



The Corporation of the Municipality of Brockton

Council Meeting Minutes

Tuesday, August 24, 2021, 7:00 p.m.
Electronic Meeting

Council Present: Dan Gieruszak, Deputy Mayor
Steve Adams, Councillor
Kym Hutcheon, Councillor
James Lang, Councillor
Dean Leifso, Councillor
Tim Elphick, Councillor

Council Absent: Chris Peabody, Mayor

Staff Present: Sonya Watson, Chief Administrative Officer
Fiona Hamilton, Clerk
Trish Serratore, Chief Financial Officer
Dieter Weltz, Building and Planning Manager
Gregory Furtney, Director of Operations
Mark Coleman, Director of Community Services

1. Acceptance of Council Agenda

Resolution 21-25-01

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton accept the Agenda for the regular Council Meeting on August 24, 2021 as presented.

Carried

2. Declaration of Pecuniary Interest and General Nature Thereof

Councillor Leifso declared a conflict of interest in relation to item 13.2, being Bylaw 2021-109, for professional reasons.

3. Retirement Recognition Certificate Presentation

Council recognized the 30 years of service provided by Custodial Maintenance Worker, Don Clark, and wished him well on his retirement.

4. Public Meetings Required Under the Planning Act

5. Delegations

5.1 Daniel Kingsbury, Bruce County Planner - Bruce County Growth Management Strategy (Plan the Bruce)

Daniel Kingsbury provided an overview of the project and commented on the timely nature of the study. Mr. Kingsbury introduced the presenters from Watson and Associates Economists Ltd.

Mr. Jamie Cook, of Watson and Associates Economists Ltd. explained the purpose of the growth management study. The consultation process with

stakeholders identified that Bruce County's housing growth outlook was too low and required revision. The consultants further identified a stronger near-term and longer-term growth outlook across the County's area municipalities than previously reported.

Mr. Cook reviewed the revised data for the Municipality of Brockton's housing forecast, noting the higher rate of growth being anticipated. Mr. Cook advised that Brockton was anticipated to increase by 3,500 new residents, with an increase of 1,670 jobs between 2016 and 2046 rather than the original statistics contained in the Interim Report.

Mr. Cook informed Council that the Plan the Bruce: Good Growth Discussion Paper would be finalized by the end of August, and final results presented to County Council in September 2021.

Mr. Cook responded to questions from Council about the forecasts for growth in the hamlet regions, noting the difficulty in accurately predicting development in those areas. It was noted that County planning documents and provincial perspectives prioritize urban development rather than smaller hamlet communities.

Mr. Kingsbury also clarified the meaning of primary and secondary development areas, and the level of services expected for both, noting that opportunities are available to discuss the role and position of the hamlets within the County's Official Plan process.

Council discussed the important role the agricultural industry plays within hamlet community growth. Mr. Cook noted that the review did identify the importance of growth within the hamlets to preserve them as vibrant community hubs.

Mr. Cook responded to additional questions from Council about the definition of a "primary" urban centre, including which factors drove the population increase, and where the majority of new residents were relocating from.

6. Minutes

Resolution 21-25-02

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton adopt the minutes of the August 20, 2021 Council Meeting, the August 17, 2021 Special Council Meeting, and the August 18, 2021 Special Council Meeting (Walkerton BIA Information Session) as presented.

Carried

7. Business Arising From the Minutes

Council noted the discussion regarding the Saugeen Municipal Airport that took place during the August 10, 2021 Council Meeting, and requested an update.

Fiona Hamilton, Clerk acknowledged the challenges associated with this matter, advising that the Saugeen Municipal Airport Commission (SMAC) is a separate corporate body. Ms. Hamilton noted that Municipal Mayor's, CAO's, and SMAC representatives could meet to further discuss this matter, identify the positions of each Municipality, and strengthen communication between all parties.

Council discussed what comments could be made in open session about an ongoing legal matter, noting their preference for having transparent discussions and supported identifying solutions for a positive path forward.

Deputy Mayor Gieruszak noted that Council's comments were forwarded to the SMAC, and responded to questions from Council advising that communication continues with the SMAC and solutions are being investigated to resolve this matter; but confirming that he had received advice from the Integrity Commissioner not to provide additional comments in an open session.

8. Reports

Councillor Lang requested a moment of silence for a prominent local first responder, Brayden Berberich, who tragically passed away in a motor vehicle accident.

