law.

Section 8. Conditions to Approval of Plans/Drawings

1. As a condition to the approval of the plans and drawings referred to in Section 6, the Municipality may require the Owner of the land to
 - (a) provide to the satisfaction of and at no expense to the Municipality any or all of the following:
 - i. Widening of highways that abut on the land.
 - ii. Subject to The Public Transportation and Highway Improvement Act and/or the Municipality Development Standards Policy, facilities to provide access to and from the land such as access ramps and curbing and traffic directions signs.
 - iii. Off-street vehicular loading and parking facilities, either covered or uncovered, access driveways, including driveways for emergency vehicles, and the surfacing of such areas and driveways.
 - iv. Walkways, including the surfacing thereof, and all other means of pedestrian access.
 - v. Facilities for the lighting, including floodlighting, of the land or of any buildings or structures thereon.
 - vi. Walls, fences, hedges, trees, shrubs or other groundcover or facilities for landscaping of the lands or the protection of adjoining lands.

- vii. Vaults, central storage and collection areas and other facilities and enclosures for the storage of garbage and other waste material.
 - viii. Easements conveyed to the Municipality for the construction, maintenance or improvement of watercourses, ditches, land drainage works and sanitary sewerage facilities and other public utilities of the local board thereof on the land.
 - ix. Grading or alteration in elevation or contour of the land and provision for the disposal of storm surface and waste water from the land and from any buildings or structures thereon.
- (b) Maintain to the satisfaction of the Municipality and at the sole risk of the Owner any or all of the facilities or works mentioned in paragraphs ii, iii, iv, v, vi, vii, viii and ix of Section 8.1(a), including the removal of snow from access ramps and driveways, parking and loading areas and walkways; and
- (c) Enter into one or more agreements with the Municipality dealing with any or all of the facilities, works or matters mentioned in Clause 8.1(a) or with the provision and approval of the plans and drawings referred to in Section 6.

Section 9. Registration of Agreements

1. Any agreement entered into under Section 8.1(c) may be registered against the land to which it applies and the Municipality is entitled to enforce the provisions thereof against the owner and, and subject to the provisions of The Registry Act and The Land Titles Act, any and all subsequent owners of the land.

Section 10. Securities

1. The Municipality may require securities to be posted for a development. The value of the securities shall be determined by the Municipality and may include but not be limited to: an estimate of engineering and legal fees, landscaping, fencing, drainage facilities, sanitary sewers, watermains, water services, paving, and curbing. The Municipality will accept security in the form of an irrevocable letter of credit, certified cheque or other form approved by the Municipality Treasurer. The letter of credit or certified cheque will be released when, in the opinion of the Municipality, works and matters mentioned in Subsection 41(7) of the Act and all the terms and conditions of the site plan agreement have been fulfilled.

Section 11. Risk, Expense and Default

1. The facilities and matters required pursuant to a site plan agreement shall be provided and maintained to the satisfaction of the Municipality at the sole risk and expense of the owner of the lands in respect of which such site plan agreement was entered into by the Municipality.
2. In the event an owner of the lands fails to comply with any of the provisions of a site plan agreement that was entered into with the Municipality, then the Municipality, its authorized agents, servants or employees, may enter upon the owner's land or into the owner's structures with reasonable notice to complete to its satisfaction any work required by the said site plan agreement and left unfinished by the owner. The Municipality may recover any costs incurred by the Municipality to provide, maintain

or complete site works by deducting from or drawing upon securities that have been provided to the Municipality by the owner. If there are no securities, or if the amount of securities held by the Municipality are not sufficient to cover the costs incurred by the Municipality, then without limiting the Municipality remedies the costs incurred by the Municipality which can not be reimbursed or recovered from securities will be added to the tax roll of the subject property and will be collected in the same manner as municipal taxes.

3. Section 67 (1) of the Planning Act applies to the contravention of Section 41.

READ A FIRST AND SECOND TIME THIS

READ A THIRD TIME AND FINALLY PASSED THIS



REPORT TO COUNCIL

Prepared by: Trevor Hallam
Date: March 17th 2020
Subject: Fees and Charges By-Law Update

Recommendation:

That Council direct staff to return an updated fees and charges by-law to a Public Meeting under the Building Code Act to be held on April 7th, 2020.

Background:

On December 17th, 2019, Council passed by-law 106-2019, being a by-law to establish fees, rates and charges for the Municipality.

Since the passing of that by-law, the need has arisen to add fees due to the expansion of some services provided by the municipality, and the clarification of others.

Presented here is a draft fee schedule. Additions of changes as compared to 106-2019 are in red text and as follows:

1 – Site plan control. There has been a fee for Site Plan applications previously, and that remains unchanged. What is being included now is a provision that allows the Municipality to recover any costs incurred related to third party review, engineering, legal etc. associated with approval of the application. Where a Site Plan Agreement has been put in place, this has always been present as a clause, but there is currently no mechanism for cost recovery if a Site Plan is put in place where an agreement is not required.

2 - Septic inspection fees. This was previously the responsibility of the health unit, but has now become the responsibility of the Municipality. Most planning applications require a septic inspection. The fees proposed have been adopted by other municipalities, and are modeled on those formerly levied by the Health Unit for the same services.

3 – Wingham Water Rates. The new structure of the Cross Border Servicing Agreement relating to Morris-Turnberry properties connected to the North Huron water and sanitary sewer system in Wingham makes it necessary for Morris-Turnberry to establish user and reserve charges.

4 – Curbside pickup receptacles. Bluewater Recycling has updated their fee schedule for acquiring and replacing recycling and waste containers. Cost recovery has been the practice previously, however it has never been stipulated in the fees and charges by-law. It is suggested this be added for increased clarity.

5 – Tile drain loan inspection. Previously no set fee was established for tile drain loan inspections. Including the fee in this by-law will provide increased clarity for those requiring the service.

Under the Building Code Act, Council must hold at least one public meeting with proper notice being given at least 21 days in advance of its intent to consider a by-law to amend the fee schedule for services rendered under the Building Code Act. As the current fees and charges by-law also contains building fees, a public meeting is required.

Staff request that Council consider a public meeting date for a new fees and charges by-law to coincide with the April 7th meeting of Council. In order to meet the requirement. In anticipation of the 21 day notice requirement, notice of a public meeting was posted March 5th, but could rescinded or changed should Council wish to do so.

Others Consulted:

Kim Johnston, Deputy Clerk
Mike Alcock, Director of Public Works
Kirk Livingston, Chief Building Official

Respectfully submitted,


Trevor Hallam

Schedule 'A' By-Law 106-2019

*All applicable taxes included unless otherwise noted

Administration			
Tax Certificate		\$	50.00
Zoning Certificate		\$	80.00
Photocopies		\$	0.10 per sheet
Fax		\$	1.00 per sheet
History Book (single)		\$	20.00
History Books (set of 2)		\$	30.00

Interest			
Accounts Receivable			1.25% per month
Tax Arrears			1.25% per month
Municipal Drain - Maintenance			1.25% per month
Municipal Drain - Capital Project	Accruing on all project related invoices commencing at the time of payment by the Municipality.	Bank Prime Interest at the time of invoicing by the Municipality	per month
Municipal Drain - Capital Project Assessment Financing	Financed for a maximum term of 3 years	Bank Prime Interest at the time of financing approval	per annum

Licences and Services			
Marriage		\$	100.00
Marriage Solemnization		\$	395.50
Lottery			2% of prize value
Commissioning of Oaths	At municipal office only		No Charge

Planning			
Cash in Lieu of Parkland	per new residential lot	\$	300.00
Site Plan Control	Initial application	\$	1,000.00 plus expenses
	Amendments, Expenses incurred by the Municipality (Legal, 3rd party review, engineering)		Full cost recovery
	Drainage Apportionment Agreement	\$	200.00
Sewage system review	Severance - up to 2 lots	\$	268.00
	Severance - >2 lots	\$	509.00
	Plan of Subdivision - >5 lots	\$	1,058.00
	Minor Variance	\$	127.00
	Rezoning	\$	127.00
	Official Plan Amendment	\$	181.00
Sourcewater Protection	\$	127.00	
Other Planning Fees			Refer to Schedule 'B'

Water and Sanitary Sewer			
Belgrave System			
Water rate			See Budget for current year
Initial billing set up		\$	100.00
Turn on/off curb stop		\$	150.00
New connection installation			Actual cost of construction
Capital charge per connection		\$	6,974.56

Wingham System			
Initial billing set up		\$	100.00
Water rate			As set by North Huron
Turn on/off curb stop		\$	150.00
Sanitary sewer rate			As set by North Huron
New connection installation	Water		Actual cost of construction
	Sanitary sewer		
Capital charge per connection	Water		As set by North Huron
	Sanitary sewer		
Infrastructure Reserve	Water	\$	30.00 per month
	Sanitary sewer	\$	30.00 per month

By-Law Enforcement			
Animal Control			
Dog Licence - First Dog		\$	20.00
Dog Licence - Additional dogs		\$	30.00
Dog Licence - First Pit Bull, Staffordshire Terrier, Cross of either, or dogs deemed to be vicious		\$	100.00
Dog Licence - Additional Pit Bull, Staffordshire Terrier, Cross of either, or dogs deemed to be vicious		\$	110.00
Licencing late penalty		\$	20.00
Replacement Licence Tag		\$	10.00
Administration Fee - Seizure and Impounding		\$	50.00
Boarding			Actual cost of boarding
Kennel Licence		\$	125.00
Prohibited Animal Fee		\$	85.00

Clean Yards			
Inspection, when inspection of the property pursuant to a complaint confirms that the property does not comply with the Corporation's Clean Yards By-Law		\$	80.00
Services and Materials expended in carrying out the requirements of an Order when the owner has failed to comply			Actual costs plus 20%

