



MUNICIPALITY OF MORRIS-TURNBERRY

COUNCIL MINUTES

Tuesday, October 6th 2020, 7:30 pm

The Council of the Municipality of Morris-Turnberry met electronically in regular session on the 6th day of October, 2020, at 7:30 pm.

Council in Attendance

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

Staff in Attendance

Trevor Hallam	CAO/Clerk
Mike Alcock	Director of Public Works
Jenn Burns	Huron County Planner

Others in Attendance

Ken Shortreed	Applicant, C69-2020
Sean Cook	Co-Applicant, C70-2020
Bruce Higgins	Co-Applicant, C70-2020
Denny Scott	The Citizen
Kelsey Bent	Wingham Advance Times

1.0 CALL TO ORDER

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

2.0 ADOPTION OF AGENDA

Moved by Sharen Zinn
Seconded by Jamie McCallum

MOTION 210-2020 THAT the Council of the Municipality of Morris-Turnberry hereby adopts the agenda for the meeting of October 6th 2020 as circulated. Carried.

3.0 DISCLOSURE OF PECUNIARY INTEREST / POTENTIAL CONFLICT OF INTEREST

None.

4.0 MINUTES

Moved by Jim Nelemans
Seconded by Kevin Freiburger

MOTION 211-2020 THAT the Council of the Municipality of Morris-Turnberry hereby adopts the September 15th, 2020 Regular Council Meeting Minutes as written. Carried.

5.0 **ACCOUNTS**

5.1 ACCOUNTS

Deputy Mayor Zinn asked for clarification regarding the amounts paid to J. Don MacMillan Limited, GSP Group and the Rona deposit return.

Mr. Hallam explained that J. Don MacMillan was contracted to do the required survey work for the servicing easement on Chestnut Street, the GSP Group expense was related to consultation and incorporation of comments on the Environmental Impact Study received from the peer reviewer, and that as RONA had satisfied all conditions of their Site Plan Agreement, their deposit was being returned to them.

Moved by Sharen Zinn
Seconded by Kevin Freiburger

MOTION 212-2020 THAT the Council of the Municipality of Morris-Turnberry hereby approves for payment the October 6th accounts in the amount of \$367,921.29.
Carried.

5.2 PAY REPORTS

Copies of the September 16th and 30th Pay Reports were presented for information purposes.

6.0 **PUBLIC MEETINGS AND DEPUTATIONS**

None.

7.0 **STAFF REPORTS**

7.1 PLANNING

7.1.1 Application for Consent C69-20 Shortreed

Huron County Planner, Jennifer Burns, presented a report to Council regarding an application for consent pertaining to 41701 Moncrieff Road.

Comments

Council's Questions and/or Comments

Councillor Nelemans asked if the severance would be permitted if the land was agricultural rather than natural environment. Ms. Burns explained that severing a 50 acre agricultural parcel would be allowed but this does not meet the minimum lot size for a parcel that is all natural environment.

Mayor Heffer stated that the severance as proposed seemed to follow common sense, its just not supported by the policy.

Councillor Freiburger stated that based on the mapping it looks to make sense to sever as proposed and that he sees no issue with approving the application.

Councillor Nelemans asked if any further planning approvals would be required to recognize the parcel if the severance is approved. Ms. Burns explained that County Council would still need to approve the severance, but that following that no further planning approvals would be required.

Applicant and/or Agent

Mr. Shortreed agreed with the comments of Council and thanked them for their time and consideration.

Others

No other comments were received.

Moved by Jim Nelemans
Seconded by Sharen Zinn

MOTION
213-2020

THAT The Council of the Municipality of Morris-Turnberry recommends approval of application for consent C69-20.

Carried.

7.1.2 Application for Consent C70-20 Higgins

Huron County Planner, Jennifer Burns presented a report to Council regarding an application for consent pertaining to 41016 Cardiff Road.

Comments

Council's Questions and/or Comments

Councillor Nelemans asked if the mobile home could be made habitable. Ms. Burns explained that it could not.

Deputy Mayor Zinn asked if Council could give the applicant a timeframe to remove the mobile home, after which the application could be resubmitted. Ms. Burns explained that taking that action would not help to address the situation, the application would still be recommended for denial, as it still wouldn't meet the criteria for a surplus farmhouse severance.

Mayor Heffer stated that this application was similar to one that was before County Council not long ago that was approved, recognizing that a new house is better than an uninhabitable one, and that again it seemed a common sense solution.

Councillor Freiburger stated that it makes more sense to facilitate removing the mobile home and building a new house.

Deputy Mayor Zinn asked if there is a timeline for removal of the mobile home. Ms. Burns suggested that it could be made a condition of approval that the mobile home be removed.

