



Township of Wellington North

P.O. Box 125 • 7490 Sideroad 7 W • Kenilworth • ON • N0G 2E0

Regular Meeting of Council

Monday, May 28, 2012

Following Public Meeting

Municipal Office Council Chambers, Kenilworth

AGENDA

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| <p><u>ITEMS FOR COUNCIL'S INFORMATION</u> (copies available for review in Clerk's Office and at Council Meeting)</p> <p>Cheque Distribution Report dated May 24, 2012</p> <p>Saugeen Conservation Authority</p> <ul style="list-style-type: none">- 2011 Annual Report- 2011 Audited Financial Statements <p>Grand River Conservation Authority</p> <ul style="list-style-type: none">- Strategic Plan, updated 2012 | <p>90</p> |
| <p><u>NOTICE OF MOTION</u></p> | |
| <p><u>CLOSED MEETING SESSION</u></p> <p>1. "Legal", "Personal" and "Personnel" matters</p> | |
| <p><u>ANNOUNCEMENTS</u></p> | |
| <p><u>CONFIRMING BY-LAW NO. 37-12 BEING A BY-LAW TO CONFIRM THE PROCEEDINGS OF COUNCIL</u></p> | <p>100</p> |
| <p><u>ADJOURNMENT</u></p> <p style="text-align: right;">Lorraine Heinbuch, Chief Administrative Officer/Clerk</p> | |

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING - MINUTES

Monday, May 7, 2012

The Public Meeting was held Monday, May 7, 2012 at 7:00 p.m. at the Township of Wellington North Council Chambers, Kenilworth to consider two Zoning Amendment applications.

Present:

Mayor: Raymond Tout
Councillors: Sherry Burke
Mark Goetz
Andy Lennox
Dan Yake

Also Present:

C.A.O./Clerk: Lorraine Heinbuch
Executive Assistant: Cathy Conrad

Mayor Tout called the meeting to order.

Declaration of Pecuniary Interest:

None declared.

Owner/Applicant: Ross Woods

THE SUBJECT LAND is legally described as Part of Lot 3, Concession 10, geographic Township of West Luther, and has a civic address of 9204 Sideroad 3. The land is approximately 100 acres in size and is occupied by a dwelling and a small shop (approximately 900 square feet).

THE PURPOSE OF THE AMENDMENT is to rezone the subject lands to restrict any future residential development on the agricultural portion of the property. This rezoning is a condition of severance application B166/11. The consent will sever the existing farm dwelling 3.9 acres from the remainder of the agricultural parcel 96.4 acres.

Please note – Section 34 (12) of the Planning Act.

Information – At a meeting under subsection (12), the Council shall ensure that information is made available to the public regarding the power of the Municipal Board under subsection (14.1) to dismiss an appeal if an appellant has not provided the Council with oral submissions at a public meeting or written submissions before a By-law is passed.

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TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING - MINUTES

Monday, May 7, 2012

Page Two

1. Notice for the public meeting was sent to property owners within 120 m and required agencies and posted on the property on April 10, 2012.
2. Review of Correspondence received by the Township:
 - Mark Van Patter, Senior Planner
 - comments and draft by-law

The zoning amendment is required as a condition of provisional consent (B166/11) by the Wellington County Land Division Committee. The Planning Department had no objections to implementing this decision. Both the Provincial Policy Statement and County Plan provide for surplus farm dwelling severances, provided the agricultural lands are rezoned to prohibit future residential dwellings. The intention of this policy is to allow farmers to reduce their costs of acquiring additional farm parcels where the impact on existing and future farm operations can be kept to a minimum.

The subject land is legally described as Part of Lot 3, Concession 10, geographic Township of West Luther, and has a civic address of 9204 Sideroad 3. The land is approximately 100 acres in size and is occupied by a dwelling and a small shop (approximately 900 square feet).

The purpose of the amendment is to rezone the subject lands to restrict any future residential development on the agricultural portion of the property. This rezoning is a condition of severance application B166/11. The consent will sever the existing farm dwelling 3.9 acres from the remainder of the agricultural parcel 96.4 acres.

The subject property is considered to be within a PRIME AGRICULTURAL area. Section 2.3.4.1(c) of the Provincial Policy Statement provides consideration for the severance of a surplus residence, provided that new residential dwellings are prohibited on the remnant parcel of farmland.

The subject lands are designated PRIME AGRICULTURE in the Wellington County Official Plan. This application is required as a result of a severance application. Section 10.3.4 of the Official Plan implements the Provincial Policy Statement and requires that the remnant parcel be rezoned to prohibit dwellings.

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING - MINUTES

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Section 10.3.4 of the Official Plan states: "A severance may be considered for an existing residence that is surplus to a farming operation as a result of farm consolidation, provided that:

- a) The remaining vacant farmland is large enough to function as a significant part of the overall farm unit; and
- b) The result of removing the surplus dwelling from the farm does not render the remaining farmlands difficult or inefficient to farm; and
- c) The amount of good farmland retained with the surplus house is kept to a minimum size needed for residential purposes, taking into consideration environmental and topographic features; and
- d) The surplus residence is habitable and is not expected to be demolished by a future owner; and
- e) The Minimum Distance Separation formula will be met, and
- f) The vacant parcel of farmland is rezoned to prohibit a residential use."

Under the Zoning By-law the subject lands are zoned mainly Agricultural (A). There is a narrow band of Natural Environment (NE) zoning which follows a watercourse across the southern portion of the property; the NE zoning is to remain as is, unchanged. The draft by-law places a site specific exception to prohibit a dwelling on the 96.4 acre agricultural parcel.

3. The by-law will be considered at the Regular Council Meeting following the public meeting. Mayor Tout asked those wishing to receive further notices regarding this application to make their request in writing.

4. Mayor Tout opened the floor for any questions/comments.

The Owner/Applicant was present as well as their solicitor, Vincent Starratt, to answer any questions.

5. Comments/questions from Council.

None

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING - MINUTES

Monday, May 7, 2012

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6. Adjournment 7:04 p.m.

C.A.O./CLERK

MAYOR

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

7:05 p.m.

Members Present:

Mayor: Raymond Tout
Councillors: Sherry Burke
Mark Goetz
Andy Lennox
Dan Yake

Also Present: Chief Administrative Officer/Clerk: Lorraine Heinbuch
Executive Assistant: Cathy Conrad
Treasurer: John Jeffery

The meeting was held in the Municipal Office Council Chambers, Kenilworth.

A. **CALLING THE MEETING TO ORDER**

Mayor Tout called the meeting to order.

B. **O' CANADA**

C. **PASSING AND ACCEPTANCE OF AGENDA**

Moved by: Councillor Goetz

Seconded by: Councillor Burke

THAT the Agenda for the May 7, 2012 Regular Meeting of Council be accepted and passed with the addition of the 2012 Streetlight Budget to the Finance Committee report.

Resolution Number: 1

Carried

D. **DECLARATION OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF**

None declared.

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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E. MINUTES

1. Regular Meeting of Council, April 16, 2012

**Moved by: Councillor Goetz
Seconded by: Councillor Burke**

THAT the minutes of the Regular Meeting of Council held on April 16, 2012 be adopted as circulated.

Resolution Number: 2

Carried

F. BUSINESS ARISING FROM MINUTES

Notice of Motion, Resolutions put forth by Councillor Lennox at April 16, 2012 Regular Council Meeting:

- 1) Accountability and Transparency Policy

**Moved by: Councillor Lennox
Seconded by: Councillor Yake**

THAT the Council of the Township of Wellington North hereby request that staff prepare a report including a recommendation outlining an appropriate "Accountability and Transparency" Policy in accordance with Section 270 of the Municipal Act.

AND FURTHER THAT the report be submitted to council no later than May 25, 2012 for consideration.