8.1 Plan the Bruce – Bruce County Official Plan Consultation Report Good Growth

Dieter Weltz provided additional context with respect to the overall Good Growth project, advising that the County of Bruce was attempting to develop sub-regional market area policies which would combine the Municipalities of Arran-Elderslie, Brockton, Huron-Kinloss, and South Bruce as one inland sub-region. Mr. Weltz recommended that Brockton respond to the County that Brockton did not support this approach as it was difficult for local Councils to plan for long-term servicing and infrastructure needs if population growth was redirected towards an entire sub-region.

Resolution 21-25-03

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby receives Report Number BLDG2021-23 – Plan the Bruce – Bruce County Official Plan Consultation Report Good Growth, prepared by Dieter Weltz, Building and Planning Manager/CBO and in doing so recommends that staff prepare and submit comments in response to the Plan the Bruce consultation documents based on staff's recommendation and Council input from tonight's discussion

Carried

8.2 Ontario Super Storage Inc. Site Plan Control Agreement Amendment

Resolution 21-25-04

Moved By: Kym Hutcheon

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby receives Report Number BLDG2021-22 – Ontario Super Storage Inc. Site Plan Control Agreement Amendment, prepared by Dieter Weltz, Building and Planning Manager/CBO and in doing so approves bringing forward a By-law to amend "Schedule B" of the Site Plan Control Agreement 2018-025 as recommended by staff.

Carried

8.3 Lamoureux Limited Service Agreement

Resolution 21-25-05

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby receives Report Number BLDG2021-21 – Lamoureux Limited Service Agreement, prepared by Dieter Weltz, Building and Planning Manager/CBO and in doing so approves bringing forward a By-law for the Corporation of the Municipality of Brockton to enter into

agreement with Lynn Lamoureux for the purposes of a Limited Service Agreement.

Carried

8.4 Walker West Estates (Block 50) Site Plan Control Agreement

Resolution 21-25-06

Moved By: Kym Hutcheon

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby approves Report Number BLDG2021-24 – Walker West Estates Inc. (Block 50) – Municipality of Brockton Site Plan Control Agreement, prepared by Dieter Weltz, Building and Planning Manager/CBO and in doing so approves a By-Law coming forward entering into a Site Plan Control Agreement with Mr. Bill Clancy, President Walker West Estates Inc. for BLOCK 50 PLAN 3M-253; BROCKTON within the Walker West Subdivision, Walkerton.

Carried

8.5 2021 Water and Wastewater Reserve Capacity Analysis

Gregory Furtney, Director of Operations, responded to questions from Council about the potential for applying for grant funding. Mr. Furtney informed Council of his intention to bring forward a full capital funding proposal for the 2022 Municipal Budget. Mr. Furtney provided information to Council about the purpose of the water standpipes. Mr. Furtney also informed Council that he was working with the municipal engineers to consider water quantity at Lake Rosalind, noting that the question of water quality would require additional consideration.

Resolution 21-25-07

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby receives Report Number UT2021-13 - 2021 Water and Wastewater Reserve Capacity Analysis, prepared by Gregg Furtney, Director of Operations, for information purposes.

Carried

8.6 Lake Rosalind Public Comments on Traffic and Parking By-Law

Resolution 21-25-08

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby receives Report Number BL2021-01 – Lake Rosalind Public Comments on Traffic and Parking By-Law, prepared by Fiona Hamilton, Clerk, Sarah Johnson, Jr. Deputy Clerk and Lisa MacDonald, By-Law Enforcement Officer and in doing so approves a By-Law coming forward to amend the Consolidated Traffic and Parking By-Law to include the following restrictions for parking along Lake Rosalind: Prohibit parking on the West side of Lake Rosalind Road 1 from Lake Rosalind Road 2 to Lake Rosalind Road 6.

Carried

8.7 COVID-19 Municipal Response - August 24, 2021 Update

Resolution 21-25-09

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton hereby receives Report Number CLK2021-26 - COVID-19 Municipal Response – August 24, 2021 Update, prepared by Sarah Johnson, Jr. Deputy Clerk for information purposes and further confirms and ratifies all operational decisions, procedures, and cancellations put in place by staff, and the Municipal Emergency Control Group in response for the COVID-19 pandemic

Carried

8.8 ICIP Transfer Payment Agreement Soccer Park Washroom and Equipment Storage Building

Council discussed the overall project and its place within the infrastructure planned for the East Ridge Business Park. Mark Coleman, Director of Community Services confirmed that there was some leeway on the timelines for completion of the project. Mr. Coleman noted that the Agreement was required to be signed by September 3, 2021 and the extension of the services was planned for this fall with the remainder of the construction to be proposed in the following year. Mr. Coleman advised that the funding model was based on the figures available when the grant was submitted, but there was an opportunity to scale back on some finishes as it was a commercial building.