Applicant and/or Agent

Mr. Cook agreed with Council's desire to clean up the lot and have the mobile home removed, and thanked Council for their consideration.

Others

No other comments were received.

Moved by Kevin Freiburger
Seconded by Jamie McCallum

MOTION
214-2020

THAT The Council of the Municipality of Morris-Turnberry recommends approval of application for consent C70-20 subject to the condition that the mobile home currently on the property be removed.

Carried.

7.2 PUBLIC WORKS

7.2.1 Grader Rental

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

Councillor Nelemans asked what other municipalities do for a backup grader. Mr. Alcock explained that some municipalities hold back an old grader when it is removed from service for backup ice blading, and that Huron East is renting a grader at great cost. He explained that since the Municipality is just in need of a grader for ice blading it should not have a large effect on plowing operations.

Councillor Nelemans asked if a contractor could be covered under the Municipality's insurance policy. Mr. Alcock explained that after much discussion with the insurance provider it was confirmed that doing so would be inadvisable.

7.2.2 Sale of Pickup Truck

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

Councillor McCallum stated that Brussels Recreation would be interested in the pickup truck.

Councillor Nelemans explained that Gov Deals is a good way to dispose of assets such as this, that way anyone can bid on it.

Deputy Mayor Zinn agreed with Councillor Nelemans.

Councillor McCallum said he had no objection to disposing of the truck on Gov Deals, he just wanted to ensure that the interest was known.

Direction was given to list the truck on Gov Deals as is the standard practice.

7.2.3 McCall Line Culvert Replacement

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

Mayor Heffer emphasized what Mr. Alcock said in his report, that this is not an isolated case and that Council will be faced with decisions such as this more frequently.

No questions were received from Council.

Mayor Heffer suggested proceeding with the intent to remove and circulating for comment as per option 1 in Mr. Alcock's report, and asked for the input of Council

Councillor Nelemans agreed, saying that allowing for the public input allows Council to make the most informed decision. If there are no comments, then removal can be considered.

Councillor Freiburger asked if the price differential between removal and replacement could be outlined in the correspondence to the public. Mr. Alcock confirmed that it could be shared.

Moved by Jim Nelemans
Seconded by Jamie McCallum

MOTION
216-2020

THAT The Council of the Municipality of Morris-Turnberry directs staff to budget for the engineering design work for Culvert M020 in 2021,

And Further That Council proceed with the intent to remove the culvert and directs the Director of Public Works to send letters to the property owners that are most affected by the option of removing the culvert, and place notice in the Blyth Citizen requesting comments with regard to removing the culvert prior to Council making the final decision.

Carried.

7.3 CLERK

7.3.1 COVID-19 Update

A report was presented by CAO/Clerk Trevor Hallam in this regard for the information of Council.

8.0 BUSINESS

8.1 Draft Personnel Policy

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

Councilor Nelemans asked if after removing the gift of \$50 per year of service upon retirement, if there was any recognition upon retirement still in the policy. Mr. Hallam confirmed that there was not.

Councillor Nelemans stated he would like to see some sort of recognition in the policy. Councillor McCallum explained that he believed it was the intention of Council to remove the gift through this process.

Councillor Freiburger asked if there was merit in broadening the COVID-19 policy to make it applicable to other similar events. Mr. Hallam stated that generalizing too much will sacrifice the clarity of the policy, and the policy can be applied to other events as needed with little trouble, should it be needed.

Moved by Jamie McCallum
Seconded by Kevin Freiburger

MOTION 217-2020 THAT the Council of the Municipality of Morris-Turnberry hereby directs staff to return the draft Personnel Policy as presented as a by-law for consideration at the next meeting of Council.

Carried.

8.2 Demolition Agreement Extension Request

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

Moved by Jim Nelemans
Seconded by Kevin Freiburger

MOTION 218-2020 THAT the Council of the Municipality of Morris-Turnberry hereby approves the extension of the deadline for the demolition of the residence under By-Law 70-2016 of the Municipality of Morris-Turnberry to November 30, 2020, and that no further extensions be given.

Carried.

8.3 Green's Meat Market Update and Servicing Request

Deputy Mayor Sharen Zinn requested an update on the status of the Green's Meat Market rebuilding efforts. A report was presented by CAO/Clerk Trevor Hallam in this regard.

Moved by Jamie McCallum
Seconded by Jim Nelemans

MOTION 219-2020 THAT The Council of the Municipality of Morris-Turnberry directs staff to submit a request to North Huron Council to allow the physical connection of the water line at the temporary Green's office, while maintaining the curb stop in the off position to respect the decision of North Huron Council to not allow new connections until a Cross Border Servicing Agreement is in place.

Carried.

The motion was carried unanimously

8.4 Source Water Protection Committee Seat

Correspondence regarding an upcoming vacancy on the Source Water Protection Committee was provided. Council was asked to consider putting forward a Morris-Turnberry representative for the position.