Resolution Number: 3

Carried

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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F. **BUSINESS ARISING FROM MINUTES** (continued)

Notice of Motion, Resolutions put forth by Councillor Lennox at April 16, 2012
Regular Council Meeting: (continued)

- 2) Report Regarding Customer Service Training For All Staff

Moved by: Councillor Lennox

Seconded by: Councillor Burke

THAT the Council of the Township of Wellington North hereby request that staff prepare a report including a recommendation outlining options and costs for all staff to receive customer service training over the next 2 years.

AND FURTHER THAT the report shall be submitted to Council no later than June 8, 2012 for consideration.

Resolution Number: 4

Carried

- 3) Council Remuneration Rates for the Period of 2012 to 2016.

Moved by: Councillor Lennox

Seconded by: Councillor Goetz

THAT the Council of the Township of Wellington North adopt a policy whereby, Council will hereby freeze Council remuneration rates at current 2012 level for the period of 2012 to 2016.

Resolution Number: 5

Carried

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

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G. DELEGATIONS, DEPUTATIONS, PETITIONS

1. Gary Williamson, Wellington County Councillor, Ward 3
Re: Update from County

Councillor Williamson and Lynda White, Wellington County Councillor, Ward 4 appeared before Council to provide an update of from the Council.

The County passed their budget with a 1.9% increase. This was kept low to give the municipalities the opportunity to raise more funds.

The Committee structure has been changed. The Warden position is now a two year term. Committee will now have a two year term as well. Committees that Councillor Williamson currently sits on include Solid Waste, Plowmen's Association and the Roads Committee. Committees will be reviewed this fall. An Economic Development Committee has been created to work with the municipal committees. Jana Reichert is the Economic Development Officer. Maple Leaf Foods recently announced that they will be building a distribution centre in Puslinch.

County Waste Disposal sites are now accepting electronics for recycling. Trees are being grown at the Riverstown site to be used for future living snow fence. The Green Legacy site is in operation with some school children having visited already.

The Plowmen's Association application for the 2016 Ontario Plowing Match has been accepted. The Match will be held in Minto. This year's County Match will be held on October 13 at a site near Elora.

Library projects in Fergus and Palmerston are moving ahead. Construction to replace the roads garage south of Elora has started. Culvert replacement and resurfacing on County Road 14 will take place this summer. Design work is being done for Eliza Street. The County is involved in the erosion project west of Arthur. This year's road tour will take place on May 28.

Six infant spots have been added to the Mount Forest Day Care to meet demand. There is no additional before or after school care.

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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G. DELEGATIONS, DEPUTATIONS, PETITIONS (continued)

1. Gary Williamson, Wellington County Councillor, Ward 3
Re: Update from County (continued)

There are currently seven COPS organizations in Wellington. There is one in Arthur but it is hoped that it will include Mount Forest. Lynda White is the Chair of the Police Services Board and a member of the Arthur COPS. They are encouraging others to become involved; such as seniors groups, farmers, etc. as a safe community is not just policing.

The County Development Charges Public Meeting will be held on May 23 at Aboyne. There will also be a meeting at Aboyne on May 29 regarding the horse racing industry.

Councillor White explained that the Arthur COPS has changed its name to Safe Communities Arthur to start its designation with Safe Communities Canada. Safe Communities makes everyone aware of looking out for one another. They are planning a meeting to discuss domestic abuse and hope to start teen dances. The money from COPS has been returned to Wellington North.

Councillor White asked that Council review the anti-fortification by-law and consider passing it. The other municipalities in the County have adopted the by-law with the changes that Wellington North legal counsel advised.

The new building in Teviotdale is going ahead and they hope to be in it by the fall of 2013.

Councillor Lennox explained that the money for the Arthur COPS was returned as it was being used up by banking charges. He requested that the money remain available for future use by the Safe Communities group.

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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H. **STANDING COMMITTEE, STAFF REPORTS, MINUTES AND
RECOMMENDATIONS**

1. Wellington North Fire Services
 - Arthur Fire Station
 - April 2012 Report
 - April 2012 Fire Prevention Officer's Report
 - Mount Forest Fire Station
 - April 2012 Report
 - April 2012 Fire Prevention Officer's Report

Moved by: Councillor Goetz
Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the Wellington North Fire Services April 2012 Reports and the April 2012 Fire Prevention Officer's Reports for the Arthur and Mount Forest Fire Stations.

Resolution Number: 6

Carried

2. Fire Committee
 - Minutes, April 17, 2012

Moved by: Councillor Goetz
Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Fire Committee meeting held on April 17, 2012.

Resolution Number: 7

Carried

THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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H. STANDING COMMITTEE, STAFF REPORTS, MINUTES AND
RECOMMENDATIONS (continued)

2. Fire Committee (continued)
- Minutes, April 17 , 2012

Moved by: Councillor Goetz
Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North approve the Mount Forest Fire Station's purchase of a trailer for their UTV at an estimated cost of \$4530.00 plus tax, using funds they have received from the Pike Lake Donation, Lions Club Donation and the Mount Forest Firefighters Association.

Resolution Number: 8

Carried

Moved by: Councillor Goetz
Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North approve the design for the new patches for Wellington North Fire Services and that the Arthur Fire Station and Mount Forest Fire Station move forward to have the new patches put on the uniforms.

Resolution Number: 9

Carried

3. Economic Development Committee
- Minutes, April 18, 2012

Moved by: Councillor Goetz
Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Economic Development Committee meeting held on April 18, 2012.

Resolution Number: 10

Carried

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**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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H. **STANDING COMMITTEE, STAFF REPORTS, MINUTES AND
RECOMMENDATIONS** (continued)

4. Water / Sewer Committee
- Minutes, April 24 , 2012

Moved by: Councillor Lennox
Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Water/Sewer Committee meeting held on April 24, 2012.

Resolution Number: 11

Carried

Moved by: Councillor Lennox
Seconded by: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North direct the Water/Sewer Superintendant to advertise the Arthur Treatment Plant Letter of Interest, utilizing newspaper, on line and direct contact.

Resolution Number: 12

Carried

Councillor Dan Yake requested a recorded vote:

| <u>Recorded Vote</u> | <u>Yea</u> | <u>Nay</u> |
|-----------------------------|-------------------|-------------------|
| Councillor Burke | X | |
| Councillor Goetz | X | |
| Councillor Lennox | X | |
| Councillor Yake | | X |
| Mayor Tout | X | |
| 1 Yea | 4 Nays | Defeated |

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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H. **STANDING COMMITTEE, STAFF REPORTS, MINUTES AND
RECOMMENDATIONS** (continued)

5. Works Committee
- Minutes, April 24, 2012

Moved by: Councillor Lennox

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Works Committee meeting held on April 24, 2012.

Resolution Number: 13

Carried

6. Finance Committee
- Minutes, April 23, 2012

Moved by: Councillor Lennox

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Finance Committee meeting held on April 23, 2012.

Resolution Number: 14

Carried

Moved by: Councillor Lennox

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North directs the Treasurer to transfer any year end surpluses (subject to operating working capital requirements) to a reserve fund for the respective departments.

Resolution Number: 15

Carried

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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H. **STANDING COMMITTEE, STAFF REPORTS, MINUTES AND
RECOMMENDATIONS** (continued)

6. Finance Committee (continued)
- Minutes, April 23, 2012

Moved by: Councillor Lennox

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North approve the proposed Grants and Donations and Waiver of Fees as recommended by the Finance Committee.

Resolution Number: 16

Carried

Moved by: Councillor Lennox

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North direct Department Heads, along with their staff, to prepare written stretch objectives for the 2013 budget by June 30, 2012; and that these initiatives be shared with Council and other departments.

Resolution Number: 17

Carried

Moved by: Councillor Lennox

Seconded by: Councillor Yake

THAT the Council of the Corporation of the Township of Wellington North approve the 2012 Streetlight Budget as presented by the Treasurer.

Resolution Number: 18

Carried

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

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**I. CORRESPONDENCE FOR COUNCIL'S INFORMATION AND
DIRECTION**

1. Heart & Stroke Foundation
Re: Heart & Stroke Big Bike Events – Arthur June 5th, 2012 and in Mount
Forest June 1st, 2012

**Moved by: Councillor Yake
Seconded by: Councillor Lennox**

THAT the Council of the Corporation of the Township of Wellington North grant permission to the Guelph/Wellington Chapter of the Heart and Stroke Foundation to hold Big Bike for Stroke events in the Town of Mount Forest on June 1, 2012 and in the Village of Arthur on June 5, 2012 using the routes proposed by the foundation.

