



The Corporation of the Municipality of Brockton

Council Meeting Minutes

Tuesday, May 14, 2019, 7:00 p.m.

Bruce County Council Chambers - 30 Park Street, Walkerton, ON

Council Present: Chris Peabody, Mayor
Dan Gieruszak, Deputy Mayor
Dean Leifso, Councillor
Steve Adams, Councillor
Chris Oberle, Councillor
James Lang, Councillor
Kym Hutcheon, Councillor

Staff Present: Sonya Watson, Chief Administrative Officer
Fiona Hamilton, Clerk
Trish Serratore, Chief Financial Officer
Gregory Furtney, Director of Operations

1. Acceptance of Council Agenda

The meeting was called to order at 7:00 p.m. with Mayor Peabody presiding.

Resolution 19-11-01

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton accept the Agenda for the regular Council Meeting on May 14, 2019 as presented.

Carried

2. Declaration of Pecuniary Interest and General Nature Thereof

Deputy Mayor Gieruszak declared a conflict of interest in relation to an item in the Closed Session related to his position with another organization.

3. Public Meetings Required Under the Planning Act

4. Delegations

4.1 Ken Brown - Residential Hospice of Grey Bruce Inc.

Ken Brown, a representative from the committee reviewing locations for a hospice in southern Bruce County, informed Council that the Ministry of Health and Long-Term Care had approved funding for a six (6) bed hospice facility. According to Mr. Brown, seven potential sites had been reviewed and only one site located in the East Ridge Business Park in Brockton satisfied all the criteria. The proposed southern Bruce County hospice would be owned and operated by Residential Hospice Grey Bruce Inc., which operated the Chapman House hospice in Owen Sound, Ontario.

Alex Hector, the Executive Director from Residential Hospice Grey Bruce Inc., then informed Council about the benefits provided by hospice care. According to Mr. Hector, a residential hospice allowed individuals that could not die at home for various reasons to die at a place that was comfortable and personal rather than a more expensive hospital bed.

Alex Hector explained that Residential Hospice Grey Bruce Inc. was a registered charity that owned and operated Chapman House in Owen Sound. The Ministry of Health and Long-term Care would provide funding for the nursing and personal support worker wages, and no other compensation. All other costs associated with the construction and operation of the facility would need to be funded entirely through donations. As a result, Residential Hospice Grey Bruce Inc. was requesting that the Municipality of Brockton donate a four (4) acre parcel of land located in the East Ridge Business Park and commit to providing services to support a new build in 2024.

The potential benefits to the Municipality of Brockton from donating the land were preventing caregiver fatigue, allowing individuals to die with dignity and comfort, and 7-10 new health care jobs. The services provided by a hospice located in the East Ridge Business Park would provide a social service for many generations of families in the Municipality of Brockton.

Alex Hector responded to questions from Council and confirmed that Chapman House in Owen Sound is full over 90% of the time with the average stay being fourteen (14) days. Any shortfall in funding must come from private donations, which can allow for greater flexibility to manage situations.

Council discussed the planning and servicing steps that would need to be taken prior to making a firm commitment, but expressed unanimous support in principle for donating land in the East Ridge Business Park to Residential Hospice Grey Bruce Inc. for the purpose of establishing a six (6) bed residential hospice.

4.2 Anthony Fleming, Account Manager - Municipal Property Assessment Corporation (MPAC)

Anthony Fleming, an Account Manager with the Municipal Property Assessment Corporation ("MPAC") provided a synopsis of the municipal taxation process and MPAC's role in that process. Mr. Fleming described the property assessment cycle set by the Province of Ontario as well as the types of properties that were assessed, representing \$2.78 trillion in property value. The next property assessments would be completed in 2020 using January 1, 2019 as the valuation date.

Mr. Fleming summarized the different approaches used to value properties, namely the direct comparison approach used for residential buildings, the income approach used for malls, officer buildings, retail spaces etc. and the cost approach used for properties where the other approaches were not applicable (such as grain elevators, general purpose industrial, etc.). When applying the direct comparison approach to residential properties, MAPC would consider the age of the property, the square footage, the location, the lot dimensions and the quality of construction to arrive at the assessed value.

