

Municipality of Lakeshore

Regular Council Meeting Agenda



Tuesday, August 10, 2021, 6:00 PM

Electronically hosted from Council Chambers, 419 Notre Dame Street, Belle River

Pages

1. Call to Order
2. Moment of Reflection
3. Disclosures of Pecuniary Interest
4. Recognitions
5. Public Meetings under the Planning Act

1. ZBA-13-2021 – Waites Farms Inc. Surplus Farm Dwelling – 9705 Lakeshore Rd. 311

8

Recommendation:

Approve Zoning By-law Amendment Application ZBA-13-2021 (By-law 64-2021, Municipality of Lakeshore By-law 2-2012), to rezone a portion of the farm parcel, indicated as the “Retained Farmland” on the Key Map, Appendix A, located at 9705 Lakeshore Rd. 311, in the Municipality of Lakeshore, from “Agriculture (A) Zone” to a site-specific “Agriculture Zone Exception (A-1)”, which prohibits a single detached dwelling, as presented in the August 10, 2021 Council report.

2. ZBA-17-2021, Ryan Marentette, 970 West Belle River Road

12

Recommendation:

Approve Zoning By-law Amendment Application ZBA-17-2021 (By-law 62 - 2021), to delete and replace the current zone category from RW1-19, Residential Waterfront – Watercourse Zone Exception 19 (RW1-19) to a new RW1-19, Residential Waterfront – Watercourse Zone Exception 19 (RW1-19), to permit a second driveway and an accessory building with a gross floor area of 178.38 m² and a height of 5.334 metres that is setback 9.14 metre from the south side lot line, for a parcel of land indicated as the “Subject Land” on the Key Map, Figure 1 (Appendix 1) located at 970 West Belle River Road, in the Community of Maidstone and adopt the implementing by-law as presented at the August 10, 2021 Council Meeting.

3. Zoning By-law Amendment ZBA-21-2021 re: Float Homes 20

Recommendation:

Approve Zoning By-law Amendment Application ZBA-21-2021 (By-law 63-2021, Lakeshore By-law 2-2012, as amended), to add the definition of Float Home to the Zoning By-law and to add this use to Section 6.62, Uses Prohibited in all Zones as presented at the August 10, 2021, Regular Council meeting.

6. Public Presentations

7. Delegations

1. Updated Zoning By-law Amendment ZBA-14-2021 – Forest Hill Phase 4B 29

Recommendation:

Approve Zoning By-law Amendment Application ZBA-14-2021 (By-law 65-2021, Lakeshore By-law 2-2012), to increase the maximum lot coverage of Lots 62, 65, 67, 83, 86 and 94, 12M-654 as indicated as the “Subject Property”, on the Key Map, Appendix A, located in the Municipality of Lakeshore, from “Residential Low Density (R1) Zone” to “Residential Low Density Zone Exception 38 (R1-38)” to increase the maximum lot coverage from 35% to 40%.

1. Karl Tanner, Dillon Consulting - Representing the Applicant

8. Completion of Unfinished Business

1. Municipal Election 2022 – Alternate Methods of Voting 41

Recommendation:

Approve the voting method of telephone/internet for the 2022 municipal election, as described in the report presented August 10, 2021; and

Direct the Clerk to prepare a by-law authorizing the alternate voting method as required by Section 42(1b) of the *Municipal Elections Act, 1996*.

9. Consent Agenda

Recommendation:

Approve minutes of the previous meeting and receive correspondence as listed on the Consent Agenda.

1. July 13, 2021 Regular Council Meeting Minutes 50

2.	City of Toronto - Bill 177 Stronger Fairer Ontario Act Changes to Provincial Offences Act	61
3.	City of Toronto - Building the Early Learning and Child Care System	63
4.	Town of Cochrane - request to Include the PSA Test for Men into the Medical Care System	65
5.	Town of Halton Hills - Elimination of Local Planning Appeal Tribunal	67
10.	Reports for Information	
	Recommendation:	
	Receive the Reports for Information as listed on the agenda.	
1.	Committee of Adjustment Meeting Minutes – July 22, 2021	69
2.	Quarterly Building Activity Report – 2021 Q2	91
3.	Council Requested Report Tracking - July 2021	95
4.	Summary of Flooding Event on July 16, 2021	98
11.	Reports for Direction	
1.	Request for Support for Manufacturer's Limited Liquor Sales Licence – Belle River Brewhouse	121
	Recommendation:	
	Support the application of Belle River Brewhouse Inc. for a Manufacturer's Limited Liquor Sales Licence by the Alcohol and Gaming Commission of Ontario (AGCO).	
2.	Establishment and Appointment of a Hearing Committee	123
	Recommendation:	
	Direct the Clerk to read By-law 69-2021 to appoint a Hearing Committee during the "Consideration of By-laws".	
3.	Use of Council Chambers and Virtual Council Meetings	125
	Recommendation:	
	Direct Administration to prepare the necessary amendments to the Procedural By-law to allow for virtual Council meetings, as presented at the August 10, 2021 Council meeting.	