Resolution Number: 19 **Carried**

2. Wellington County Active Transportation Committee
Re: Wellington County Active Transportation Plan

**Moved by: Councillor Yake
Seconded by: Councillor Lennox**

THAT the Council of the Corporation of the Township of Wellington North receive as information the County of Wellington Active Transportation Plan.

Resolution Number: 20 **Carried**

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

REGULAR MEETING OF COUNCIL

Monday, May 7, 2012

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J. BY-LAWS

1. 26-12 Being a By-law to Amend Zoning By-law Number 66-01 being the Zoning By-law for the Township of Wellington North. (Part Lot 3, Concession 10, former Township of West Luther, 9304 Sideroad 3 – Woods)

Moved by: Councillor Burke

Seconded by: Councillor Goetz

THAT By-law Number 26-12 being a by-law to amend Zoning By-law Number 66-01 being the Zoning By-law for the Township of Wellington North be read a First, Second and Third time and finally passed. (Part Lot 3, Concession 10, former Township of West Luther, 9304 Sideroad 3 – Woods)

Resolution Number: 21

Carried

2. 27-12 Being a By-law to Authorize the Head of Council and Clerk to Execute a Reciprocal Licensing Arrangement and Delegation Agreement Relating to the Licensing of Accessible Taxicabs, Taxicabs and Limousines.

Moved by: Councillor Burke

Seconded by: Councillor Goetz

THAT By-law Number 27-12 being a by-law to authorize the Head of Council and Clerk to execute a Reciprocal Licensing Arrangement and Delegation Agreement relating to the licensing of accessible taxicabs, taxicabs and limousines be read a First, Second and Third time and finally passed.

Resolution Number: 22

Carried

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

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J. **BY-LAWS** (continued)

3. 28-12 Being a By-law to Adopt a Community Improvement Plan for the Township of Wellington North.

Moved by: Councillor Burke

Seconded by: Councillor Goetz

THAT By-law Number 28-12 being a by-law to adopt a Community Improvement Plan for the Township of Wellington North be read a First, Second and Third time and finally passed.

Resolution Number: 23

Carried

4. 29-12 Being a By-law to Adopt the Estimates of All Sums Required During 2012 for Purposes of the Municipality.

Moved by: Councillor Burke

Seconded by: Councillor Goetz

THAT By-law Number 29-12 being a By-law to adopt the estimates of all sums required during 2012 for purposes of the municipality be read a First, Second and Third time and finally passed.

Resolution Number: 24

Carried

5. 30-12 Being a By-law to Set Rates for 2012 Taxation and to provide for the Collection Thereof.

Moved by: Councillor Burke

Seconded by: Councillor Goetz

THAT By-law Number 30-12 being a by-law to set the rates for 2012 taxation and to provide for the collection thereof be read a First, Second and Third time and finally passed.

Resolution Number: 25

Carried

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

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K. OTHER/NEW BUSINESS

None.

L. ITEMS FOR COUNCIL'S INFORMATION

Cheque Distribution Report dated May 2, 2012

Grand River Conservation Authority

- General Membership/Committee of the Whole Meeting Minutes, April 12, 2012

Maitland Valley Conservation Authority

- Minutes, Board of Directors Meeting #3/12, March 21, 2012
- Minutes, Maitland Source Protection Authority Meeting #2/12, March 21, 2012

M. NOTICE OF MOTION

None.

N. CULTURAL MOMENT

“VOYAGER”

Artist: EMILY HODGES

This piece, titled “Voyager”, by Emily Hodges, depicts a sail boat travelling through the ocean, representing a time when she contemplated staying in England, where she had been residing for 2 years, or to return to her home, Mount Forest.

Emily is a 22 year old Mount Forest resident. She has recently been accepted to OCAD University in Toronto, Canada’s “University of Imagination”, where she’ll be attending in September 2012. An array of her work is displayed and can be viewed at her employer, Munro’s on Main, in Mount Forest.

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

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O. **ANNOUNCEMENTS**

None.

P. **CLOSED MEETING SESSION**

1. "Property" and "Personnel" matters

**Moved by: Councillor Yake
Seconded by: Councillor Lennox**

THAT Council go into a meeting at 8:03 p.m. that is closed to the public under subsections 239 (2) (c) (d) of the Municipal Act, 2001

- to consider a proposed or pending disposition of land by the municipality
- to consider labour relations or employee negotiations.

Resolution Number: 26 Carried

**Moved by: Councillor Lennox
Seconded by: Councillor Yake**

THAT Council rise from a closed meeting session at 9:35 p.m.

Resolution Number: 27 Carried

THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH

REGULAR MEETING OF COUNCIL

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Q. CONFIRMING BY-LAW

Moved by: Councillor Yake
Seconded by: Councillor Lennox

THAT By-law Number 31-12 being a By-law to Confirm the Proceedings of the Council of the Corporation of the Township of Wellington North at its Regular Meeting held on May 7, 2012 be read a First, Second and Third time and finally passed.

Resolution Number: 28

Carried

R. ADJOURNMENT

Moved by: Councillor Yake
Seconded by: Councillor Lennox

THAT the Regular Council meeting of May 7, 2012 be adjourned at 9:38 p.m.

Resolution Number: 29

Carried

C.A.O./CLERK

MAYOR

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING MINUTES

Monday, May 10, 2012

The Public Meeting was held Monday, May 10, 2012, 7:00 p.m. at the Township of Wellington North Council Chambers, Kenilworth to consider amendments to the Development Charge By-law for the Township of Wellington North.

Present:

Mayor: Raymond Tout
Councillors: Sherry Burke
Mark Goetz
Andy Lennox
Dan Yake

Also Present: **Chief Administrative Officer./ Clerk: Lorraine Heinbuch**
Treasurer: John Jeffery
Water/Sewer Superintendent: Barry Trood
Executive Assistant: Cathy Conrad

(A) CALLING THE MEETING TO ORDER

Mayor Tout called the meeting to order.

(B) DECLARATION OF PECUNIARY INTEREST

- None reported

(C) OPENING REMARKS/PURPOSE OF PUBLIC MEETING

The purpose of this public meeting is to present and obtain public input on the Township's 2012 Development Charge Update Study and By-law.

(D) PRESENTATION OF PROPOSED AMENDMENTS – POLICIES AND DEVELOPMENT CHARGE

- Opening Remarks

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING MINUTES

Monday, May 10, 2012

Page Two

(D) PRESENTATION OF PROPOSED AMENDMENTS – POLICIES AND DEVELOPMENT CHARGE (continued)

- Presentation of 2012 Development Charge Update Study and By-law
Gary Scandlan, Watson & Associates Economists Ltd.

Consultant Gary Scandlan outlined the purpose and the format of the Public Meeting. The meeting was held in accordance with the Development Charges Act. Mr. Scandlan outlined the mandatory steps followed during the study process and explained that Council will consider the amending by-law at the next regular Council meeting.

Development charges are imposed to recover the cost of infrastructure needed for development such as water, sewer, roads and parks outside of subdivisions.

There are limitations on services. Development Charges may not provide for parkland acquisition, municipal halls, tourism, arts/culture facilities, museums, solid waste service, hospitals, vehicles and equipment with an average life of less than 6years, or computer equipment.

Steps taken during the study include identifying the amount, type and location of growth; the servicing needs to accommodate growth; and the capital costs to provide services to meet the needs. Grants, subsidies and other contributions, benefits to existing development, statutory 10% deduction (soft services), amounts in excess of 10 year historic service calculation, and Development Reserve funds (where applicable) are deducted. The net costs are then allocated between residential and non-residential benefit then divided by growth to provide the Development Charge.