Property Standards			
Inspection, when inspection of the property pursuant to a complaint confirms that the property does not comply with the Corporation's Property Standards By-Law		\$	80.00
When an order issued and not appealed or has been confirmed		\$	140.00
Appeal of a property standards order		\$	140.00
When an officer of the Corporation attends a Property Standards Appeal Committee meeting where an order has been upheld		\$	140.00
When an officer of the Corporation attends a court hearing where a conviction has been granted		\$	625.00
Services and Materials expended in carrying out the requirements of an Order when the owner has failed to comply			Actual costs plus 20%
Certificate of compliance issued at the owner's request		\$	25.00

Zoning By-Law			
When an officer of the Corporation attends a court hearing where a conviction has been granted		\$	625.00
Zoning Certificate		\$	80.00

Landfill and Waste Disposal			
General Waste by weight		\$	100.00 per tonne
Minimum Charge		\$	10.00
Concrete and Bricks (no re-bar)		\$	100.00 per tonne
Construction/Demolition Waste		\$	100.00 per tonne
Appliances containing refrigerant		\$	40.00 per appliance
Yard waste/Wood without nails or metal			No Charge
Recyclables			No Charge
Scrap Metal			No Charge
E-Waste			No Charge
Tires (off rims)			No Charge

Schedule 'A' By-Law 106-2019

Landfill and Waste Disposal			
Non-Contaminated soil (proof may be required)		No Charge	
After Hours entry		\$ 100.00	per entry
Curbside pickup receptacles		Cost recovery of current Bluewater Recycling Fees	

Public Works			
Entrance Construction Permit	Deposit	\$ 500.00	
	Fee	\$ 250.00	
	Damage to Municipal Property	Cost of repairs	
Special Signage		Cost of supply and installation	
Equipment (including operator, subject to availability)	Grader	\$ 2.00	per minute
	Tandem or Backhoe	\$ 1.50	per minute
Tile Drain Loan Inspection		\$ 100 + mileage	per hour

Bluevale Hall			
Upstairs floor only	no alcohol	\$ 79.10	
Downstairs floor only	no alcohol, includes kitchen	\$ 79.10	
Under 2 hour rental		\$ 28.25	
Happy Card Players		\$ 39.55	
Early Years Program	November to April	\$ 22.60	
	May to October	\$ 16.95	

Building Permits and Fees			
Single Family Residential & Additions			
per square foot		\$ 0.80	
unfinished basement		\$ 0.45	
plus finished basement		\$ 0.45	
plus attached garage		\$ 0.45	
base fee in addition to		\$ 200.00	

Accessory Buildings - Residential			
per square foot		\$ 0.45	
base fee in addition to		\$ 100.00	

Residential - Renovations			
per square foot		\$ 0.70	
per \$1000 of value of work		\$ 12.00	
base fee in addition to		\$ 100.00	

Multi-Residential			
per square foot		\$ 0.80	
plus finished or unfinished basement		\$ 0.45	
plus attached garage		\$ 0.45	
base fee in addition to		\$ 200.00	

Mobile Homes			
per square foot		\$ 0.80	
plus finished or unfinished basement		\$ 0.45	
plus attached garage		\$ 0.45	
base fee in addition to		\$ 200.00	

Commercial/ Industrial/ Institutional			
per square foot		\$ 0.70	
base fee in addition to		\$ 200.00	

Commercial / Industrial / Institutional - Additions & Renovations			
per square foot		\$ 0.70	
per \$1000 of value of work		\$ 12.00	
base fee in addition to		\$ 100.00	

Commercial/ Industrial/ Institutional -Accessory			
per square foot		\$	0.50
base fee in addition to		\$	100.00
Farm Buildings - Housing Livestock			
per square foot		\$	0.30
base fee in addition to		\$	100.00
Farm Buildings for other than Housing Livestock			
per square foot		\$	0.30
base fee in addition to		\$	100.00
Agricultural -Additions & Renovations			
per square foot		\$	0.30
per \$1000 of value of work		\$	10.00
base fee in addition to		\$	100.00
All Tarped Structures			
per square foot		\$	0.26
base fee in addition to		\$	100.00
Tent or Tents occupying an area >60 sq. m		\$	120.00
Manure Storage Facilities			
Solid - per square foot		\$	0.20
Liquid - per foot of diameter		\$	9.60
base fee in addition to		\$	100.00
Bunkers & Tower Silos			
per \$1000 of value of work		\$	12.00
base fee in addition to		\$	100.00
Granary			
Per \$1000 of value of work		\$	12.00
base fee in addition to		\$	100.00
Swimming Pools			
Above Ground - flat fee		\$	100.00
In ground - flat fee		\$	100.00
Solid Fuel Burning Appliances-Woodstoves-Chimneys			
per \$1000 of value of work		\$	12.00
base fee in addition to		\$	100.00
Decks, Balconies and Porches			
per square foot		\$	0.45
base fee in addition to		\$	100.00
All Alternate Energy Projects - (Wind/Solar etc.)			
per \$1000 of value of work		\$	15.00
base fee in addition to		\$	100.00
Septic/Sewage System Permits			
Permit - Class 2 & 3		\$	480.00
Permit - Class 4 & 5		\$	480.00
Permit - Tank Repair only or Leaching bed repair		\$	250.00
Greenhouse			
per square foot		\$	0.18
base fee in addition to		\$	100.00
Demolition			
All demolition		\$	150.00

Other			
Plumbing Permit - per fixture unit		\$	10.00
Occupancy Permit		\$	100.00
Any Construction started without a permit			4 x original permit fee
Minimum Permit fee		\$	100.00
Change of Use		\$	200.00
Copy of Permits/Application		\$	85.00
Any other Building or Structure not specified			\$100.00 + \$12.00/\$1,000 of construction value
Inspection Only - No permit		\$	100.00
Conditional Permit			Same as permit
Inspection Requested and Not Ready		\$	100.00
Re-inspection fee			\$100.00 + mileage



REPORT TO COUNCIL

Prepared by: Kim Johnston
Date: March 17, 2020
Subject: Community Safety and Well-Being Plan

Recommendation:

For Information Purposes, to forward on to the Local boards in Huron County.

Background:

The Province has mandated municipalities prepare and adopt a Community Safety and Well-Being plan, working with police services, health/mental health, education, community/social services and children/youth services as they undertake the planning process.

There has been a Working Group established, consisting of the clerks and chief administrative officers or designates of all lower-tier municipalities in Huron County together with members of the Police Services Board. The Working Group will guide, and direct key tasks required to complete a generic County wide CSWB, including (but not limited to):

- Planning, recruiting, co-ordinating and participating on an Advisory Committee
- Ensuring the Advisory Committee decisions are implemented
- Preparing documents for the Advisory Committee (like terms of reference, logic models, draft lists of risk factors, vulnerable groups, and protective factors)
- Receiving and responding to requests for information about the plan
- Updating and providing status information about the initiative to their respective municipal councils
- Ensuring the plan is publicly available
- Measure and report on progress and achievements
- Providing strategic advice and guidance for operationalizing the CSWP within each member's respective community, upon approval by each municipal Council; provided that if a municipality has opted to form a Community Steering Committee, that municipality's Community Steering Committee shall then be the responsible party.

The goal of this plan, in collaboration with community partners and residents, is to enhance our collective ability to respond to issues and build on the many successful efforts that contribute to a strong sense of safety and well-being in our community.

Residents and stakeholders are invited to complete the following survey:

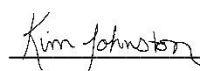
<https://www.surveymonkey.com/r/HuronCountyCSWBSurvey>

The survey includes questions about your day-to-day life, health, education, employment, safety, leisure, and recreation experiences, as well as what you think about living, working, and playing in Morris-Turnberry/Huron County. By sharing experiences and what matters to you, you help to shape life in Morris-Turnberry, determine our community priorities, and indicate where you think change is needed the most.

It would be appreciated by the Working Committee that Municipal Councils take this information, promote the survey and pass it on to the local boards that they are appointed to for delivery to the community.

The link is also on the Municipal website.

Respectfully submitted,



Kim Johnston



REPORT TO COUNCIL

Prepared by: Trevor Hallam

Date: March 17th 2020

Subject: Website Redesign and Update Request for
Proposal Result and Contract Award

Recommendation:

That Council accept the proposal of OSiM Interactive for the redesign and development of the Municipal Website in the amount of \$9,500.00 and \$100.00 monthly thereafter for hosting and maintenance services, excluding HST.

Background:

At their June 4th 2019 meeting of Council, staff were authorized to proceed with preparing a Request for Proposals for the redesign and updating of the Municipal website, through motion 267-2019. \$30,000.00 was budgeted for the project.

On January 29th, 2020, staff issued RFP 1-2020 for Municipal website redesign and update services.

Submissions were accepted until 12:00 noon on February 28th. Thirteen submissions were received in total.

Following the closing date, the submissions were reviewed by CAO/Clerk Trevor Hallam and Deputy Clerk Kim Johnston. They were rated based on features and ease of use, reputation, viability and total cost of ownership.

Submissions ranged from \$9,500.00 to \$380,000.00 with their suitability and understanding of the needs of a small, rural municipality having a similarly wide range.

The highest ranking submission was from [OSiM Interactive](#). They are a relatively small firm located in Harriston, and have experience working with municipal partners such as [Howick Township](#) and the [Town of Minto](#). Their work is characterized by modern, mobile friendly designs that are clean, simple and easy for users to navigate. They anticipate approximately 120 days to complete the project, including consultations with department heads and staff, providing two design options for consideration and populating the website with content provided by staff. Following the launch of the new site training will be provided to necessary staff, and ongoing support will be available, included in the monthly hosting and support fee of \$100.00 excluding tax. The cost of hosting the current website is approximately \$120.00 per month, but support on the level being proposed is not provided by the current host.

With \$30,000.00 budgeted, awarding the project to OSiM Interactive will represent considerable savings. It is the recommendation of staff, however, that the budget for the project remain unchanged to account for any additional work that may be required during the project that was not foreseen or anticipated.