Resolution 21-25-10

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby approves Report Number REC2021-19 – ICIP Transfer Payment Agreement Soccer Park Washroom and Equipment Storage Building, prepared by Mark Coleman, Director of Community Services and in doing so approves a By-Law coming forward entering into a Transfer Payment Agreement for Project #2019-10-1-1419105549017783499.

Carried

8.9 Canada Community Revitalization Fund Contribution Agreement for The Market Garden

Mark Coleman, Director of Community Services, responded to questions from Council noting that there were two grant applications submitted for this project. A response had not yet been received in relation to the first grant application. Mr. Coleman confirmed that all efforts would be made for the Christmas Market depending on the construction and tendering schedule.

Resolution 21-25-11

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby approves Report Number REC2021-20 – Canada Community Revitalization Fund Contribution Agreement for The Market Garden, prepared by Mark Coleman, Director of Community Services and in doing so authorizes a By-Law coming forward entering into a Contribution Agreement for Project #1000193.

Carried

8.10 Elections Canada Federal Election Polling Place Lease Agreements

Resolution 21-25-12

Moved By: Kym Hutcheon

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby receives Report Number CLK2021-27 - Elections Canada Federal Election Polling Place Lease Agreements, prepared by Sarah Johnson, Jr. Deputy Clerk and Mark Coleman, Director of Community Services and in doing so approves By-Laws coming forward to enter into Polling Place Lease Agreements with Elections Canada for the use of Cargill and Walkerton Community Centres as polling locations for the 2021 Federal Election.

Carried

8.11 O.P.P. Alternate Service Delivery Location Memorandum of Understanding

Council noted that the initiative was positive and would enhance police visibility in the smaller hamlets.

Resolution 21-25-13

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby receives Report Number CAO2021-15 – O.P.P. Alternate Service Delivery Location Memorandum of Understanding, prepared by Sonya Watson, Chief Administrative Officer, and in doing so approves a By-Law coming forward to authorize the Chief Administrative Officer to sign the Memorandum of Understanding with the O.P.P. for the use of the Greenock Municipal Building and any minor amendments as required.

Carried

8.12 Council Remuneration 2023 to 2026

Council discussed changes to the overall tax regime that impacted Council's compensation and the increased workload associated with a growing community. Council discussed the proposal of the Consumer Price Index as opposed to the various factors to be considered when looking at comparator municipalities and whether a Committee was better placed to evaluate compensation for Council before ultimately approving the recommendation to align with the Salary Administration Policy.

Resolution 21-25-14

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby receives Report Number CAO2021-16 – Council Remuneration 2023 to 2026, prepared by Trish Serratore, Chief Financial Officer, Fiona Hamilton, Clerk and Sonya Watson Chief Administrative Officer and in doing so approves staff's recommendation of an annual increase in accordance with the Salary Administration Policy – Salary Grid Annual Economic Adjustment with the annual Statistics Canada Ontario Consumer Price Index for the 12 months ended August 31.

Carried

9. Public Notification

9.1 Service Disruptions: Temporary Bridge and Road Closures

10. Accounts

- 10.1 Accounts - \$2,029,961.36

Resolution 21-25-15

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton approve payment of the accounts in the amount of \$2,029,961.36.

Carried

11. Correspondence Requiring Action

- 11.1 Grey Bruce Labour Council - Flag Raising Request

Resolution 21-25-16

Moved By: Kym Hutcheon

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton hereby approve raising the Grey Bruce Labour Council's Labour Day Flag on the community flag pole located at Jackson Street and Yonge Street in Walkerton for a period of one (1) week beginning August 31, 2021 to September 7, 2021 in recognition of Labour Day on September 6, 2021.

Carried

12. Information

- 12.1 Municipal Innovation Council Minutes - June 24, 2021
- 12.2 Municipal Innovation Council Minutes - July 15, 2021
- 12.3 Saugeen Municipal Airport Correspondence
- 12.4 Municipality of Chatham-Kent Resolution - Supporting Affordable Internet
- 12.5 Township of Huron-Kinloss - Golf Cart Pilot

Council supported Item 12.5, being the golf cart pilot being conducted in the Township of Huron-Kinloss, recommending that the project be investigated for the lake communities and hamlets in Brockton. Sonya Watson, Chief Administrative Officer noted that the project was a pilot program through the Ministry of Transportation, but staff will bring forward a report about the pilot project for Council's information.

Action: Staff to bring forward a report about the golf cart pilot program.