Mr. Scandlan reviewed the Development Charge Act mandatory exemptions for industrial building expansions, additional apartments, additional units in medium and high density buildings, and upper/lower tier governments and school boards. Discretionary exemptions reduce in part or whole development charges for types of development or classes of development such as industrial or churches, may be phased in over time, and include redevelopment credits to recognize what is being replaced on site.

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING MINUTES

Monday, May 10, 2012

Page Three

(D) **PRESENTATION OF PROPOSED AMENDMENTS – POLICIES AND DEVELOPMENT CHARGE** (continued)

An overview was provided of existing statutory and non-statutory exemptions provided under By-law 52-08, as amended. The Development Charge Update Study provides refinements/changes to the existing development charge policies provided in the present by-law, and changes to phase-in schedules for residential and non-residential charges. Proposed Changes to the development charge policies include additional definitions, refinements to definitions, additional exemption, and refinements to development charges to be imposed. Charts showing proposed changes to development charges and comparisons with other municipalities were reviewed.

- Questions from Members of Council

Councillor Yake questioned if discretionary exemptions needed to be included in the by-law. Mr. Scandlan explained that the Act provides for a strict process to establish a set of fees and that the discretionary exemptions must be included.

Councillor Yake inquired about the timing of including additional discretionary exemptions. Mr. Scandlan suggested discussion with staff to determine exemptions.

- Deputations and Questions from the Public

Gerald Shepetunko inquired about capital costs, reserve funds and bona fide farms. Mr. Scandlan explained that this includes a whole array of infrastructure: works, water service, sewer, parks, recreation, fire and administration. Examples of these would include roads, graders and works facilities; playground equipment, soccer fields, arenas; treatment, storage and supply for water service; and studies related to growth such as official plans and master plans for administration. Operating costs are not included. Development charges can only be used for the purposes they are collected for. A statement of these charges is prepared annually. The development charge by-law has a maximum five year life. Reserve funds have to be rationalized when the next by-law is passed. Benefit to existing development is taken into account when dealing with expansion. The existing would not have development charges but the expansion would. A definition for bona fide farm is included in the development charge by-law.

/4

TOWNSHIP OF WELLINGTON NORTH

PUBLIC MEETING MINUTES

Monday, May 10, 2012

Page Four

Jens Dam questioned the phase in period in reference to Section 8 of the Development Charge Act. Does it not stand that the by-law is from the date passed. You can't change the past only the future. Money that has been collected belongs to the ratepayers and can only be used for the purposes it was collected for.

Mr. Scandlan explained that this is a modification of an existing by-law so the schedules can be put in place prior to the date of the amendment. By-laws have a back dating provision. The legal opinion is that the schedules can be modified. This could not be done with a new by-law; only as an amendment to an existing by-law.

Wayne Baker asked why the survey of residential development charges used Waterloo County and not Perth. Wellington North would see competition with Listowel and Mitchell.

Mr. Scandlan explained that Wellington is with the outer ring of the GTA which is generally used. If there are surveys from Perth County we could pull information from those surveys.

- Written Submissions – none received

(E) CLOSE PUBLIC MEETING

Meeting adjourned at 7:45 p.m.

C.A.O./CLERK

MAYOR

TOWNSHIP OF WELLINGTON NORTH
ECONOMIC DEVELOPMENT COMMITTEE MEETING MINUTES
JOINT MEETING WITH TOWNSHIP OF MAPLETON & TOWN OF MINTO

Wednesday, May 9, 2012 – Chop House, Drayton

Members Present: Mayor Ray Tout,
Councillor Andy Lennox
Councillor Mark Goetz
Dale Small, Business Economic Manager
April Marshall, Tourism, Marketing & Promotion Manager
Tim Boggs
Stephen Dineen
Shawn McLeod
Al Rawlins
Gerald (Shep) Shepetunko
Jim Taylor

Also Present: Michelle Stone, Administrative Support

Absent: Councillor Dan Yake
Councillor Sherry Burke

Other Attendees: Barbara Elias, Regional Advisor, Regional Services Branch
Ministry of Tourism, Culture and Sport

Gerry Horst, Regional Economic Development Consultant,
Ministry of Agriculture Food and Rural Affairs

Jana Reichert, Economic Development Officer
County of Wellington

Town of Minto

| | |
|---------------------|------------------|
| Mayor George Bridge | Alison Armstrong |
| Belinda Wick-Graham | Ron Elliott |
| Tony Tsotros | Gordon Duff |
| John Caesar | John Cox |
| Mary Lou Colwell | Kelly Ward |
| Hope Robertson | Dave Turton |
| Heather Small | |

Township of Mapleton:

| | |
|-------------------|---------------|
| Mayor Bruce Whale | Crystal Ellis |
| Mike Downey | John Mohle |
| Neil Driscoll | Liz Samis |
| Andy Knetsch | Sharon Grose |
| Donna Hirtle | |

Meeting was called to Order at 6:00 pm

1. 6:00 PM – SOCIAL, WELCOME & OPENING COMMENTS

Crystal Ellis from the Township of Mapleton welcomed those in attendance and introduced Mayor Bruce Whale from the Township of Mapleton. The Mayor welcomed all to their newest business in the Municipality, the Drayton Chop House.

2. 6:30 PM – DINNER

3. 7:00 PM – MUNICIPAL CULTURAL PLANNING:

Barbara Elias from the Ministry of Tourism Culture & Sport recently met with Patty Sinnamon from Mapleton, Belinda Wick-Graham from Minto and April Marshall from Wellington North to discuss opportunities and initiatives that could be implemented by the three communities working together. Further she outlined what Municipal Cultural Planning is, the benefits for communities and what funding opportunities are available. Information about Municipal Cultural Planning and an example of the program and application from the previous year was handed out.

**4. 7:45 PM - MINTO MUNICIPAL CULTURAL PLAN EXPERIENCE and
TASTE REAL RURAL ROMP**

Belinda Wick-Graham, Town of Minto spoke about their experience with Municipal Cultural Planning and the next step for them which will be implementation. She invited all to go to the Town of Minto website and look at their Cultural Plan. She also gave an update on the Taste Real Campaign and Brochure as well as the Taste Real “Wellington Rural Spring Romp” a self guided tour of local farms, markets, greenhouses and restaurants on Saturday, May 26th. All three municipalities have businesses involved in the Spring Rural Romp. Belinda also had a short UTUBE video that really covered the theme and intentions of the “Rural Romp”.

**5. 8:00 PM - SAUGEEN COMMUNITY RADIO and
WELLINGTON NORTH BUSINESS RETENTION & EXPANSION EXPERIENCE**

Dale Small, Business Economic Manager, Township of Wellington North, went over the current status of the Community Radio Station in Mount Forest. He encouraged representation on the Board from both Minto and Mapleton, outlined the area this Community Station would encompass and the next step in the process. Dale also outlined the recent Business Retention & Expansion Program that Wellington North has just completed and the next area of focus. A brief discussion took place on how the three Municipalities might wish to partner on a Rural Economic Development (RED) application should funding become available.

6. 8:15 PM - WORKING IN RURAL WELLINGTON

Crystal Ellis from Mapleton provided an update on the Working in Rural Wellington event being planned for October 24th in Arthur. This event is a partnership between all three municipalities as well as the Waterloo Wellington Dufferin Workforce Planning Board.

7. 8:30 PM – WELLINGTON COUNTY ECONOMIC DEVELOPMENT COMMITTEE

Mayor Bridge from Minto gave an overview of the County Economic Development Committee as well as an update on their first meeting and how the Committee was going to proceed. He also mentioned the County wide Economic Development Strategy and encouraged everyone to attend the Focus Group that will take place on Wednesday June 13th at Pike Lake. All members of all three Economic Development Committee’s should attend this focus group.