Others Consulted:

Kim Johnston, Deputy Clerk

Respectfully submitted,

Trevor Hallam

Municipality of Morris-Turnberry							
Budget							
						Draft	
<i>DESCRIPTION</i>	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Budget 2020	Variance 2020
REVENUE:							
Taxation:							
Municipal Portion	3,353,343.82	3,398,722.20	3,461,041.35	3,461,851.64	810.29	3,975,929.53	514,888.18
County	1,902,000.22	2,000,981.27	2,167,514.00	2,158,480.07	(9,033.93)	2,356,112.43	188,598.43
Education	987,274.89	998,096.31	1,065,548.00	1,069,426.01	3,878.01	1,113,013.92	47,465.92
Total Taxation	\$6,242,618.93	\$6,397,799.78	\$6,694,103.35	6,689,757.72	(4,345.63)	7,445,055.88	\$750,952.53
Supplementary Tax-Municipal share	30,650.64	35,711.39	36,000.00	19,755.40	(16,244.60)	36,000.00	-
Payments In lieu of tax	37,187.57	38,512.64	40,000.00	45,351.13	5,351.13	40,000.00	-
Manual Adjustment	9,207.98	16,030.06	20,000.00	16,249.98	(3,750.02)	20,000.00	-
New Tax adjustments	5,378.54	(8,589.71)	-	-	-	-	-
Write offs	(60,882.77)	(96,429.28)	(75,000.00)	(51,616.72)	23,383.28	(80,000.00)	(5,000.00)
Street Lights	38,266.67	39,471.81	37,000.00	39,734.93	2,734.93	37,100.00	100.00
Grants:							
Ontario Municipal Partnership Fund (OMPF)	769,500.00	665,700.00	665,700.00	581,900.00	(83,800.00)	508,600.00	(157,100.00)
OMPF Reconciliation from prior years					-		
Court Security	2,245.00	2,391.00	2,477.00	2,477.00	-	2,060.00	(417.00)
Other Grants					-		
Drain Superintendent Grant	24,932.00	22,457.56	29,000.00	10,254.93	(18,745.07)	29,600.00	600.00
Gravel	16,951.98	13,757.80	15,000.00	19,771.91	4,771.91	15,000.00	-
Local Services (Policing)	2,214.45	2,323.25	1,734.00	1,733.82	(0.18)	-	(1,734.00)
LIDAR- joint with North Huron			12,500.00	-	(12,500.00)	12,500.00	-
Water-Clean Water	18,930.00	36,505.48	-	-	-	-	-
RED Grant			4,251.00	-	(4,251.00)	4,251.00	-
Cannabis Funding			10,000.00	15,000.00	5,000.00	-	(10,000.00)
Modernization Fund			360,473.00	360,473.00	-	-	(360,473.00)
Ontario Community Infrastructure Fund (OCIF)	55,016.00	77,740.00	117,716.00	117,716.00	-	120,830.00	3,114.00
Main Street Revitalization		40,738.27	-	-	-	-	-
Federal Gas Tax	103,766.07	108,707.31	106,055.47	108,080.09	2,024.62	106,055.47	-
Federal Gas Tax- Legacy Fund	1,837.01		-	-	-	-	-
Federal Gas Tax - Top Up			108,707.31	108,707.31	-	-	(108,707.31)
Huron County Ec Dev Grant	10,000.00		10,000.00	-	(10,000.00)	-	(10,000.00)
Waste Grants	32,877.02	34,583.92	34,000.00	37,064.84	3,064.84	37,000.00	3,000.00

DESCRIPTION	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Draft	
						Budget 2020	Variance 2020
Federal Funding:							
HST Recoverable & Collected on Sales	339,179.78	506,292.83	405,000.00	346,359.99	(58,640.01)	405,000.00	-
Interest:							
Interest - Tax	71,477.88	64,502.31	65,000.00	64,538.88	(461.12)	60,000.00	(5,000.00)
Interest - Investment	2,711.74	9,197.37	5,000.00	11,125.52	6,125.52	9,000.00	4,000.00
Interest - Municipal Drain	13,237.69	11,300.63	10,000.00	17,420.29	7,420.29	16,000.00	6,000.00
Interest - Tile Drain Loans	633.96	277.34	300.00	-	(300.00)		(300.00)
Interest - Lattimer Estate	1,591.00	1,597.57	1,200.00	1,616.16	416.16	1,946.00	746.00
Interest - School Fairs	325.12	308.81	67.00	315.44	248.44	67.00	-
Interest - R Nich & 125th & 140th	38.00	41.16	25.00	188.44	163.44	25.00	-
Interest - A/R Belgrave Water	30,483.58	28,864.27	27,389.80	27,302.11	(87.69)	29,000.00	1,610.20
Interest - Brussels Sewer	2,430.42	1,603.03	1,545.52	1,503.40	(42.12)	1,450.00	(95.52)
Loans:							
Infrastructure Loan Principal	-	-	-	-	-	-	-
CIBC - Loan 61 Corbet Drive Belgrave	-	-	-	850,000.00	850,000.00	-	-
	-						
Reserve:							
General Reserve from surplus					-		-
General Reserve - Modernization Fund					-	115,020.23	115,020.23
Equitable life to Reserve		11,425.00	-		-		-
Main Street Fund			40,738.00	40,738.27	0.27	26,575.54	(14,162.46)
Lattimer Estate			2,500.00	-	(2,500.00)		(2,500.00)
Road Reserve		650,000.00	-	181,206.32	181,206.32	125,000.00	125,000.00
Road Construction Reserve	250,000.00		77,608.00	77,608.00	-	-	(77,608.00)
Source Water Reserve					-		-
Equipment Reserve	425,184.83				-		-
Rd reserve from surplus		758,467.00	-		-		-
Recreation Reserve					-		-
Fire Reserve	210,898.84	200,000.00	-		-		-
Waste Disposal Reserve		11,776.27	-		-		-
Landfill - Scalehouse Replacement Reserve					-	20,000.00	
Building Department Reserve				24,266.32	24,266.32		-
Belgrave Kinsmen Park Reserve	3,663.36				-		-
Belgrave Water Asset Management Reserve					-	15,000.00	15,000.00
Streetlight Reserve					-		-
Waste Disposal:	228,492.64	229,992.24	234,400.00	269,261.10	34,861.10	252,850.00	18,450.00

DESCRIPTION	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Draft	
						Budget 2020	Variance 2020
License & fees:							
Dog Tags	14,530.46	14,358.00	14,500.00	14,075.00	(425.00)	14,000.00	(500.00)
Tax Certificates	3,445.00	4,630.00	5,000.00	4,035.00	(965.00)	4,000.00	(1,000.00)
Misc. Licences	2,250.00	3,336.00	3,000.00	2,620.00	(380.00)	3,000.00	-
Building Department:							
MT Permit Revenue	164,907.22	125,956.98	130,000.00	102,328.62	(27,671.38)	105,000.00	(25,000.00)
NH Contract	189,501.74	105,035.79	115,587.00	119,745.00	4,158.00	134,879.00	19,292.00
Zoning Certificates	2,920.00	3,205.00	4,000.00	4,110.00	110.00	4,000.00	-
Bldg Revenue-Drainage	-	19,576.88	20,000.00	36,102.47	16,102.47	78,833.00	58,833.00
Property Standards Revenue	-	38.07	-	221.89	221.89	2,400.00	2,400.00
Roads:							
Roads	89,666.00	74,061.50	80,000.00	71,207.43	(8,792.57)	80,000.00	-
Gravel-Woolcock /Rombouts Pit	285,000.00	-	-	-	-	-	-
Road Machinery Credit	295,601.25	330,967.50	330,000.00	288,682.50	(41,317.50)	330,000.00	-
Sale of equipment		36,825.00	35,000.00	29,774.00	(5,226.00)	5,000.00	(30,000.00)
Shared Services/Roads	29,629.48				-		-
Water:							
Water Fees - MT Landowners	95,841.18	100,604.64	103,921.44	104,448.96	527.52	119,245.25	15,323.81
Water Fees - NH Landowners	31,815.77	35,076.12	36,398.88	38,596.88	2,198.00	44,789.75	8,390.87
New User Connection Fees		250.00	500.00	400.00	(100.00)	500.00	-
New User Capital Pmts	-	-	-	7,974.56	7,974.56	-	-
Capital Replacement funds		4,142.53	1,914.68	7,569.20	5,654.52	-	(1,914.68)
Water- Capital-Landowners	-	10,974.56	11,422.10	-	(11,422.10)	-	(11,422.10)
Cross Border Utilities:	109,322.13	107,024.78	110,000.00	110,643.22	643.22	110,000.00	-
Municipal Drains:							
Pd by Landowners - Municipal Drain - Maintenance	37,595.54	31,499.87	112,800.00	88,814.32	(23,985.68)	221,300.00	108,500.00
Pd by Landowners - Municipal Drain - Capital	823,991.91	236,778.43	955,700.00	577,265.98	(378,434.02)	1,113,685.00	157,985.00