4. 2020 Capital Variance Report 135

Recommendation:

Approve the net capital transfer to/from projects of (\$62,402) as identified in Appendix A of the 2020 Capital Variance Report for the year ended December 31, 2020; and,

Approve the transfer of \$9,606,038 to the encumbrance reserve.

5. 2020 Year End Variance Reporting 140

Recommendation:

Receive the report regarding the 2020 Year End Variances for the general (taxation funded), wastewater (sanitary sewer) and water funds; and

Approve the taxation supported surplus of \$1,578,084 for the year ended December 31, 2020, and

Approve a transfer of \$1,376,406 to the Working Funds Reserve, and

Approve a transfer to the Legal reserve of \$129,293 representing the 2020 surplus in the Legal expense account budget, and

Approve a transfer to the Insurance reserve of \$73,384 representing the 2020 surplus in the overall insurance claims expense account budget, and

Approve a transfer of \$283,375 to the Building Services – Operating reserve fund to transfer the 2020 Accumulated Net Surplus per the draft 2020 Building Services Statement; and

Approve a transfer of \$491,562 representing a surplus from Wastewater (sanitary sewer) operations for the year ended December 31, 2020 to the Wastewater (Sanitary Sewer) Reserve Fund; and

Approve a transfer of \$189,600 representing a surplus from Water operations for the year ended December 31, 2020 be transferred to the Water Reserve Fund.

12. Announcements by Mayor

13. Reports from County Council Representatives

14. Report from Closed Session

15. Notices of Motion

1. **Notice of Motion submitted by Councillor Walstedt regarding the John Freeman Walls Historic Site & Underground Railroad Museum**

149

Recommendation:

Whereas the John Freeman Walls Historic Site & Underground Railroad Museum has been recognized as a national and international historic site since 1976 when Dr. Bryan Walls founded the Museum on his ancestral property;

And whereas the Municipality of Lakeshore deems the site to be an important part of our heritage which must be preserved for future generations;

And whereas the Municipality of Lakeshore has continually provided financial assistance to the Comber Agricultural Museum and the Maidstone Bicentennial Museum in the form of annual grants;

Therefore be it resolved that the Municipality of Lakeshore hereby provide the John Freeman Walls Historic Site & Underground Railroad Museum with an annual financial grant in the same amount and under the same terms and conditions as provided to the Comber Agricultural Museum and the Maidstone Bicentennial Museum and that the grant for 2021 be funded from municipal reserves.

2. **Notice of Motion submitted by Councillor Kerr regarding a Request for a Special Meeting of Council** 150

Recommendation:

Whereas Lakeshore has had many 1 in a 100 Year Storms over the past 3 years;

And whereas residents have shared their frustration with Council and Administration and basement flooding and sewage backups;

And whereas residents share that information from the Municipality to concerns on these topics create more questions than answers;

And whereas residents have asked many times for a Special Meeting of Council to share their concerns and personal stories;

Be it resolved that Council through the Mayor call for a Special Meeting Of Council in September 2021 to hear from the residents directly about their concerns of sewage backups, basement flooding's and listen to their recommendations as to how to stop these issues from happening again; and

Be it further resolved that Stantec and all other companies that Lakeshore has hired to consult or help with flood mitigation be on hand to answer questions.

16. **Question Period**
17. **Non-Agenda Business**
18. **Consideration of By-laws**

Recommendation:

By-laws 62-2021, 63-2021, 64-2021, 65-2021, 66-2021 and 69-2021 be read and passed in open session on August 10, 2021.

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| 1. | By-law 62-2021, Being a By-law to amend By-law 2-2012, Zoning By-law for the Municipality of Lakeshore (ZBA-17-2021) | 151 |
| 2. | By-law 63-2021, Being a By-law to amend By-law 2-2012, Zoning By-law for the Municipality of Lakeshore (ZBA-21-2021) | 153 |
| 3. | By-law 64-2021, Being a By-law to amend By-law 2-2012, Zoning By-law for the Municipality of Lakeshore (ZBA-13-2021) | 154 |
| 4. | By-law 65-2021, Being a By-law to amend By-law 2-2012, Zoning By-law for the Municipality of Lakeshore (ZBA-14-2021) | 156 |

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| 5. | By-law 66-2021, Being a By-law to Confirm Proceedings of Council for the July 13, 2021 Meeting | 158 |
| 6. | By-law 69-2021, Being a By-law to Appoint a Hearing Committee | 159 |

19. Closed Session

Recommendation:

Council move into closed session in Council Chambers at ____ PM in accordance with:

- a. Paragraph 239(2)(e), (f) and (k) of the *Municipal Act, 2001* to discuss litigation affecting the municipality, advice that is subject to solicitor-client privilege, including communications necessary for that purpose, and a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board, relating to the Amy Croft area.

20. Adjournment

Recommendation:

Council adjourn its meeting at ____ PM.