8. 8:35 PM - CLOSING REMARKS

Mayor Bruce Whale, Township of Mapleton
Mayor George Bridge, Town of Minto
Mayor Ray Tout, Township of Wellington North

9. NEXT MEETING – Wednesday, June 13th, 2012 at Pike Lake

10. ADJOURNMENT – Meeting adjourned at 8:45 PM

**RECREATION & CULTURE ADVISORY COMMITTEE MEETING
TUESDAY, MAY 1, 2012 8:30 A.M.
MOUNT FOREST & DISTRICT SPORTS COMPLEX**

Present: Chairperson Councillor Sherry Burke, Councillor Dan Yake, Southgate Councillor Pat Franks, Tom Bowden, Arthur Facilities Manager; Mark MacKenzie, Mount Forest Facilities Manager and Barry Lavers, Director of Recreation, Parks and Facilities.

Also Present: Gerald Shepetunko, Economic Development Committee and Linda Spahr, Recording Secretary.

Regrets: Mayor Ray Tout.

MINUTES:

Moved by Tom Bowden

Seconded by Councillor Franks

"THAT the minutes of the April 3, 2012 meeting be approved."

Carried

NEW BUSINESS:

OFT Funding – Barry gave an update on the Trillium funding for playgrounds and the skate board park. Mark and Tom had received various quotes for equipment last year and Barry will be reviewing them. Councillor Burke and Barry will meet with final concepts with the Lions Club for further discussions. Councillor Burke and Barry were meeting with students at Victoria Cross Public School following the recreation meeting to get some ideas of what equipment the students would like to see at the Skateboard Park. This will be part of the overall concept plan to be presented at a later meeting.

Upper Room – Barry will review pricing and drawings that Mark had previously received from two contractors. It is hoped work will begin this summer on the unfinished upper room at the Mount Forest & District Sports Complex.

Pool Staffing – Barry reported that he and Carolann Morrison have reviewed the pool resumes received and will contact successful candidates this week. The pools are scheduled to open on June 18th. Tom reported that the Arthur Pool has been pumped out and is ready to be cleaned. Mark reported it was too early yet to start at the Mount Forest Pool.

CORRESPONDENCE:

1. The letter received from Nicole West, President of Skate Canada – Mount Forest, requesting more ice time for new programs was discussed. Councillor Burke directed Mark and Tom to give Barry the information of what ice time they had available at both Arenas. Barry will draft a letter to Nicole with available options.
2. The Mount Forest Slo-Pitch League letter regarding a request for a reduced rate was discussed. The League is asking for a reduced fee for not lining the ball diamond for their second game by not charging the fee for the lights. A discussion was held about current service levels. The following resolution was made:

Moved by Tom Bowden

Seconded by Councillor Franks

“THAT the ball rates remain status quo for this year and a costing review be completed next year.”

Carried

Barry was directed to send a letter back to Slo-Pitch explaining the decision.

REPORTS:

Tom Bowden – A written report was available for members. Tom added that he and Christine O’Donnell completed an updated ice recertification course. Staff attended a fire extinguisher and stress management course. Baseball starts on Friday night. A discussion was held with regards to the donation of a walk-in cooler unit from the Arthur Agricultural Society for the Arthur Community centre. The following resolution will be forwarded to council for their approval:

“COUNCIL for the Township of Wellington North accepts the gift from the Arthur Agricultural Society of a walk-in-cooler at the Arthur Community Centre for a total price of \$10,986.19 plus HST, price to include installation”

Mark MacKenzie – A written report was available for members. Mark added that the hardness content in the municipal water supply into the Mt Forest Complex is causing some problems. He will contact the company who installed the unit for the refrigeration plant for information and bring it to the next meeting. Mark also reported the problem with the Class computer program was rectified. Mark asked if there could be a policy for the facilities on how to handle the situation when there is a power outage, or the road is closed in the winter. Both Mark and Tom would like direction. Upon further discussion Barry will bring in a policy for members to review at the next meeting. Minor Hockey’s ice contract was also discussed. Members felt the contract should be reviewed and discussed with Minor hockey before next season with regards to start up and finish dates. Barry stated there had been several people inquiring as to why recreation did not open the washrooms for the Fur and Feather Show. Mark stated that

we did not have enough staff to look after the crowd and there had been damage done to our washrooms in the past. The Fur and Feather organizers needed to rent more than four port-a-potties for the amount of people attending the show. There are vehicles driving over the grass and emergency entrances are blocked. Staff will review the contract before the Fall Show.

Barry Lavers – A written report was available for members. Barry added that Chantel Pilon is finished her Co-Op placement. Chantel assisted Barry with several recreation issues and a report will be presented to council in May. Barry reported that he and Tom Bowden had attended a Wellington County Emergency committee meeting in April. The committee has requested the possibility of connecting a portable generator that could be used for Mount Forest and Arthur Arenas during emergencies. The wiring scheme for this purpose at the Mount Forest Complex and Arthur needs to be checked out. Barry also reported that a request came from the Fireworks Committee that delivery of new equipment for the Mt. Forest skateboard park wait until after the Fireworks celebration in July.

MEMBER'S PRIVILEGES:

Councillor Franks – Asked if Barry heard back from property owners in Arthur about land use for the walking trails. Barry replied that four letters were sent out and two favorable responses were received. Councillor Franks also reported that Southgate had sent a letter to Wellington North's Clerk-Administrator regarding the Southgate agreement with the Mount Forest & District Sports Complex.

Mark MacKenzie – Stated we need to include the rental fee into the fees and charges by-law for the Pro Shop in the Mount Forest Complex.

Shep Shepetunko – Inquired if the township had a demographic chart. Councillor Yake told him to check with Wellington County.

Tom Bowden – Said he was sending regrets for the next meeting as he is going in for surgery. Members wished him well.

Councillor Burke – Wants Committee members to send any ideas they have for the upper room to her or Barry.

NEXT MEETING:

The next meeting will be held Tuesday, June 5, 2012 at the Mount Forest & District Sports Complex meeting room at 8:30 a.m.

ADJOURN:

Meeting adjourned 9:50 a.m.

WATER/SEWER COMMITTEE MEETING

May 15, 2012

Members: Sherry Burke, Councillor, Chair
Andy Lennox, Councillor
Barry Trood, Water & Sewer Superintendent
Corey Schmidt, Water & Sewer Foreman
Melissa Irvine, Process/Compliance Analyst
Darrell Beuhler, Town of Minto (QMR)

Start: 8:30 am **End: 10:30 am**

Minutes from the April 24th committee meeting were previously circulated and approved by Council.

Business from April 24th meeting

- Barry informed committee of follow up call to Foodland regarding charges with owner of store.
 - The Arthur WWTP LOI has been sent out to Wellington Advertiser while other websites and direct contacts of other Engineering firms will also be used in this process. Barry will follow up with Steve Burns of BM Ross to see if he can attend our next water/sewer committee meeting where the committee can make a shortlist for a possible RFP for the AWWTP. That shortlist will then be forwarded to the council for approval.
1. **DWQMS Audit** - Darrell Buehler QMR(Quality Management Rep) rep for Town of Minto audited the Water/Sewer Committee and will continue his audit of DWQMS with the rest of the Wellington North staff. Darryl will submit a report to our QMR when his findings are completed.
 2. **OCWA 2011 Review** - Scott Craggs, Ted Smider, Richard Laliberte from OCWA gave the committee a review of 2011 Actual charges at the Arthur and Mount Forest Waste Water Treatment Plants. The Actual budget at the Arthur Plant came in \$21,694.03 over budget mainly due to extra associated filter rehab work that took place at the plant in 2011. The Mount Forest Plant came in \$9,765.87 under budget. The Water and Sewer Committee members questioned OCWA staff regarding the 2011 actuals. Councillor Lennox brought up the recent Drummond Report questioning how OCWA does business within the province and how it would affect their operations if at all.