DESCRIPTION	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Draft	
						Budget 2020	Variance 2020
Pletch Property Development							
Sale of Pletch farm \$650,000-house			2,170,000.00	-	(2,170,000.00)	500,000.00	(1,670,000.00)
Pletch Property Land Rental			-	2,600.00	2,600.00	2,600.00	2,600.00
Other Income:							
Zoning Revenue	6,971.00	1,872.00	2,000.00	16,704.00	14,704.00	2,000.00	-
Planning Revenue	27,398.00	17,494.67	20,000.00	16,861.52	(3,138.48)	15,000.00	(5,000.00)
Planning Revenue - In lieu of Parkland	3,000.00	2,700.00	3,000.00	2,100.00	(900.00)	3,000.00	-
Planning Revenue - Dev Agree- Market Study			27,440.00	31,407.47	3,967.47	-	(27,440.00)
Planning Revenue - Lane Closure Revenue	6,921.00	3,030.76	2,000.00	1,624.55	(375.45)	1,000.00	(1,000.00)
Planning Revenue - Willis Development	7,730.93	11,094.44	12,000.00	14,056.75	2,056.75	12,000.00	-
Coyote Compensation	254.40	1,000.00	1,500.00	1,000.00	(500.00)	1,500.00	-
Livestock Claims Revenue		656.50	700.00	1,022.80	322.80	700.00	-
Bluevale Hall Rentals	2,471.20	3,726.60	3,500.00	3,661.20	161.20	3,500.00	-
History Book Sales	3,176.90	378.60	300.00	429.45	129.45	100.00	(200.00)
Misc. Revenue	7,842.00	7,594.75	8,000.00	14,637.85	6,637.85	8,000.00	-
Brussels Sewer Capital on Taxes	-	-	3,816.00	-	(3,816.00)	-	(3,816.00)
Insurance refund		1,144.80	-	-	-	-	-
Election Campaign Account		1.77	-	7.65	7.65	-	-
Surplus Election Account Funds				100.00	100.00	-	-
Smoke Detector	(48.68)	-	-	-	-	-	-
Road Agreement Revenue				5,000.00	5,000.00	-	-
Sale of Property - Belgrave Lots	107,000.00	-	75,000.00	75,000.00	-	-	(75,000.00)
Sale of Property - Turnberry School	362,000.00	-	-	-	-	-	-
Sale of Property - Walton Lot	5,001.00	-	-	-	-	-	-
Sale of Property - Lower Town Lots		97,500.00	-	-	-	-	-
Sale of Property - 236 Alice Street		570,102.14	-	-	-	-	-
Arthur St - Sewer/Water Construction	20,615.31	288,261.01	-	-	-	-	-
Shared Services/ General	993.00	-	-	-	-	-	-
Fire Revenue	6,004.24	-	-	-	-	-	-
	\$11,664,393.91	\$12,163,956.80	\$13,499,490.24	\$ 11,830,689.85	\$ (1,668,800.39)	\$ 12,331,018.12	\$ (1,168,472.12)

DESCRIPTION	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Draft	
						Budget 2020	Variance 2020
Expenditures:							
General Government:							
Council	99,858.02	102,658.54	95,000.00	79,814.02	(15,185.98)	85,000.00	(10,000.00)
Admin - Staff Expenses:							
Staff Wages, Benefits & Expenses	274,169.29	322,749.23	346,072.00	362,165.68	16,093.68	346,072.00	-
Administration Expenses:							
Office, Legal, Ads, H&S, Insurance, Misc. Exp...	174,136.65	159,019.87	151,200.00	153,076.58	1,876.58	156,550.00	5,350.00
Planning:							
Planning, Economic & Development Exp.	134,006.12	254,864.95	36,656.00	52,789.79	16,133.79	45,200.00	8,544.00
Development Expenses- Market Study			28,000.00	32,048.44	4,048.44	-	(28,000.00)
Land Sale Expenses- repayment loan	280,000.00	-		-	-		
Cross Border Utilities:	117,903.42	115,817.12	110,000.00	110,643.22	643.22	110,000.00	-
Street Lights							
Street Lights	38,266.67	39,471.81	37,000.00	39,734.93	2,734.93	37,100.00	100.00
Street Light Capital					-		
Conservation:							
MVCA, Saugeen, Source Water	65,665.00	80,230.83	85,241.94	93,723.37	8,481.43	91,452.00	6,210.06
Taxation:							
Collection Costs, Vacancy Refunds, Write Offs	54,832.27	7,228.63	11,000.00	12,478.40	1,478.40	13,000.00	2,000.00
HST Paid on Purchases:							
Recoverable HST Paid on Purchases	339,180.00	506,292.83	405,000.00	346,359.99	(58,640.01)	405,000.00	-
Protection to Animals:							
Dog Control	12,628.00	12,335.31	12,500.00	12,633.78	133.78	12,500.00	-
Livestock	224.00	1,626.50	2,000.00	1,932.80	(67.20)	2,000.00	-
Interest:							
Bank Service Charges & Loan Interest	61,041.15	59,570.72	44,767.32	57,578.37	12,811.05	46,150.00	1,382.68
Fire Budget:							
Fire Protection Costs	302,318.22	316,033.76	309,847.00	286,562.24	(23,284.76)	294,190.00	(15,657.00)
Huron East Buy In	210,898.84	-	-	-	-		

DESCRIPTION	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Draft	
						Budget 2020	Variance 2020
Building Department:	333,062.64	267,392.72	268,265.00	287,295.50	19,030.50	311,419.00	43,154.00
Property Standards:	-	-		5,565.39	5,565.39	10,084.00	10,084.00
Police Services	460,020.00	469,764.00	483,032.00	483,036.00	4.00	519,812.00	36,780.00
Water							
Belgrave Water System	128,237.50	187,553.33	111,600.00	119,880.04	8,280.04	173,400.00	61,800.00
Water Capital	142.46	-	-	-	-		
Small Water systems	762.93	1,405.86	1,700.00	87.87	(1,612.13)	-	(1,700.00)
Bluevale Drainage	3,381.17		-		-		
Roads	2,894,566.47	3,119,633.47	3,361,400.00	3,158,327.45	(203,072.55)	3,306,500.00	(54,900.00)
Park & Cemetery Maintenance:	15,076.88	15,076.08	19,250.00	7,888.13	(11,361.87)	17,705.00	(1,545.00)
Municipal Drainage:							
Drain Superintendent & Expenses	72,832.13	57,548.04	88,476.00	48,741.92	(39,734.08)	99,188.00	10,712.00
Municipal Drains - Maintenance	37,595.54	31,499.87	112,800.00	88,814.32	(23,985.68)	221,300.00	108,500.00
Municipal Drains - Capital	823,991.91	236,778.43	955,700.00	577,265.98	(378,434.02)	1,113,685.00	157,985.00
Bluevale Community Committee							
Bluevale Hall Rentals	2,471.20	3,726.60	3,500.00	3,661.20	161.20	3,500.00	-
Bluevale Hall Chair Lift Licence & Maintenance	891.00	911.35	1,000.00	694.00	(306.00)	1,000.00	-
Waste Disposal:	379,358.77	393,539.02	460,330.00	431,748.05	(28,581.95)	481,630.00	21,300.00
Emergency Services:							
Emergency Services	11,884.11	12,571.45	14,000.00	11,581.33	(2,418.67)	14,000.00	-
Generator Maintenance	1,760.70	1,283.30	1,500.00	1,788.61	288.61	2,000.00	500.00
Grants:							
General	71,692.97	74,819.35	85,082.25	87,034.79	1,952.54	36,933.00	(48,149.25)
Physician Recruitment	7,717.00	7,717.00	7,717.00	7,717.00	-	6,784.00	(933.00)
Recreation	155,696.44	141,857.88	146,782.00	146,544.16	(237.84)	180,007.00	33,225.00
BMG Special			6,000.00	-	(6,000.00)	-	(6,000.00)
Belgrave Development:							
Land Purchase		872,196.94	-		-	-	-
Carrying Costs			-	37,617.28	37,617.28	38,550.00	38,550.00
Consultant , Eng & Studies			80,000.00	53,325.29	(26,674.71)	100,000.00	20,000.00
Services			642,000.00	-	(642,000.00)	300,000.00	(342,000.00)

DESCRIPTION	Actual 2017	Actual 2018	Budget 2019	Actual 2019	Variance 2019	Draft	
						Budget 2020	Variance 2020
Reserve:							
Waste Disposal Reserve	11,080.00	16,542.86	22,500.00	21,169.69	(1,330.31)	12,500.00	(10,000.00)
General - Morris-Turnberry Working Reserve	169,381.00	85,816.00			-		
General - Main St. Fund				26,575.54	26,575.54		
General - Modernization Funds				118,978.22	118,978.22		
Land Sale to road reserve		-	650,000.00	650,000.00	-		(650,000.00)
General Reserve due to surplus	(107,816.68)	49,803.60	-		-		
Equipment Reserve	59,811.05				-		
Road Reserve from surplus	897,349.19	414,420.84		125,000.00	125,000.00		
Building Reserve	24,266.32				-		
Health Benefit Reserve		11,425.00			-		
Fire Reserve			200,000.00	200,000.00	-		(200,000.00)
Road Reserve- Asset Management	36,000.00	36,000.00	36,000.00	36,000.00	-	36,000.00	-
Road Reserve - Abraham Line Bridge		-			-		
Belgrave Water - New Well			25,000.00	25,000.00	-	-	(25,000.00)
Belgrave Water - Asset Management	6,135.00	-	6,135.00	6,135.00	-	6,135.00	-
Belgrave Water Capital Replacement	12,214.45		-	7,974.56	7,974.56	-	
Land Sale to Reserve	100,429.00	97,500.00	369,663.73	-	(369,663.73)		(369,663.73)
Cannabis Legalization Reserve	-	-	-	15,000.00	15,000.00	-	
Pletch Development	-	-	-	-	-	61,450.00	61,450.00
Capital:							
Land Purchase - 236 Alice Street		580,198.61	-		-	-	-
Main Street Fund - Expenditures			40,738.00	14,162.46	(26,575.54)	26,575.54	(14,162.46)
Office Upgrades - Furnace & Parking Lot Light			4,000.00	6,062.32	2,062.32	5,000.00	1,000.00
Lidar- Lower Town			12,500.00	-	(12,500.00)	12,500.00	-
RED edge of Brussels			5,000.00	-	(5,000.00)	5,000.00	-
Brussels Medical Dental - lift elevator			10,000.00	-	(10,000.00)	-	(10,000.00)
Modernization Fund Expenditures			360,473.00	150,552.21	(209,920.79)	115,020.23	(245,452.77)
Levies:							
County of Huron	1,902,000.22	2,000,980.95	2,167,514.00	2,158,480.07	(9,033.93)	2,356,112.43	188,598.43
Education	987,274.89	998,094.15	1,065,548.00	1,069,443.86	3,895.86	1,113,013.92	47,465.92
Total Expenses	11,664,393.91	12,163,956.80	13,499,490.24	11,830,689.85	(1,668,800.39)	12,331,018.12	(1,168,472.12)
Total Expenses	11,664,393.91	12,163,956.80	13,499,490.24	11,830,689.85	(1,668,800.39)	12,331,018.12	(1,168,472.12)
Total Revenue	11,664,393.91	12,163,956.80	13,499,490.24	11,830,689.85	(1,668,800.39)	12,331,018.12	(1,168,472.12)
	-	-	-	-	-	-	-
				Balanced		Balanced	

**Ministry of
Municipal Affairs
and Housing**

Office of the Minister

777 Bay Street, 17th Floor
Toronto ON M7A 2J3
Tel.: 416 585-7000

**Ministère des
Affaires municipales
et du Logement**

Bureau du ministre

777, rue Bay, 17^e étage
Toronto ON M7A 2J3
Tél. : 416 585-7000



February 28, 2020

Dear Head of Council:

RE: Provincial Policy Statement, 2020

Earlier today, the government of Ontario released the Provincial Policy Statement (PPS), 2020. The PPS is an important part of Ontario's land use planning system, setting out the provincial land use policy direction that guides municipal decision-making.