- 12.6 Township of McMurrich-Monteith Resolution - Support 988 Crisis Initiative
- 12.7 Perth County Council Resolution - Relationship with MPAC
- 12.8 Township of Springwater Resolution - Petition to Include PSA Test for Men into the National Health Care System
- Councillor Leifso requested that Item 12.8 come forward for adoption at the next meeting.
- 12.9 Township of Springwater Resolution - Support 988 Crisis Line Initiative
- 12.10 Township of Springwater Resolution - Capital Gains Tax Exemptions on Primary Residences

Resolution 21-25-17

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby receives all items provided in Section 12. Information.

Carried

13. By-Laws

Councillor Leifso declared a conflict of interest in relation to By-Law 2021-109 – 325 Durham Street Encroachment Agreement for professional reasons.

Resolution 21-25-18

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton authorize that the following by-laws be read, enacted, signed, sealed, and numbered as follows:

- By-Law 2021-108 - 24 Jackson Street Encroachment Agreement By-Law
- By-Law 2021-109 - 325 Durham Street Encroachment Agreement By-Law
- By-Law 2021-110 - Soccer Park Washroom and Equipment Storage ICIP Community, Culture and Recreation Stream Transfer Payment Agreement By-Law
- By-Law 2021-111 - The Market Garden Canada Community Revitalization Fund Contribution Agreement By-Law
- By-Law 2021-112 - Elections Canada Cargill Community Centre Lease Agreement By-Law
- By-Law 2021-113 - Elections Canada Walkerton Community Centre Lease Agreement By-Law
- By-Law 2021-114 - Amend Consolidated Traffic and Parking By-Law
- By-Law 2021-115 - O.P.P. Alternate Service Delivery Location Memorandum of Understanding By-Law
- By-Law 2021-116 - Lamoureux (Weirmeir Lane) Limited Service Agreement By-Law
- By-Law 2021-117 - Amend Ontario Super Storage Inc. Site Plan Control Agreement By-Law
- By-Law 2021-118 - Walker West Subdivision Site Plan Control Agreement By-Law

Carried

14. Committee Minutes**15. New Business Brought Forward****16. Closed Session****Resolution 21-25-19**

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton enter into Closed Session at 8:41 p.m. in order to address a matter pertaining to:

- Security of the property of the municipality or local board
- Personal matters about an identifiable individual, including municipal or local board employees
- A proposed or pending acquisition or disposition of land by the municipality or local board - **Subdivision Agreement**
- Labour relations or employee negotiations
- Litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board
- Advice that is subject to solicitor/client privilege, including communications necessary for that purpose
- A matter in respect of which a council, board, committee or other body may hold a closed meeting under another Act. 2001, c.25, s.239 (2)
- Information explicitly supplied in confidence to the municipality or local board by Canada, a province or territory or a Crown agency of any of them
- A trade secret or scientific, technical, commercial, financial or labour relations information, supplied in confidence to the municipality or local board, which, if disclosed could reasonably be expected to prejudice significantly the competitive position or interfere significantly with contractual or other negotiations of a person, group of persons, or organization
- A trade secret or scientific, technical, commercial, financial information that belongs to the municipality or local board and has monetary value or potential monetary value
- A position, plan, procedure, criteria or instruction to be applied to any negotiation carried on or to be carried on by or on behalf of the municipality or local board - **Subdivision Agreement, Contract Billing Model, Agreement Negotiation Update**
- The meeting is held for the purpose of educating or training the members and at the meeting, no member discusses or otherwise deals with any matter in a way that materially advances the business or decision-making of the council, local board or committee.

Carried

Resolution 21-25-20

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton hereby approves the direction provided to staff in Closed Session.

Carried

Resolution 21-25-21

Moved By: Tim Elphick

Seconded By: James Lang

That the Council of the Municipality of Brockton supports the Request for Draft Plan Extension from Barry's Construction and Insulation Ltd., pending comments from the agency review.

Carried

17. Confirmation of Proceedings

Resolution 21-25-22

Moved By: Steve Adams

Seconded By: Tim Elphick

That the Council of the Municipality of Brockton authorize that the following by-law be read, enacted, signed, sealed, and numbered as follows:

- By-Law 2021-119 - August 24, 2021 Confirmatory By-law

Carried

18. Adjournment

Resolution 21-25-23

Moved By: James Lang

Seconded By: Dean Leifso

That the Council of the Municipality of Brockton does now adjourn at 9:45 p.m. to meet again on August 26, 2021.

Carried

Deputy Mayor – Dan Gieruszak

Clerk – Fiona Hamilton