3. **Staff Reports** (attached)

4. **2012 Reserve Capacity Calculations** - Barry handed out the 2012 Reserve Capacity done by Triton engineering for the Arthur and Mount Forest Waste Water Treatment Plants. The Mount Forest Plant uncommitted Reserve Capacity has increased from 447 to 591 equivalent residential units while the Arthur Plant indicates uncommitted reserve Capacity has increased from (-89) to (-30) equivalent residual units. Barry noted that the Arthur Treatment Plant ADF (Average Daily Flow) was 1402m³/day for 2011 which is just under the 1465m³/day design capacity. Flows into the Arthur Plant have been increasing the past 3 years: 2009 (1269m³/day), 2010 (1308 m³/day), 2011 (1402m³/day) for a three year average of (1,326m³/day). It should be noted that Golden Valley Farms committed units have fallen from 45 units to 9 which means they are discharging more into our system.
The Mount Forest Plant flows have also increased in 2011 (2,113m³/day) from (1,858m³/day) in 2010. Interestingly the 2010 flows had decreased from the 2009 flows of (2,119m³/day).
The committee recommends adopting the 2012 Reserve Capacity Calculations for the Arthur and Mount Forest Waste Water Treatment Plant

5. A letter was received from Eden Environmental requesting permission to bring septage to off load at the Arthur and Mount Forest Waste Water Treatment Plants. Barry explained that Eden Environmental would have to follow the same ground rules as other agreements already in place with other companies. Basically that cost would be \$.025 per litre and that no septic haulage would be taken to Arthur Treatment Plant at any time. Haulage to the Mount Forest treatment Plant would have to be done during regular business hours (730am – 4pm) Monday to Friday and only take septic haulage from Wellington North. The Committee agreed to allow Eden Environmental to take haulage under the same agreement conditions already in place.

Other Business

- The Committee recommends Council approval of a request received from Edward and Margaret Baratto for one infill sewer allotment for his severance lot which is presently going through the approval process. The property is located at 178 Frederick Street West, Survey Crown, Part Park Lot 2, N/S Catherine St. and RP 60R2919, Parts 1 and 2. Arthur Village only has 2 remaining sewer infill allotments left. Mr.

Baratto will have 3 months to obtain the necessary approvals to hold on to the sewer allotment for his new lot.

- The MOE is in the process of transitioning to new accreditation body under the Municipal Drinking Water Licensing Program.
 - General discussion took place regarding colour coding /flow testing of all hydrants within the Township. This issue is being brought up by the Fire Department. The cost and ramifications of implementing this are very serious in nature. Barry is to attend a meeting with the Fire Committee on this issue and will inform the committee of the issue next meeting.
 - Chairperson Sherry Burke brought up that the committee minutes of last meeting did not reflect a resolution to approve a new set up account fee charge of \$25 for sewer and \$25 for water. The Committee recommends adopting the new account set up fee of \$25 for Water and \$25 for Sewer. This fee will be charged on all new accounts only.
-
- **Next Meeting: June 19, 2012 @ 8:30am**

Water and Sewer Committee Meeting

May 15, 2012

Foreman Report

- Completed spring swabbing in Arthur, all streets including Frederick Street to the north were cleaned
- Staff attended fire extinguisher training and proposed budget presentation
- Dug and installed sanitary sewer service at 455 Durham Street West (Andrew Hummel), Installed second service to potential lot to the west
- Investigate water service leak at 625 Queen Street West (W & S Feeds), found to be on private property
- Ed and Darin attended OWWA Conference in Niagara Falls
- Completed schedule 23 & 24 samples for nitrates/nitrites, and trihalomethanes in Arthur and Mount Forest as required quarterly
- Completed internal Health and Safety training - Manholes: A Confined Space Hazard, and Lockout/Tagout: Water Under Pressure
- Reviewed changes made to Operational Plan and completed Tabletop Risk Assessment review
- Completed DWQMS mock drills
- Updated drawings completed for wellhouse control panels
- Landmark returned to start upgrades on spheroid tower (left due to emergency)
- Melissa is working on Minto's DWQMS Internal Audit and they will begin our Internal Audit this week
- Vactored and repaired service leak on 337 John Street in Mount Forest
- Checked operation of all service boxes, fire hydrants, secondary valves and main valves on phase 2 of Reeve's subdivision (Ruby's Crescent)
- Located all service boxes in Eastridge Landing subdivision in Arthur and prepared a deficiency list for Pinestone Homes
- Sewer back up at 421 Church Crescent in Mount Forest
- Ongoing annual main valve inspections in Arthur

Process Compliance Monthly Report Analyst Report
May 15th, 2012

- entered April flow data for Mount Forest and Arthur water systems into Ministry of Environment Water Taking Reporting System.
- backup Mount Forest and Arthur SCADA for April
- prepare and deliver Table Top Spill Training for Staff, Health and Safety Talks for Confined Space, Lockout/Tagout
- Review changes in DWQMS Operational Plan with Staff and provide training on new SOP's (Appendix 15-06 and Appendix 15-07)
- Annual (12 Month) Risk Assessment Tabletop Review conducted with all department staff
- Majority of annual backflow inspections have been completed and testing sheets have been submitted to the office
- Prepare to audit Town of Minto DWQMS
- Spent two days in Town of Minto conducting internal audit
- Town of Minto in Wellington North to Audit (May 15th & 16th)



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April 17, 2012

RECEIVED

APR 20 2012

TWP. OF WELLINGTON NORTH

Township of Wellington North,
P. O. Box 125,
7490 Sideroad 7 West,
KENILWORTH, Ontario
N02 2E0

Attention: Lori Heinbuch
CAO/Clerk

RE: 2012 RESERVE CAPACITY CALCULATIONS
ARTHUR WASTE WATER TREATMENT PLANT
OUR FILE: A5510(12)R05

Dear Lori:

We have undertaken a review of the Reserve Capacity for the Arthur Waste Water Treatment Plant (WWTP) for 2012 in accordance with the requirements outlined in the MOE Guidelines. The current Average Day Flow (ADF) is based on recorded flows at the plant for a three year period (2009, 2010, and 2011) as provided by the Ontario Clean Water Agency (OCWA).

The reserve capacity calculations indicate a decrease in the three year ADF from 1,338 m³/day to 1,326m³/day. Calculations on Table 1 attached, indicate the Uncommitted Reserve Capacity has increased from (-89) to (-30) equivalent residential units.

Registered/Unbuilt development figures have been adjusted to include Building Permits issued in 2011 as provided by the Chief Building Official. Twelve (12) units were connected to the collection system in 2011. Based on Golden Valley Farm's most recent submission to the Township, the number of committed units has decreased from 45 equivalent residential units to 9 equivalent residential units.



Following Council's review and adoption of the attached report, we would recommend that a copy of the report be forwarded to the Ministry of Environment's District Office. We trust that you will find the enclosed to be in order. Should you have any questions, please do not hesitate to contact this office.

Yours very truly,

TRITON ENGINEERING SERVICES LIMITED

A handwritten signature in black ink, appearing to read 'DBM', with a long horizontal stroke extending to the right.

D. B Murray , P. Eng.
Project Principal

DBM/vp

Encl:

cc: Mark Van Patter, County of Wellington, Planning Dept.
Barry Trood, Township of Wellington North, Water and Sewer Superintendent
Darren Jones, Township of Wellington North, Building Department
Gil Deverell, Grant, Deverell, Lemaich & Barclay

TABLE 1

A5510(12)R05

| ARTHUR - WWTP 2012 RESERVE CAPACITY | |
|--|---------------------------|
| DESCRIPTION | 2012 |
| 1. Design capacity of W.P.C.P. | 1,465 m ³ /day |
| 2. Average Daily Flow* | 1,326 m ³ /day |
| 3. Reserve capacity. (1) - (2) | 139 |
| 4. Population served ** | 2596 |
| 5. Serviced households *** | 941 |
| 6. Average Daily Per Capita Flow (m ³ /d) (2) ÷ (4) | 0.511 |
| 7. Additional Population (3) ÷ (6) | 272 |
| 8. Persons Per Unit (4) ÷ (5) | 2.76 |
| 9. Additional Units that can be Served (7) ÷ (8) | 99 |
| 10. Committed Development (Table 2) | 129 |
| 11. Uncommitted Reserve Capacity (9) - (10) | -30 |
| <p>* Average of 2009 (1269 m³/d), 2010 (1308 m³/d), and 2011 (1402 m³/d)</p> <p>** Estimated Population using 2001 Census + (units built from 2002-2011) x 2.76</p> <p>*** Estimated residential sewage connections (12 units added in 2011)</p> | |