Municipalities play a key role in implementing provincial land use policies through local official plans, zoning by-laws and other planning decisions. The Planning Act requires that decisions on land use planning matters be "consistent with" PPS policies.

The PPS, 2020 supports implementation of **More Homes, More Choice**: Ontario's Housing Supply Action Plan and includes key changes to:

- Encourage an increase in the mix and supply of housing
- Protect the environment and public safety
- Reduce barriers and costs for development and provide greater certainty
- Support rural, northern and Indigenous communities
- Support the economy and job creation

The PPS, 2020 works together with other recent changes to the land use planning system – including changes to the Planning Act through Bill 108, More Homes, More Choice Act, 2019 and **A Place to Grow**: Growth Plan for the Greater Golden Horseshoe. Collectively, these changes support key government priorities of increasing housing supply, supporting job creation and reducing red tape – while continuing to protect Ontarians' health and safety and the environment, including the Greenbelt.

The PPS, 2020 policies will take effect on May 1, 2020. It will replace the Provincial Policy Statement, 2014. In accordance with section 3 of the Planning Act, all decisions affecting land use planning matters made after this date shall be consistent with the PPS, 2020. My ministry will be in touch to provide education and training for municipal staff to support implementation of the new policies.

For more information about the PPS, 2020, please visit ontario.ca/PPS where you will find:

- A digital version of the PPS, 2020
- A link to the decision notice on the Environment Registry of Ontario (ERO #019-0279)

If you have any questions about the Provincial Policy Statement, 2020, please contact the ministry at provincialplanning@ontario.ca or by calling 1-877-711-8208.

Sincerely,



Steve Clark
Minister

c: Planning Head, Planning Board Secretary-Treasurer, and/or Clerks



February 28, 2019

The Honourable Stephen Lecce
Minister of Education
22nd Floor, Mowat Block
900 Bay Street
Toronto, ON M7A 1L2

To the Honourable Stephen Lecce:

Re: Bargaining to better education

At the February 25, 2020 regular board meeting, the Avon Maitland District School Board directed the Chair to write a letter to the Minister of Education on behalf of the Board addressing the following motion:

Resolved that, the Avon Maitland District School Board direct the Chair write a letter on behalf of the Board of Trustees to the Minister of Education to draw attention to the impacts and implications of announced education reforms on the Avon Maitland District School Board, and ongoing anticipated pressures in the budgeting process for the 2020/2021 school year. The letter will also include a request to refrain from using confusing and divisive rhetoric in the media and to return to the bargaining table in the hopes of focusing on a respectful process and positive outcomes for students that lead to investment in education and to return the education sector to stability.

In April of last year, we sent the then Minister of Education, Lisa Thompson, a letter outlining our concerns about the hopefully unintended consequences of your government's proposals to "find efficiencies" by increasing secondary class size averages, mandating e-learning, and cutting educational supports. The government claimed then, and continues to claim, that you are increasing your investment in education but we are not seeing that at our board.

Last year's budgeting process was extremely challenging as we dealt with a 7.1 million dollar decline in funding from the previous year. And while there has been a much-touted release of funds to ameliorate the loss of teaching jobs, our purported four-year funding will be completely depleted by the end of this second year. Which will, in turn, increase our budget challenges. The statement that no individual teacher's job would be lost is also not accurate as we, for example, have 39 secondary school teachers who were employed and put on the redundancy list in the spring of 2019 but are no longer employed – not by their choice but because of the funding changes.

As a small rural board, the higher class size average ratio is devastating to our programming options and will continue to have harsh implications within our system. Minister Lecce, I invite you to contact the student organization OSTA/AECO and have an honest conversation with the primary stakeholders of this situation – the students. And, if you have any further questions come to our board and we will show you the difficulties small rural schools face in trying to offer a slate of course offerings to fulfill our commitment to honour all pathways – including your government's focus on science and trades. Huron and Perth Counties currently have a shortage of employees in our region which will be exacerbated if students have to leave to get courses such as technology, business, social sciences, and the arts. Giving additional funding to colleges to support the trades is laudable but (a) once they leave many young people don't return to their rural roots

and (b) a direct path to the trades into work is preferred by many and would be possible if secondary schools could ensure course availability.

OPSBA, in association with Nanos Research, conducted a poll released in November 2019 that included the following sampling of results:

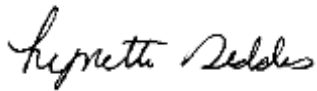
- Ontarians are twice as likely to say spending money on public education is more important than eliminating the deficit.
- A majority of Ontarians agree that spending on public education is an investment in the future

The full report is available at <https://www.opsba.org/strong-support-for-public-education-in-ontario>. The Conference Board of Canada stated that “each dollar of public education spending generates \$1.30 in total economic benefits to Ontario. At the same time, the inverse holds true for each dollar taken from public education.” It seems education has an excellent return on investment and the taxpayers of Ontario would expect the Province to take full advantage of this to benefit the economy and the people of the province over the long term.

Trustees and the administrative team of the Avon Maitland District School Board have worked hard **in conjunction** with our union partners to nurture and support positive relationships knowing that this collaboration is in the best interests of our students and our communities. The lack of respectful and collaborative attitudes at the provincial level is noted and unacceptable. The province needs to step back from their preemptive legislated cuts and go back to the bargaining table with a starting position of conditions that existed when you took power. Bargaining in good faith is a key principle in any negotiation process.

So, in this week that schools across Ontario observed Pink Shirt Day to end bullying, we respectfully request that you lead by example in setting a positive and collaborative tone.

Sincerely,



Lynette Geddes
Chair, Avon Maitland District School Board

cc Randy Pettapiece, MPP Perth-Wellington
Lisa Thompson, MPP Huron-Bruce
Mayors in Huron and Perth Counties
Ontario Public School Board Association
Ontario Student Trustee Association

Trevor Hallam

From: John <[REDACTED]>
Sent: Wednesday, March 4, 2020 6:37 AM
To: Trevor Hallam; Jamie Heffer; Sharen Zinn; Jamie McCallum; Jim Nelemans; Kevin Freiburger
Cc: 'Denny Scott'; pauline.a.kerr [REDACTED]; 'Adam Garniss'
Subject: Garniss Severance, Council mtg March 3.
Attachments: AG4 Zoning Report- Comments Recommendations -M-T Council.docx; SWeber Statement.docx

Hello Clerk Hallam, Mayor Heffer, Morris Turnberry council,

It should be noted that during the discussion concerning the Garniss severance in council meeting, Huron County planner Jenn Burns provided council with information that could have negative repercussions for the Municipality of Morris Turnberry in the future.

This information was offered in response to the question during public comment whether there were any conditions imposed on outbuildings on the property.

Ms. Burns response was “No”, but then her follow-up comments indicated that there was indeed a restriction – that being that the barn/buildings could continue to be used for storage since that was the last use of the building. This implies that there could be no livestock kept there by a future owner.

This implication and condition is categorically false and not only lacks a lawful basis, but conflicts with numerous Provincial Acts.

The attached document was a delegation presented to Morris Turnberry council at the end of the previous term of council, November, 2018, if I’m not mistaken on the date. It will be public record in the Municipal council meeting minutes.

The document clearly demonstrates where Ms. Burns disregards numerous Provincial statutes in fabricating a “storage only” condition for the buildings on the Garniss severance.

Most clearly, Ms. Burns runs afoul of Planning Act S. 34(9) which states:

“Zoning by-laws

34 (1) Zoning by-laws may be passed by the councils of local municipalities:

...

Excepted lands and buildings

(9) No by-law passed under this section applies,

(a) to prevent the use of any land, building or structure **for any purpose** prohibited by the by-law if such land, building or structure was lawfully used for such purpose on the day of the passing of the by-law, so long as it continues to be used for that purpose; ...” (highlight added)

Note that the Act unambiguously uses the (highlighted) term “...for any purpose...”. This would obviously include the housing of livestock, since the building was definitely used for raising cattle and keeping horses for likely a century before “...the passing of the by-law”, with its incumbent conditions.

The document includes several other Provincial Acts that are being contravened by such statements as that made by Ms. Burns.

Therefore, any limiting conditions placed on outbuildings when considering a surplus severance may well be in conflict with Provincial Statute, exposing the Municipality to legal action by a future property owner.

It is deeply disturbing to see that the Huron County planning department deliberately and repeatedly engages in the systematic erosion of the supremacy of law. Yet, the planning department expects that municipalities and property owners should abide by their planning policy.