Mr. Fleming provided an overview of the way in which farm properties were assessed, given the large number of agricultural properties in the Municipality of Brockton's assessment base. Mr. Fleming responded to questions from Council and confirmed that houses on farm property are assessed using the formula of replacement cost new less depreciation, rather than applying the standard five criteria used to value other residences. Mr. Fleming also confirmed that farms with vacant houses are not eligible for the vacancy rebate, but could consider demolition of the vacant building so that it would not impact the overall assessment at all.

Council thanked Mr. Fleming for his monthly visits to the municipal office to make himself available to residents of Brockton.

4.3 David Leonce, President and CEO and George Bridge, Board Chair - Overview of Westario Power Inc.

George Bridge, the Chair of the Board of Directors of Westario Power Inc. ("Westario") provided an overview of the governance structure of Westario and how the share structure was developed based on the assets brought into Westario by the shareholder municipalities on incorporation.

Mr. Bridge then introduced the new Chief Executive Officer of Westario, David Leonce, who provided an overview of the number of customers' services by Westario. According to Mr. Leonce, Westario completed a fullsome customer

service survey every four (4) years which indicated a customer satisfaction rate of 92% based on the criteria of excellent customer service, affordable energy rates and reliable power. According to Mr. Leonce, Westario exceeded the standards and expectations set by the Ontario Energy Board in relation to affordable energy rates in the fifteen areas services by Westario.

Council thanked the representatives from Westario for the presentation, and some members of Council noted that they did not support the past practice of providing compensation to the Board of Directors to the extent provided by Westario, particularly when some individuals had previously been disconnected for unpaid accounts in the winter months. Mr. Leonce, and other members of Council, noted that there was significant responsibility places on the Board of Directors and that the compensation helped to ensure the Board of Directors would remain independent.

Mr. Leonce then responded to a question from Council and noted that customer service inquiries could be made online or in-person at the location in the East Ridge Business Park.

5. Minutes

5.1 Council Minutes - April 23, 2019

Resolution 19-11-02

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton adopt the minutes of the April 23, 2019 Council Meeting as presented.

Carried

6. Business Arising From the Minutes

7. Reports

7.1 Residential Hospice Land Donation Request

Sonya Watson, Chief Administrative Officer confirmed that the Environmental Assessment Study described in the report was the same study that had been initiated in previous years and would be complete in 2019.

Council then expressed unanimous support for a residential hospice in the Municipality of Brockton, and approved donating land at the preferred location in principle, provided the procedures and steps outlined in the report were followed.

Resolution 19-11-03

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby receives Report Number CLK2019-09 – Residential Hospice Land Donation Request, prepared by Fiona Hamilton, Clerk and Sonya Watson, Chief Administrative Officer, for information purposes and further that Council directs staff to bring a further detailed report on servicing options, costing and planning process related to the land donation request made by the Residential Hospice Grey Bruce Inc. and that Brockton Council supports hosting the Residential Hospice build in principal.

Carried

7.2 Grey Bruce Sound and Lighting Committee Equipment

Council discussed the background history involved in the original purchase of the equipment and decided to defer consideration of the matter until the members of the former Grey Bruce Sound and Lighting Committee could attend Council as a delegation.

Resolution 19-11-04

Moved By: Dan Gieruszak

Seconded By: Chris Oberle

That the Council of the Municipality of Brockton hereby receives Report Number CLK2019-11 Grey Bruce Sound and Lighting Committee Equipment, prepared by Fiona Hamilton, Clerk for information purposes and provides further direction to staff.

Tabled

7.3 MPAC Update Small Scale On-Farm Business Regulation

Resolution 19-11-05

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby receives Report Number FIN2019-16 – MPAC Update Small Scale On-Farm Business Regulation, prepared by Trish Serratore, Chief Financial Officer for information purposes.

Carried

7.4 Health and Safety Semi Annual Report

Resolution 19-11-06

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby receives Report Number HS2019-02 – Health and Safety Semi Annual Report, prepared by Chris Wells, Health and Safety Coordinator for information purposes.