TABLE 2

A5510(12)R05

| ARTHUR | | |
|--|--------------|--------------|
| SUMMARY OF COMMITTED DEVELOPMENT - 2012 | | |
| REGISTERED/UNBUILT | UNITS | TOTAL |
| 1. D. Martin Development (Conestoga St.) | 2 | |
| 2. Eastridge Landing - Carroll Street | 29 | |
| SUB-TOTAL | | 31 |
| MULTI-UNIT DEVELOPMENT | UNITS | |
| Gary Langen - Arthur Public School | 42 | |
| 1260119 Ontario Inc. - Preston Street | 45 | |
| SUB-TOTAL | | 87 |
| INDUSTRIAL | UNITS | |
| Golden Valley Farms | 9 | |
| SUB-TOTAL | | 9 |
| INFILL LOTS | UNITS | |
| | 2 | |
| SUB-TOTAL | | 2 |
| TOTAL COMMITTED UNITS | | 129 |



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April 17, 2012

RECEIVED

APR 20 2012

TWP. OF WELLINGTON NORTH

Township of Wellington North
P. O. Box 125
7490 Sideroad 7 West
KENILWORTH, Ontario
N0G 2E0

Attention: Lori Heinbuck
CAO/CLERK

RE: 2012 RESERVE CAPACITY CALCULATIONS
MOUNT FOREST WASTE WATER TREATMENT
PLANT
OUR FILE: A5510 (12) R03

Dear Lori:

We have undertaken a review of the Reserve Capacity for the Mount Forest Waste Water Treatment Plant (WWTP) for 2012 in accordance with the requirements outlined in the MOE Guidelines. The current Average Day Flow (ADF) is based on recorded flows at the plant for a three year period (2009, 2010, and 2011) as provided by Ontario Clean Water Agency (OCWA).

The reserve capacity calculations indicate a decrease in the three year ADF from 2,230m³/day to 2,113m³/day. Calculations on Table 1 attached indicate the Uncommitted Reserve Capacity has increased from 447 to 591 equivalent residential units.

Registered/Unbuilt development figures have been adjusted to include Building Permits issued in 2011 as provided by the Chief Building Official. Five (5) additional units were connected to the collection system in 2011.



Following Council's review and adoption of the attached report, we would recommend that a copy of the report be forwarded to the Ministry of Environment's District Office. We trust you will find the enclosed to be in order. Should you have any questions, please do not hesitate to contact this office.

Yours very truly,

TRITON ENGINEERING SERVICES LIMITED

A handwritten signature in black ink, appearing to read 'DBM', with a long horizontal stroke extending to the right.

D.B. Murray, P. Eng.,
Project Principal

DBM/vp

Encl.

cc: Mark Van Patter, County of Wellington, Planning Department
Barry Trood, Township of Wellington North, Water and Sewer Superintendent
Darren Jones, Township of Wellington North, Building Department
Gil Deverell, Grant, Deverell, Lemaich and Barclay



TABLE 1

A5510(12)R03

| MOUNT FOREST - WWTP 2012 RESERVE CAPACITY | |
|---|---------------------------|
| DESCRIPTION | 2012 |
| 1. Design capacity of W.P.C.P. | 2,818 m ³ /day |
| 2. Average day flow * | 2,113 m ³ /day |
| 3. Reserve capacity. (1) - (2) | 705 |
| 4. Population served ** | 4625 |
| 5. Serviced households *** | 1979 |
| 6. Average Daily Per Capita Flow (m ³ /d) (2) ÷ (4) | 0.457 |
| 7. Additional Population (3) ÷ (6) | 1543 |
| 8. Persons Per Unit (4) ÷ (5) | 2.34 |
| 9. Additional Units that can be Served (7) ÷ (8) | 659 |
| 10. Committed Development (Table 2) | 68 |
| 11. Uncommitted Reserve Capacity (9) - (10) | 591 |
| * Average of 2009 (2,119 m ³ /d), 2010 (1,858 m ³ /d), and 2011 (2,363 m ³ /d) | |
| ** Estimated Population using 2001 Census + (units built from 2002-2011) x 2.34 | |
| *** Estimated Residential sewage connections (5 units added in 2011) | |

TABLE 2

A5510(12) R03

| MOUNT FOREST | | |
|---|--------------|--------------|
| SUMMARY OF COMMITTED DEVELOPMENT - 2012 | | |
| REGISTERED/UNBUILT | UNITS | TOTAL |
| Church St. (Plan 419) | 3 | |
| Bye - Wendy Lane (Plan 832) | 1 | |
| SUB-TOTAL | | 4 |
| DRAFT PLAN APPROVED OR COMMITTED BY RESOLUTION | UNITS | |
| Reeves - Albert Street Estates | 33 | |
| SUB-TOTAL | | 33 |
| MULTI-UNIT DEVELOPMENT | UNITS | |
| Saugeen Retirement Home | 2 | |
| Bye Condo Development | 24 | |
| SUB-TOTAL | | 26 |
| INFILL LOTS | UNITS | |
| | 5 | |
| SUB-TOTAL | | 5 |
| TOTAL COMMITTED UNITS | | 68 |

May 25, 2012

Report from Water/Sewer Department, Corey Schmidt, Foreman

Re: Quotations Received for New Truck – 2012 Budget Amount \$30,000

Attached are quotes on comparable trucks from Arthur Chrysler and Leslie Ford. The utility box on the 2004 Ford that is being replaced will be removed, refinished, and reinstalled on the new truck. Here is a breakdown of the quotes.

Leslie Ford (Ford F250)

\$34,284.20 New truck price including taxes

\$565.00 Removal and reinstall of current truck box including taxes

\$1611.38 Repairing and refinishing current truck box including taxes

\$36,460.58 Total

-\$3500.00 Trade in

= \$32,960.58 including taxes

Leslie Ford suggests they can sell the box off the new truck we would be purchasing. They suggest the amount may come close to paying for the refinishing of our current box however no fixed figure was given.

Arthur Chrysler (Ram 2500)

\$33,900 Truck price including taxes after trade in of 2004 Ford

\$3118.80 Removal, refinish, and reinstallation of current truck box including taxes

= \$37,018.80 including taxes

Recommendation: Based on these quotes it is our recommendation that we proceed with the purchase of the Ford F250 from Leslie Ford.

WORKS COMMITTEE MEETING
May 15th, 2012

Committee: Andy Lennox, Councillor, Chairman
Sherry Burke, Councillor
Barry Trood, Water/Sewer Superintendent (Absent)
Dale Clark, Road Superintendent
Andy Morrison, Road Foreman

Start: 9:45 am End: 10:30 am

Minutes of the April 24th meeting were previously circulated and approved by Council.

1) Curb Installation and Replacement

Quotes have been received from local contractors for replacement of broken and damaged curb and gutter in Arthur. Quotes received are:

Hillis Construction \$45.00/foot
D.T. Contracting \$44.20/foot

Committee recommends proceeding with replacement of the existing curb and gutter using D.T. Contracting at the quoted price of \$44.20/foot.

2) Sign Request

A request has been received for the placement of turtle crossing signs on Sideroad 13 between Line 4 and Line 6 in the former West Luther Township. Peter Follett, who lives on Sideroad 13, is requesting the approval for placement of the signs which will be supplied and put up by staff of the Grand River Conservation Authority. Committee agreed to grant approval providing a letter is received from GRCA stating they are responsible for all costs and maintenance of the signs or as long as they are in service.

3) Equipment Sale

A portable compressor is being stored in the Arthur Works shed. The compressor is taking up storage space and has not been used for a number of years. The last time the unit was used it was giving issues and would need to have work done to the unit if it is planned to be used in the future. Staff recommends selling the compressor because of age and lack of usage. Committee agreed to make sure the unit is in working condition and have it put in an auction to be sold.