I would like to remind this council that as a taxpayer and property owner in Morris Turnberry, I expect this council to act on the information with which they have been provided and make a clear statement that they respect and uphold the law of the land as provided herein again, giving it full support over the whimsical and arbitrary policy contrivances of the Huron County planning department.

The planning department's creation and implementation of the existing, self-declared, ultra vires AG4 zoning bylaw (see attached file "SWeber") should provide all the evidence needed to show that they have a well-established record of attempting to override the supremacy of Law, the very foundation that supports our nation.

I request that the council of Morris Turnberry publically and unequivocally clarify that they recognize that Provincial Statute nullifies the wrongheaded guidance given by the Huron County planning department regarding limiting usage of existing outbuildings on AG4 severances, as well as the planning department's proposed "Rural Residence" zoning by-law.

Also, the applicant for the Garniss severance should be notified that there are no lawful restrictions against continuing the historic uses of the outbuildings on the subject property.

I request a satisfactory response by March 31, 2020.

Respectfully,

John Schwartzenruber,
Brussels, ON



To the Administration and Council of the Municipality of Morris-Turnberry

November 20, 2018

Outline for Comments on Proposed Ag4 Bylaw Changes

Pg 2 - Points and questions raised on proposed changes, reference to FFPPA preamble

Pgs 3-5 - Sections of relevant superior Provincial Acts and Regulations contravened

Pg 6 - Critique of Sandra Weber's report

Pg 7 - Summary

Pg 8 - Recommendations

A) We raise these questions and points with regard to November 20, 2018 Agenda item #10 – “AG4 (Agricultural Small Holding) Properties and the Keeping of Livestock” -

1) We do not see where the County has consulted with the stakeholders in this action – the farming community or it’s representative organizations

- the only ones consulted were government or legal opinions
 1. the consultants may be in “conflict of interest”, as defined by the LSO
- it seems strange and highly irregular that the OFA, the CFFO and the NFU were not listed as being consulted, no representation from those most directly affected
- process thus openly biased away from agricultural interests
- we request that the planning department release to the public all records of consultation, notes and discussions held with the listed parties

2) We are reminded of the long-standing legal maxim “What cannot be done directly, cannot be done indirectly” The Planning department is indirectly contravening Statute law.

- the Planning Department is proposing to essentially ban, rather than restrict, the keeping of livestock in an agricultural operation, thus reinforcing the restriction

3) The recommendation claims to be a “living document”-what further provisions will be added? Process?

B) We provide here relevant sections from the Provincial Acts or regulations which directly prohibit the actions recommended by the Huron County Planning department on the AG4 file:

Farming and Food Production Protection Act, 1998 S.O. 1998,

“Preamble: *It is desirable to conserve, protect and encourage the development and improvement of agricultural lands for the production of food, fibre and other agricultural or horticultural products.*

Agricultural activities may include intensive operations that may cause discomfort and inconveniences to those on adjacent lands.

Because of the pressures exerted on the agricultural community, it is increasingly difficult for agricultural owners and operators to effectively produce food, fibre and other agricultural or horticultural products.

It is in the provincial interest that in agricultural areas, agricultural uses and normal farm practices be promoted and protected in a way that balances the needs of the agricultural community with provincial health, safety and environmental concerns.”

(The Preamble is legally considered to be part of the Act)

“Normal farm practice preserved

6 (1) No municipal by-law applies to restrict a normal farm practice carried on as part of an agricultural operation. 1998, c. 1, s. 6 (1).”

Municipal Act, 2001, S.O. 2001, c. 25

“Conflict between by-law and statutes, etc.

14 (1) A by-law is without effect to the extent of any conflict with,

- (a) a provincial or federal Act or a regulation made under such an Act; or
- (b) an instrument of a legislative nature, including an order, licence or approval, made or issued under a provincial or federal Act or regulation. 2001, c. 25, s. 14.

Same

(2) Without restricting the generality of subsection (1), there is a conflict between a by-law of a municipality and an Act, regulation or instrument described in that subsection if the by-law frustrates the purpose of the Act, regulation or instrument. 2006, c. 32, Sched. A, s. 10.”

Planning Act, R.S.O. 1990, c. P.13

“Purposes

1.1 The purposes of this Act are,

- (a) to promote sustainable economic development in a healthy natural environment within the policy and by the means provided under this Act;
- (b) to provide for a land use planning system led by provincial policy;
- (c) to integrate matters of provincial interest in provincial and municipal planning decisions;
- (d) to provide for planning processes that are fair by making them open, accessible, timely and efficient;
- (e) **to encourage co-operation and co-ordination among various interests;**
- (f) **to recognize the decision-making authority and accountability of municipal councils in planning.** 1994, c. 23, s. 4.”

“Provincial interest

2 The Minister, the council of a municipality, a local board, a planning board and the Tribunal, in carrying out their responsibilities under this Act, shall have regard to, among other matters, matters of provincial interest such as,

...

- (b) **the protection of the agricultural resources of the Province;**

...

(h) the orderly development of safe and healthy communities;

...

(l) **the protection of the financial and economic well-being of the Province and its municipalities;**

(m) the co-ordination of planning activities of public bodies;

(n) **the resolution of planning conflicts involving public and private interests;**

...

(q) the promotion of development that is designed to be sustainable, to support public transit and to be oriented to pedestrians;

...

“Policy statements

3 (1) The Minister, or the Minister together with any other minister of the Crown, may from time to time issue policy statements that have been approved by the Lieutenant Governor in Council on matters relating to municipal planning that in the opinion of the Minister are of provincial interest. R.S.O. 1990, c. P.13, s. 3 (1).

Policy statements and provincial plans

(5) A decision of the council of a municipality, a local board, a planning board, a minister of the Crown and a ministry, board, commission or agency of the government, including the Tribunal, in respect of the exercise of any authority that affects a planning matter,

(a) shall be consistent with the policy statements issued under subsection (1) that are in effect on the date of the decision; and

(b) **shall conform with the provincial plans that are in effect on that date**, or shall not conflict with them, as the case may be. 2006, c. 23, s. 5; 2017, c. 23, Sched. 5, s. 80.

Same

(6) Comments, submissions or advice affecting a planning matter that are provided by the council of a municipality, a local board, a planning board, a minister or ministry, board, commission or agency of the government,

(a) shall be consistent with the policy statements issued under subsection (1) that are in effect on the date the comments, submissions or advice are provided; and

(b) shall conform with the provincial plans that are in effect on that date, or shall not conflict with them, as the case may be. 2006, c. 23, s. 5.

“Deemed policy statements

(8) Each of the following is deemed to be a policy statement issued under subsection (1):

1. A policy statement issued under section 31.1 of the Metrolinx Act, 2006.
2. A policy statement issued under section 11 of the Resource Recovery and Circular Economy Act, 2016.
3. A policy or statement that is prescribed for the purpose of this subsection. 2017, c. 23, Sched. 3, s. 3.

“Zoning by-laws

34 (1) Zoning by-laws may be passed by the councils of local municipalities:

...

Excepted lands and buildings

(9) No by-law passed under this section applies,

(a) to prevent the use of any land, building or structure for any purpose prohibited by the by-law if such land, building or structure was lawfully used for such purpose on the day of the passing of the by-law, so long as it continues to be used for that purpose; ...

By-law may be amended

(10) Despite any other provision of this section, any by-law passed under this section or a predecessor of this section may be amended so as to permit the extension or enlargement of any land, building or structure used for any purpose prohibited by the by-law if such land, building or structure continues to be used in the same manner and for the same purpose as it was used on the day such by-law was passed. R.S.O. 1990, c. P.13, s. 34 (10).”

Sandra Weber’s “Report and Recommendations”

“A section of the local municipal by-laws appears to now be in conflict” ...

It had been in conflict for a long time, not just since the conflict had been acknowledged.

“We are now aware that the Act does not permit zoning by-laws to regulate the keeping of livestock in Agricultural Zones.”

This statement is misleading and incorrect since the O.Reg. 267/03 speaks of “an agricultural operation”, not agricultural zones.

“2. Municipal By-laws are required to be silent on the keeping of livestock in Agricultural Zones.”

Again, the reference to the ‘Agricultural Zones’ is incorrect. Also, the provincial law does not even imply that a municipal by-law could be silent on the keeping of livestock. Rather, it is clear and explicitly obstructs any municipal by-law to limit the number of animals in an agricultural operation.

“4. For surplus residence consents, where the severed parcel contains a barn, the structure must either be: a) demolished or b) altered such that it is not able to house livestock.”

This statement contravenes S.34(9) of the Planning Act. [\(above\)](#)

“Recommended option:

1. Maintain the AG4 zoning on existing AG4 parcels and update the zone provisions to remove the restriction on nutrient units.

New applications for severance of a surplus residence would include a condition to either have the barn demolished, or altered so that it is no longer capable of housing livestock, to the satisfaction of the municipality.”

These recommendations themselves violate S.3(5) and (6), and if incorporated into the by-law would contravene S.3(5) and S.34(9) and (10) of the Planning Act. [\(above\)](#)

Summary

This brief demonstrates that:

- The Planning Department has made recommendation for policy change that stands in clear contravention of numerous Provincial Statutes.
- The Planning Department has failed to operate within the clearly stated purposes of the Planning Act.
- The Planning Department solicitor may be found in substantial risk of violating the “Complete rules of Conduct” as set forth by the Law Society of Ontario. Ch.1,S.1.1
- The Planning Department may have acted in bad faith - thus actionable
- The Planning department failed to consult with the public and private interests - disconnected
- The proposed policy change may exacerbate the potential for conflict, bringing non-“agriculturated” people into proximity with normal farm practices by feeding unrealistic, “urbanized” expectations
- The changes are to the harm of many people who view these properties as a holistic and viable opportunity – and for most, their only opportunity - to enter agriculture
- The changes may negatively impact affected property values by the forced removal of valuable assets
- In view of the “living document” claim, the Policy may add even further negative requirements triggered by prevailing sentiments

It becomes very clear that the Huron County Planning Department suffers from a lack of knowledge of, or an inherent disregard for, Due Process and Supremacy of Law.