Carried

7.5 Spruce the Bruce Funding for 2019 Community Improvement Projects

Council asked whether the Lobies Park boat launch project would continue without the additional funding. Sonya Watson, Chief Administrative Officer confirmed that staff recommended the project proceed and that some of the money to be received from the Province of Ontario could be used to fund the project.

Resolution 19-11-07

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton hereby receives Report Number ED2019-05 – Spruce the Bruce Funding for 2019 Community Improvement Projects, prepared by Paulette Peirol, Community Development Coordinator for information purposes.

Carried

7.6 April Water Wastewater Maintenance Report

Resolution 19-11-08

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby receives Report Number UT2019-08- April Water Wastewater Maintenance Report, prepared by Gregory Furtney, Director of Operations for information purposes.

Carried

7.7 Cemetery Road Sidewalk Agreement

Resolution 19-11-09

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby receives Report Number PW2019-23 - Cemetery Road Sidewalk Tender, prepared by John Strader, Roads Supervisor and approves a By-Law coming forward entering into the agreement with the Ministry of Transportation.

Carried

7.8 Rural Roads Condition and Needs Assessment RFP2019-02

Resolution 19-11-10

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby receives Report Number PW2019-22 - Rural Roads Condition and Needs Assessment RFP2019-02, prepared by Gregg Furtney, Director of Operations, and in doing so accepts the Request for Proposal submission and awards the project, based on their RFP Submission, to BM Ross and Associates Limited in the amount of \$23,961.

Carried

7.9 Land Transfer to WES for Youth

Fiona Hamilton, Clerk, responded to questions from Council and confirmed that the property had been declared surplus to the needs of the municipality in By-Law 2014-031, and that the asbestos wrapped pipe had been removed such that there were no impediments to proceeding with the sale.

Resolution 19-11-11

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby approves Report Number CLK2019-10 – Land Transfer to Wellness and Emotional Support (WES) for Youth Online, prepared by Fiona Hamilton, Clerk and in doing so approves a By-Law coming forward authorizing the transfer of property known municipally as 4 Park Street, Walkerton.

Carried

7.10 Spitzig Subdivision

Resolution 19-11-12

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby approves Report Number CAO2019-14 – Spitzig Subdivision, prepared by Sonya Watson, Chief Administrative Officer and in doing so authorizes the appropriate By-Law coming forward.

Carried

7.11 Riverview Estates Subdivision

Sonya Watson, Chief Administrative Officer, confirmed that the estimates were based on work that had been completed and the work that would be required for the next phase, to protect the municipality. Ms. Watson reported the developer had fulfilled his current obligations to the municipality and the building permits had been issued. The amendment was simply to set out the estimates and no new terms were being proposed.

Resolution 19-11-13

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton hereby approves Report Number CAO2019-13 – Riverview Estates Subdivision, prepared by Sonya Watson, Chief Administrative Officer and in doing so approves a By-Law coming forward to adopt the servicing estimates.

Carried

7.12 Status Update- East Ridge Business Park Sales

Resolution 19-11-14

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton hereby receives Report Number CAO2019-12 – Status Update – East Ridge Business Park Sales, prepared by Sonya Watson, Chief Administrative Officer for information purposes.

Carried

7.13 Committee of Council Recognition Policy

Council encouraged staff to send reminders in the future regarding the nomination timeline and suggested rotating the location of the event to Cargill and Elmwood as well as Walkerton.

Resolution 19-11-15

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton hereby approve Report Number CLK2019-08 – Committee of Council Recognition Policy, prepared by Fiona Hamilton Clerk, and in doing so authorizes a By-Law to come forward adopting the Committee of Council Recognition Policy.

Carried

8. Public Notification

8.1 Public Meeting for Bridge 11, Greenock

A Public Meeting is scheduled for Tuesday, May 28, 2019 at 7:00 p.m. at the Bruce County Council Chambers (30 Park Street Walkerton) to discuss Bridge 11, Greenock. GM BluePlan Engineering will be present to answer public inquiries and to recommend the removal of Bridge 11, Greenock.