No members of Council expressed an interest.

9.0 **COUNCIL REPORTS**

Sharen Zinn

No report.

Jamie McCallum

No report.

Jim Nelemans

Attended a Water Protection committee meeting.

Kevin Freiburger

Attended a Maitland Valley Conservation Authority Meeting on September 16th.

Jamie Heffer

No report.

Mayor Heffer expressed thanks to Nick Campbell and his family for taking the time to decorate a grader and participate in the Brussels Fall Parade.

10.0 CORRESPONDENCE, MINUTES, ITEMS FOR INFORMATION

- 10.1 Minutes – Maitland Valley Conservation Authority Board – June 17, 2020
- 10.2 Meeting Highlights – AMDSB Board Meeting – September 22, 2020
- 10.3 Notice of Public Meeting – Minor Variance – North Huron
- 10.4 Newsletter – Drinking Water Source Protection – September 2020
- 10.5 Media Release – J.W. McLaren Exhibit – Huron County
- 10.6 Media Release – Homelessness in Huron County – Huron County
- 10.7 Media Release – Digital Service Squad – Huron County
- 10.8 Resolution – AODA Website Compliance Extension Request – Town of Amherstburg
- 10.9 Correspondence – NWMO Site Selection – Municipality of South Bruce
- 10.10 Correspondence – 2021 Annual Billing Letter - OPP
- 10.11 Outstanding Action Items

Moved by Jim Nelemans
Seconded by Kevin Freiburger

MOTION 220-2020 THAT Council of the Municipality of Morris-Turnberry hereby supports and endorses the resolution of the Town of Amherstburg requesting an extension to the January 1, 2021 deadline for full compliance with WCAG 2.0 Level AA, and financial support and training to help municipalities meet the compliance standards.

Carried.

11.0 NEW BUSINESS

None.

12.0 BY-LAWS AND AGREEMENTS

- 12.1 Discharge of rights to repurchase

In June of this year, Council directed staff to inform Britespan Building Systems, Fabric Building Covers International and 1264752 Ontario Inc that it did not wish to exercise the repurchase rights established in a purchase agreement for Parts 1 through 5 of Plan 22r-6718. By-Law 43-2020 was presented to formally authorize the discharge of the notices registered to those parts regarding the Municipality's repurchase rights.

Moved by Kevin Freiburger
Seconded by Jim Nelemans

MOTION 221-2020 THAT leave be given to introduce By-Law # 43-2020, being a by-law to authorize the discharge of certain notices registered under an agreement between the Corporation of the Municipality of Morris-Turnberry, Britespan Building Systems Inc., 1264752 Ontario Inc., and Fabric Building Covers International Inc, and that it now be read severally a first, second, and third time, and finally passed this 6th day of October 2020.

Carried.

13.0 CLOSED SESSION**13.1 ENTER CLOSED SESSION**

Moved by Kevin Freiburger
Seconded by Jim Nelemans

MOTION THAT the Council of the Municipality of Morris-Turnberry enter a closed
222-2020 session, with the CAO/Clerk and Director of Public Works remaining in
attendance at 8:55 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.
- 2) Section 239 (2) (c) regarding a proposed or pending acquisition or disposition of land by the municipality.

Carried.

13.2 RETURN TO OPEN SESSION

Moved by Jim Nelemans
Seconded by Jamie McCallum

MOTION THAT the Council of the Municipality of Morris-Turnberry rise from a closed
223-2020 session at 10:02 p.m.

Carried.

13.3 REPORT AND ACTION FROM CLOSED SESSION

Council discussed one issue regarding ongoing negotiations and one issue regarding the disposition of property. Direction was given to staff accordingly.

14.0 CONFIRMING BY-LAW

Moved by Sharen Zinn
Seconded by Kevin Freiburger

MOTION THAT leave be given to introduce By-Law # 44-2020, being a by-law to
224-2020 confirm the proceedings of the Municipality of Morris-Turnberry meeting of
Council held on October 6th, 2020, and that it now be read severally a first,
second, and third time, and finally passed this 6th day of October 2020.

Carried.

15.0 ADJOURNMENT

Moved by Jamie McCallum
Seconded by Kevin Freiburger

MOTION THAT the Council of the Municipality of Morris-Turnberry does now adjourn
225-2020 at 10:04 pm.

Carried.

NEXT MEETINGS:

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|-------------------------------|-------------------|------------------|---------------|
| 1. Regular Meeting of Council | Tuesday, October | 20 th | 2020, 7:30 pm |
| 2. Regular Meeting of Council | Tuesday, November | 3 rd | 2020, 7:30 pm |

Mayor, Jamie Heffer

Clerk, Trevor Hallam