Recommendations

The actions of the Huron County Planning Department have done little to instill any confidence in their integrity, their regard for Law, or their commitment to serve appropriately in their predominantly Agricultural context.

Therefore, on the basis of the information presented above and supported by documentation from various Provincial Acts and Statutes, we recommend that:

- The Council of Morris-Turnberry recognizes and asserts its autonomy and responsibility in making planning decisions, as is so clearly stated in Provincial Acts and affirmed in these Council Chambers by Craig Metzger, Huron County Senior Planner,
- The Councillors of Morris Turnberry recognize this for what it is – a violation of numerous Provincial Regulations – and that the Municipality of Morris-Turnberry move to reject the report and associated recommended policy changes made by the Huron County Planning Department on the AG4 zoning bylaw policy.
- Further, we recommend that the Municipality remove the AG4 zoning bylaw in its entirety, in recognition that it stands ultra vires by designating special zoning on Agricultural Lands.
- Further, we recommend that the Council of the Municipality of Morris-Turnberry cease to seek planning direction from the Huron County Planning Department due to its well-documented history of providing unreliable direction and,
- Finally, we request that Morris Turnberry follow the example of other municipalities who are hiring their own Planners for any work that may require such a service, as this would enable them to freely promote development that is more locally driven, with a greater sensitivity to local and unique needs and opportunities.

Prepared by John Schwartzentruber, Ranko Markeljevic.

as requested
Nancy

From: Sandra Weber [REDACTED]
Sent: Friday, September 21, 2018 11:47 AM
To: ACW Clerk <[REDACTED]>; Florence Witherspoon <[REDACTED]>; Kyle Pratt <[REDACTED]>; 'Chandra Alexander, Clerk, Bluewater' <[REDACTED]>; Steve Doherty <[REDACTED]>; Central Huron Clerk <[REDACTED]>; Larry McCabe <[REDACTED]>; Janice Hallahan <[REDACTED]>; Carol Watson <[REDACTED]>; Brad Knight <[REDACTED]>; Nancy Michie <[REDACTED]>; Dwayne Evans <[REDACTED]>; South Huron CAO <[REDACTED]>; Rebekah Msuya-Collison <[REDACTED]>
Cc: Meighan Wark <[REDACTED]>; Planners <[REDACTED]>
Subject: AG4 Zone and Limits on Number of Nutrient Units

Dear CAO/Clerks,

It has recently come to our attention that there is a planning issue within the municipal Zoning By-laws across the County. The issue is that the AG4 (Agricultural Small Holding) Zone limits the number of nutrient units based on the size of the parcel (1 per acre to a maximum of 4 or 5 nutrient units). This limitation is inoperable because it conflicts with the Regulations of the Nutrient Management Act. The Regulation states there shall be no restriction on the number of farm animals that may be managed in the course of an agricultural operation unless imposed by the Regulation. The Nutrient Management Act supercedes a by-law of a Municipality if it addresses the same subject matter as the Regulation.

This zoning approach has been in place for a number of years. The intent was to allow surplus residence parcels to have a few livestock units rather than demolishing the existing barns.

The Planning Department is working with the County solicitor to outline options for addressing this issue and will provide further information as soon as possible.

Please forward this email onto your local Council members and Building Officials so they are aware of the issue. Should you have any questions or concerns, please contact myself or the Planner for your municipality.

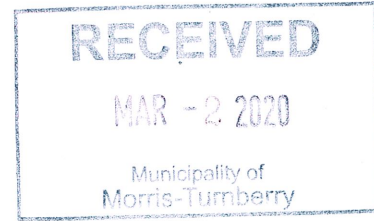
Thanks, Sandra

Sandra Weber
Director
Huron County Planning and Development Department
57 Napier St.
Goderich, ON
N7A 1W2

Phone: [REDACTED]
E-mail: [REDACTED]

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February 26, 2020

Dear Property Owner,

RE: Proposed Changes to Wingham Area Floodplain Mapping

Natural processes such as flooding, erosion and slope failures are a hazard when people and structures are in areas impacted by them. The Maitland Valley Conservation Authority (MVCA) has the responsibility to regulate activities in hazardous areas to prevent loss of life and to reduce property damage from flooding and erosion.

When a property is within the floodplain, development on the property is regulated by MVCA as per *Ontario Regulation 164/06*. Regulated activities include construction, re-construction, filling, and/or site grading. In the Wingham area the floodplain is managed in two zones, where different policies apply based on the amount of risk. The floodplain is divided into:

- **Flood Fringe**, where development may occur provided certain tests are met with regard to the control of flooding and erosion, and appropriate safety standards can be met to achieve the safety of persons and property in a flood event, and;
- **Floodway**, where development is highly restricted due to the amount of risk present during a flood event, and where the control of flooding may be impacted

The boundaries of both these areas have been refined as a result of a detailed technical study undertaken in conjunction with the Municipality of Morris-Turnberry and Township of North Huron. This more detailed mapping replaces the current floodplain mapping from the 1970s.

Please note the updated mapping affects the boundaries of the Flood Fringe and/or Floodway on your property. Enclosed are maps of your property showing the current boundaries and the proposed changes. The proposed mapping is also posted on the Maitland Conservation website (mvca.on.ca).

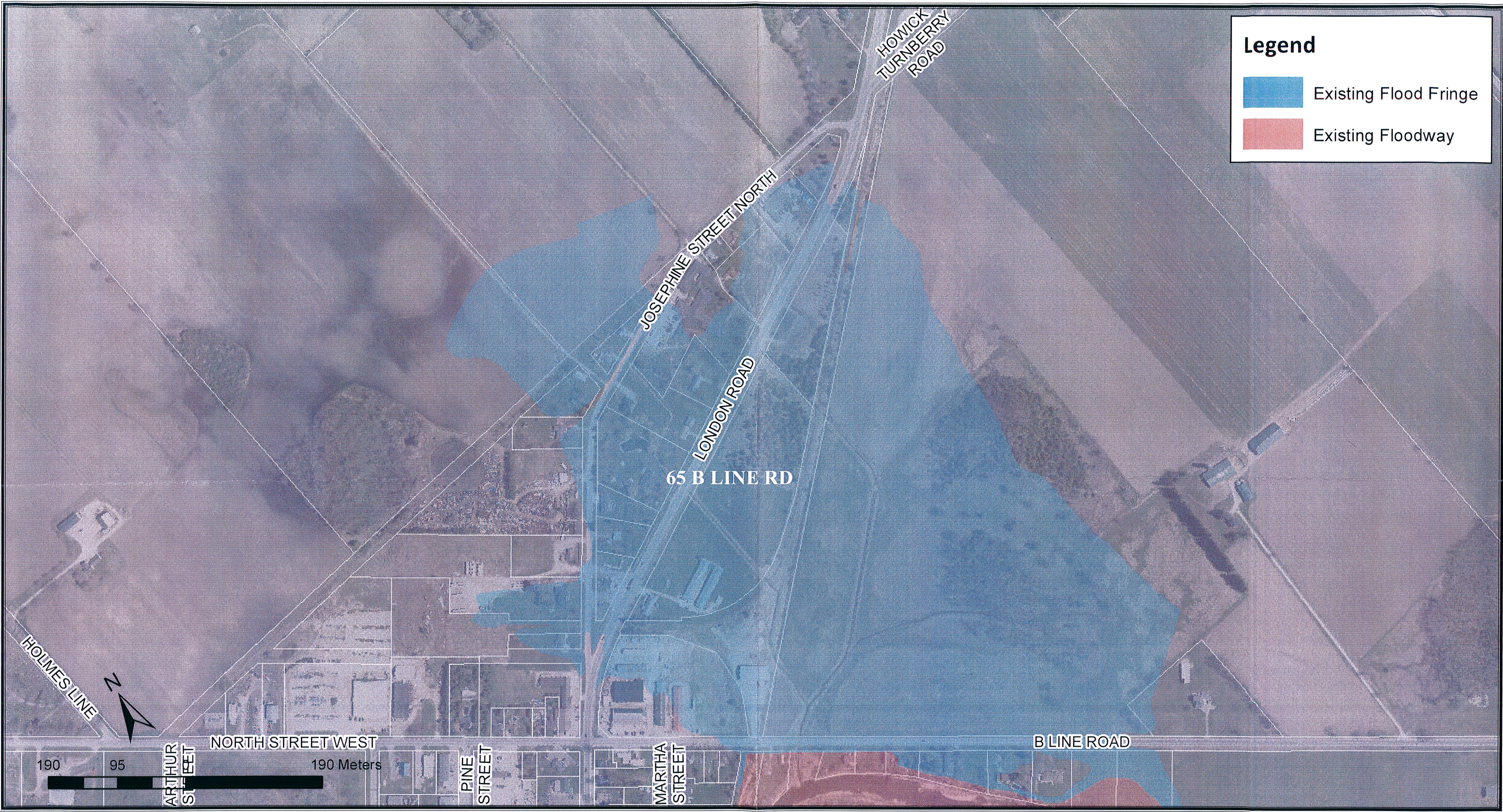
MVCA staff will be available to answer questions about the mapping at a Public Information Centre on **March 24, 2020** at the Wingham Knights of Columbus Centre (99 Kerr Drive) from **3:00-6:00 pm** and **7:00-9:00 pm**.

The proposed floodplain mapping will be presented for approval to the Maitland Conservation Members (formerly Board of Directors) at the April 15, 2020 Members' meeting. This meeting will be held at the Maitland Conservation Administration Centre in Wroxeter starting at 7:00 pm.