8.2 Launch of Polystyrene Densifier in Walkerton

The Municipalities of Brockton, Town of Hanover and the Canadian Plastics Industry Association are hosting the Launch of the Polystyrene Densifier on Friday, May 31, 2019 at 1:30 p.m. at the Brockton Recycling Centre (320 Kincardine Highway, Walkerton) to welcome back polystyrene recycling in our municipalities.

9. Accounts

9.1 Accounts - \$1,678,331.86

Resolution 19-11-16

Moved By: Chris Oberle

Seconded By: Dan Gieruszek

That the Council of the Municipality of Brockton approve payment of the accounts in the amount of \$1,678,331.86.

Carried

10. Correspondence Requiring Action

10.1 Golf Fore Hospice - Request to Proclaim June 18, 2019 a Fun Festival

Resolution 19-11-17

Moved By: Dan Gieruszak

Seconded By: Chris Oberle

That the Council of the Municipality of Brockton hereby proclaim June 18, 2019 a Fun Festival in support of the Golf Fore Hospice community wide event.

Carried

10.2 Letter from Saugeen Valley Conservation Authority - Provincial Client Service and Streamlining Initiative and Provincial Funding Cuts

Council discussed some possible responses to the letter from the Saugeen Valley Conservation Authority, and the role of Conservation Ontario in lobbying the provincial government to continue funding necessary programs such as source water protection.

Councillor Oberle provided notice to Council that would bring a motion at the next Council meeting authorizing a letter be sent to the provincial government about reversing the recently announced funding cuts given the recent flooding events and climate change concerns.

11. Information

Council decided to bring forward items 11.10 - Township of Mulmur Resolution - Support for Ontario Public Library Services and 11.12 - Town of Mono Resolution - Ontario Municipal Partnership Fund.

Resolution 19-11-18

Moved By: Dan Gieruszak

Seconded By: Steve Adams

That the Council of the Municipality of Brockton hereby receives all items provided in Section 11. Information.

Carried

11.1 Notice of Public Meeting - Eggleston Z-10-19.34

11.2 Letter from Linda Folmer - Thank You for Geeson Avenue Streetlights

11.3 O.P.P. Municipal Policing Bureau - Community Update May 2019

- 11.4 Brockton Police Services Board O.P.P. Detachment Commander Report - March 2019
- 11.5 Minister Steve Clark - Ontario's Housing Supply Action Plan
- 11.6 Fred Kuntz, Manager Ontario Power Generation - Community Update April 2019
- 11.7 Township of Fauquier-Strickland Resolution - Support Brockton on Investing in Canada Infrastructure Program
- 11.8 Township of Mulmur Resolution - Support Brockton on Bi-Lateral Investing in Canada Infrastructure Program
- 11.9 Township of Mulmur Resolution - Importance of Aggregate Extraction
- 11.10 Township of Mulmur Resolution - Support for Ontario Public Library Services
- 11.11 Township of Essa Resolution - Support for Ontario Public Library Services
- 11.12 Town of Mono Resolution - Ontario Municipal Partnership Fund
- 11.13 NWMO Daily Media Monitoring Report - May 8, 2019
- 11.14 Ontario Good Roads Association - OGRA and ROMA Annual Combined Conference
- 11.15 Municipality of Brockton, Town of Hanover, Canadian Plastics Industry Association - Invitation to Launch of Polystyrene Densifier

12. By-Laws

Resolution 19-11-19

Moved By: Chris Oberle

Seconded By: Dan Gieruszek

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 2019-039 - Adopt Committee of Council Recognition Policy By-Law
- By-Law 2019-040 - Amend 2018-2022 Council Committee Appointments By-Law
- By-Law 2019-041 - Highway 9 Yonge Street Cemetery Road Sidewalk Agreement By-Law
- By-Law 2019-042 - Spitzig Road Transfer By-Law
- By-Law 2019-043 - WES for Youth Land Transfer By-Law

- By-Law 2019-044 - Amend Schedule E to By-Law 2011-12 Enter into a Subdivision Agreement for Riverview Estates By-Law

Carried

13. Committee Minutes

Councillor Oberle provided an update on the Hanover/Walkerton Waste Management Committee meeting schedule, and the Committee's decision to replant the tree barrier on the north end of the landfill site. Councillor Oberle confirmed that Council's concerns regarding joint decision-making had been communicated at the Hanover/Walkerton Waste Management Committee meeting. It was also noted that the official launch of the polystyrene densifier would occur on May 31, 2019.