You may provide verbal comments at the Members' meeting on April 15, 2020. Please notify Patrick Huber-Kidby (phuber-kidby@mvca.on.ca or 519-335-3557 ext. 237) prior to April 8, 2020 if you intend to provide comments at the Members' meeting, or for any other questions or concerns.

Sincerely,
MAITLAND VALLEY CONSERVATION AUTHORITY

Stephen Jackson, P.Eng.
Flood and Erosion Safety Services Coordinator



Legend

- Existing Flood Fringe
- Existing Floodway

Wingham Area Floodplain Mapping

FEBRUARY 2020

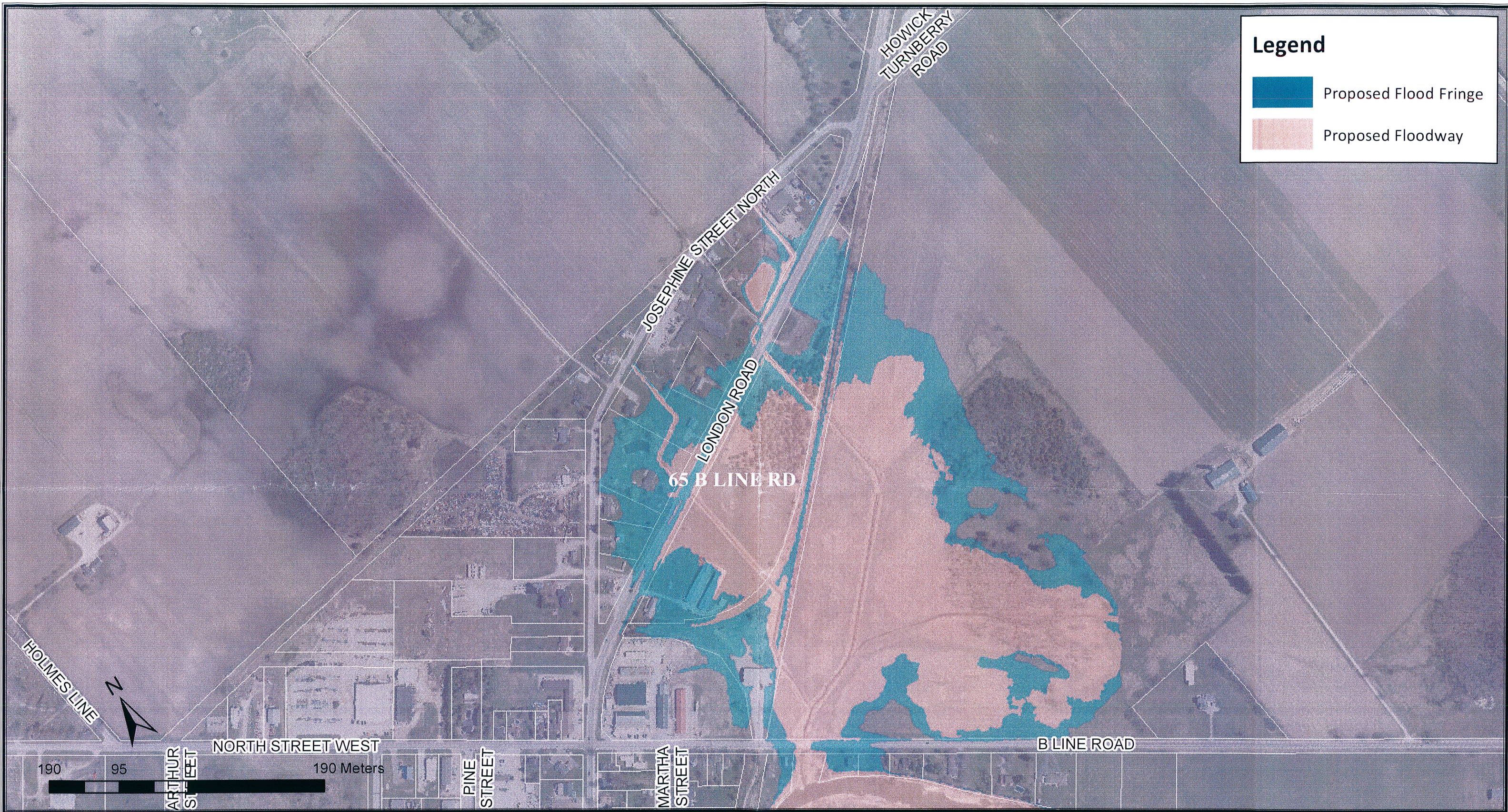
This map is for illustrative purposes only. Information contained hereon is not a substitute for professional review or a site survey and is subject to change without notice. The Maitland Valley Conservation Authority takes no responsibility for, nor guarantees, the accuracy of the information contained on this map. Any interpretations or conclusions drawn from this map are the sole responsibility of the user.

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Printer 1992, 2015. Aerial Photography taken in 2015
by Fugro Geospatial.

Map Projection: UTM NAD83 Zone 17





Legend

- Proposed Flood Fringe
- Proposed Floodway

Wingham Area Floodplain Mapping



This map is for illustrative purposes only. Information contained hereon is not a substitute for professional review or a site survey and is subject to change without notice. The Maitland Valley Conservation Authority takes no responsibility for, nor guarantees, the accuracy of the information contained on this map. Any interpretations or conclusions drawn from this map are the sole responsibility of the user.

FEBRUARY 2020
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 Map Projection: UTM NAD83 Zone 17

Trevor Hallam

From: jennifer miltenburg <[REDACTED]>
Sent: Tuesday, March 10, 2020 7:51 PM
To: jennifer miltenburg
Subject: Be Part of the Conversation!
Attachments: Registration_rural_update.png

Please include this invitation to the Council as correspondence on your next municipal agenda.

Thank you

Jennifer Miltenburg

Dear Colleagues:

Please join us for Taking Action for Places of Faith In Rural Ontario, a day long workshop, April 24th, 9:30 am to 3:30pm, St. Joseph-Kingsbridge Centre, 84675A Bluewater Highway, Goderich, ON

Representatives from Faith & the Common Good, Cardus, the Ontario NonProfit Network, The National Trust for Canada and the Ontario Trillium Foundation will present data from the Community Spaces in Faith Places Ontario wide survey. The survey measured not for profit and community group usage of faith buildings to help illuminate the risks of faith building closures. Huron County was a deep dive area of study and Regional Research Lead Jennifer Miltenburg will explore the data from Huron. A local panel will reflect on the local context and policy/advocacy actions to ensure the sustainability of these community third spaces.

Register via the National Trust for Canada website [here](#).

Questions? Contact Kendra Fry, Project Lead at kfry@faithcommongood.org



Be a part of the conversation on Rural Faith Places!

Following a year long survey of community and not for profit usage of faith buildings the research leads and partners will share the rural data from Huron County and learnings.

Register at the link
bit.ly/FaithinRuralOntario to help us frame what actions to take.

Tickets are \$20

April 24th

9:30am to 3:30pm

Kingsbridge Centre

Huron County near Goderich

Lunch will be provided

Check out early results at
www.communityspacefaithplace.org

Belgrave Summary

February, 2020

FLOWS

McCrea	1,605.97	M3
Jane	445.03	M3
<u>Total</u>	2,051.00	M3

Treated Flow

Total	1,849.99	M3
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TURBIDITIES (Raw)

McCrea

Max:	0.22	NTU
Min:	0.12	NTU
Average:	0.18	NTU

Jane

Max:	0.18	NTU
Min:	0.12	NTU
Average:	0.15	NTU

CHEMICAL USE

Total Dosage

Cl2 Dosage		
Average:	2.72	ppm
Total Cl2 Used:	5.02	kg

Online

Cl2 Residual (free)		
Max:	1.47	ppm
Min:	1.33	ppm
Average:	1.41	ppm

Potassium Permanganate	119.50	L
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Grab

Cl2 Residual (free)		
Max:	1.51	ppm
Min:	1.34	ppm
Average:	1.41	ppm

BACTERIOLOGICAL TESTING

Treated Water to Distribution

Treated Total Counts	
Tests Done:	5
E.Coli Found:	0
Total Coliform Found:	0

Jane Raw Water

Raw Total Counts	
Tests Done:	5
E.Coli Found:	0
Total Coliform Found:	0

Treated Heterotrophic Plate Counts

Tests Done:	5
Counts >500/ml:	0

McCrae Raw Water

Raw Total Counts	
Tests Done:	5
E.Coli Found:	0
Total Coliform Found:	0

Distribution Water

Tests Done:	10
E.Coli Found:	0
Total Coliform Found:	0

Treated Heterotrophic Plate Counts

Tests Done:	5
Counts >500/ml:	0

CHLORINATION ON DISTRIBUTION SYSTEM

Belgrave

Cl2 Residual (free)		
Max:	1.30	ppm

Min:	1.16	ppm
Average:	1.22	ppm
Sites Tested:	16	
Sites Tested < 0.05:	0	

Operators that operated the system.

<u>Cory Dulong</u>	Water Treatment-Class 2	88942	May 31, 2022
<u>John Graham</u>	Water Treatment-Class 3	11535	April 30, 2022
<u>Nancy Mayhew</u>	Water Treatment-Class 2	16185	January 31/2021
<u>Gary Nicholson</u>	Water Treatment-Class 2	95123	July 31, 2022
<u>Ben Nethery</u>	Water Treatment - Class 1	98589	Sept 30/2020
<u>Ryan MacKay</u>	Water Treatment - OIT	OT100634	April 30, 2021

The required testing was completed to the best of our knowledge.



CORPORATION OF THE MUNICIPALITY OF MORRIS-TURNBERRY

BY-LAW NO. 11-2020

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 17th, 2020.

WHEREAS Section 8 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 8, 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 17th, 2020 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 the 17th day of March, 2020, 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 this 17th day of March 2020

Read a THIRD time and FINALLY PASSED this 17th day of March 2020

Mayor, Jamie Heffer

Clerk, Trevor Hallam