Council Lang clarified that the individual who assisted in moving the nets in the area were volunteers and not municipal staff, and provided background on the division name changes being considered by the Walkerton Parks and Recreation Committee.

It was also confirmed that the water at the Elmwood Community Centre was tested bi-weekly by Veolia Water Canada, with an accompanying report if any issues were to arise.

Resolution 19-11-20

Moved By: Steve Adams

Seconded By: Kym Hutcheon

That the Council of the Municipality of Brockton receive the minutes of the following committees and or boards as presented:

- Brockton Police Services Board Minutes - March 21, 2019
- Hanover/Walkerton Waste Management Committee Minutes - April 24, 2019
- Walkerton Recreation Committee Minutes - February 26, 2019
- Environmental Advisory Committee Minutes - April 9, 2019
- Brockton Heritage Committee Minutes - April 1, 2019
- Elmwood Community Centre Board Minutes - April 2, 2019

Carried

14. New Business Brought Forward

14.1 Elmwood Wing Night

Councillor Leifso noted that the Elmwood Community Centre would be hosting its first wing night on Friday, May 17, 2019.

14.2 Alcohol and Gaming Commission of Ontario Liquor Licensing Regime

Councillor Leifso also informed Council that the Alcohol and Gaming Commission of Ontario would be hosting a webinar about changes to the liquor licensing regime and how it may impact municipalities.

14.3 Crosswalk at Durham Street in Walkerton

Councillor Oberle requested an update with regard to the request to the County of Bruce to erect a crosswalk on Durham Street in Walkerton at the Tim Hortons intersection.

14.4 Single Use Plastics

Council inquired about an update on single use plastics. Councillor Adams forwarded the information to the Environmental Advisory Committee and volunteered to research the project and bring forward a report to the committee.

14.5 Saugeen Municipal Airport Events

Deputy Mayor Gieruszak announced that the Saugeen Municipal Airport will be hosting COPA for Kids, and COPA for Councillors.

14.6 Saugeen River Clean Up

Council thanked the Environmental Advisory Committee for hosting the 2019 Annual Kelly Reid Saugeen River Clean Up on May 11, 2019.

14.7 Bruce Power Regional Soccer Park

Councillor Adams requested an update on progress at the Bruce Power Regional Soccer Park since we are on the cusp of the soccer season.

15. Closed Session

Resolution 19-11-21

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton enter into Closed Session at 9:57 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 – **Resident Matter**
- A proposed or pending acquisition or disposition of land by the municipality or local board
- 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 - **Construction Project**
- 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 - **Contract Negotiation**
- 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 19-11-22

Moved By: Chris Oberle

Seconded By: Dan Gieruszak

That the Council of the Municipality of Brockton hereby approves the direction provided to staff in the Closed Session and further authorizes that the following by-law be read, enacted, signed, sealed, and numbered as follows:

- By-Law 2019-045 - Saugeen Valley Conservation Authority Indemnity Agreement By-Law

Carried

16. Confirmation of Proceedings

Resolution 19-11-23

Moved By: Steve Adams

Seconded By: Kym Hutcheon

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 2019-046 - May 14, 2019 Confirmatory By-Law

Carried

17. Adjournment

Resolution 19-11-24

Moved By: Kym Hutcheon

Seconded By: Steve Adams

That the Council of the Municipality of Brockton does now adjourn at 10:17 p.m. to meet again on May 28, 2019.

Carried

Mayor - Chris Peabody

Clerk – Fiona Hamilton