4) Bridge Structure Repairs and Replacement

K. Smart and Associates have been looking into options for repairs or replacement of Structure #2. We also have two other structures in the Township requiring the same type of repairs. Dale Clark and Trevor Hoard from K. Smart and Associates met at Structure #2 to discuss options of repairs or replacement with different types of structures or pipe. K. Smart Associates has provided the Township with preliminary options and costs so a more informed decision can be made. Committee considered transferring funds from reserves to achieve a longer service life of the replacement structure. Dale is to look into approvals and replacement of the existing structure.

5) Weed Spraying

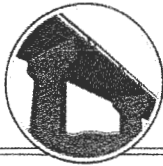
Dale met with Steve Ford from DeAngelo Brothers Corporation for control of weeds on Township Roads. Discussion took place on the spray to be used, timing of spray application, area to be sprayed, and notification to the public. Steve recommended applying the weed spray first, and then returning in the fall for the application of brush spray which is thought to be more effective in the fall. DeAngelo Brothers do all of the County of Wellington Weed Spraying Program and have for a number of years. Committee agreed to proceed with the spray applications, which is included in the 2012 budget.

6) General Information/Other Business

- Spring Gravel has been applied to the East Luther/West Luther Townline with help from East/Luther/Grand Valley forces.
- Spring road grading, gravelling and calcium are being applied on all gravel roads.
- Municipal Trade Show in Owen Sound on June 6th and 7th/2012 for all Works staff
- Cork Street contamination site is being levelled and topsoil and grass seed will be applied.
- Meeting to be held with Cedarwell Excavating, Township Staff and engineers regarding completion of the Connecting Link in Mount Forest at the end of May.
- Quotes are being obtained for repairs to the Arthur Village Works Yard and an addition to the Mount Forest works building.

- Grader Tender has been sent out and will close on May 24th/2012
- Sidewalk inspections will take place in June and July and will be completed by July 31st/2012

Next Meeting: June 19th, 2012



B. M. ROSS AND ASSOCIATES LIMITED
Engineers and Planners
Box 1179, 206 Industrial Drive
Mount Forest, ON, Canada N0G 2L0
p. (519) 323-2945 • f. (519) 323-3551
www.bmross.net

File No. 01191

May 23, 2012

Township of Wellington North
7490 Sideroad 7 W, P.O. Box 125
Kenilworth, ON, N0G 2E0

Attention: Lori Heinbuch, CAO/Clerk

RE: Fergus Street Reconstruction; Contract No. 01191

Tenders were received on May 23, 2012 for the above noted contract, as summarized by the following table:

| Tenderer | Tendered Amount |
|-------------------------------|------------------------|
| Reeves Construction Limited | \$626,692.76 |
| Cedarwell Excavating Limited | \$725,546.14 |
| Elgin Construction | \$747,113.75 |
| Moorefield Excavating Limited | \$820,973.25 |

All of the tenders were checked and found to be mathematically correct. All tenders were properly signed and each was submitted with the specified tender deposit and Agreement to Bond.

Since the lowest tender is acceptable contractually, and the tenderer is experienced in the tendered work, further analysis is limited to the lowest bid. We therefore recommend that this contract be awarded to Reeves Construction Limited for the total tender sum of \$626,692.76.

The tender deposit has already been returned to the highest bidder. The tender deposit may be returned to Elgin Construction. Please retain the tender deposits from the two low bidders until the contracts are formally signed.

If you have any questions, please contact us.

Yours very truly,

B. M. ROSS AND ASSOCIATES LIMITED

Per

Frank C. Vanderloo, P. Eng.

FCV:fcv



Report

TO: Lori Heinbuch CAO/Clerk

FROM: Dale Clark, Road Superintendent

DATE: May 25, 2012

RE: Grader Tender

Tenders have been received for the purchase of a new Road Grader. This item is included in the 2012 capital budget

Grader Tenders (Unit price less trade)

Nortrax - \$299,813.00

Toromont - \$323,155.00

Strongco - \$329,300.00

Note: HST extra.

Budget amount \$295,000 plus trade-in

The Committee recommends accepting the tender from Nortrax at \$299,813 plus HST. The balance to be funded from the 1991 Champion Road Grader being traded which will allow the purchase to within 2012 budget.

Respectfully submitted,

Dale Clark
Road Superintendent

Township of Wellington North
Building/Property Committee Minutes – May 10, 2012 at 9:00 a.m.

Present: Councillor Dan Yake (Chair)
Councillor Mark Goetz
Lori Heinbuch, CAO/Clerk
Darren Jones, Chief Building Official
Patty Wright, Building Inspector

The meeting was held in the Council Chamber at the Municipal Office in Kenilworth, starting at 9:00 am

Minutes – April 11, 2012

Moved by: Lori Heinbuch, CAO/Clerk
Seconded by: Councillor Mark Goetz

That the Minutes of April 11, 2012 be accepted.

Carried.

Business Arising from the Minutes

Arthur Seniors Hall

Discussion deferred until Councillor Andy Lennox can set a meeting date with the Arthur Seniors Committee.

Presentation of Animal Control By-law and Short Form Wording

Deferred pending solicitor's comments and revisions

Draft Fortification of lands by-law

Discussion took place regarding the Draft Fortification of lands by-law.

Move by: Lori Heinbuch, CAO/Clerk
Seconded by: Darren Jones, Chief Building Official

The Building and Property Committee recommends to Council that support be given, endorsing the letter from Minto C.A.O/Clerk Bill White, and recommend to the County of Wellington a meeting be set up between the C.B.O's C.A.O/Clerks and the Police Services Board with respect to the recent version of the Draft Fortification of Lands By-law.

Carried.

Other Business

Building Department Septic Policy (attached)

Move by: Councillor Mark Goetz
Seconded by Lori Heinbuch, CAO/Clerk

The Building and Property Committee recommends to Council that Building Department Policy BD-03 regarding engineering for on-site sewage systems on lots of less than 0.4 ha (1.0 ac)in area be amended to allow this policy to be utilized at the discretion of the Chief Building Official with considerations being given to daily flow of the proposed building and septic system construction.

Carried.

Grain Bin Policy (copy attached)

Move by: Darren Jones, Chief Building Official
Seconded by: Patty Wright, Building Inspector

The Building and Property Committee recommends to Council that the Building Department adopt the policy passed by the Bluewater Chapter of the O.B.O.A. regarding required criteria for grain bin permit applications.

Carried.

Building Safety Month

Information was presented by Darren Jones Chief Building Official.

Victory Church

An update was received from the Victory Church on recent upgrades to the building.

Building Permit Monthly Review

Moved by: Councillor Mark Goetz
Seconded by: Patty Wright, Building Inspector

That the Building Permit Monthly Review for the Period Ending April 30, 2012 was reviewed and accepted.

Carried.

Date of Next Meeting

June 13, 2012 at 9:00 a.m.

Adjournment

Moved by: Councillor Mark Goetz
Seconded by: Patty Wright, Building Inspector

That the meeting be adjourned at 9:40 am

Carried.



TOWNSHIP OF WELLINGTON NORTH POLICY AND PROCEDURE MANUAL

| | | |
|------------|---|-----------------------------------|
| DEPARTMENT | Building | POLICY NUMBER: BD-03 |
| SECTION | | EFFECTIVE DATE: November 22, 2011 |
| SUBJECT | Engineered On-Site Sewage System Policy | |
| AUTHORITY | Zoning By-law 66-01, as amended, Sections 8.5.2.1. and 9.2.1. | |

POLICY STATEMENT

That building permit applications for On-Site Sewage Systems for building lots that are less than 0.4 ha (1.0 ac) in area be accompanied by an On-Site Sewage System Design that has been prepared or reviewed by a Professional Engineer.

This policy will be utilized at the discretion of the Chief Building Official with considerations being given to daily flow of the proposed building and septic system construction.

PURPOSE

To establish a policy and procedure to:

- Ensure that building lots that are less than 0.4 ha (1.0 ac) in area are utilized efficiently and that the On-Site Sewage System is appropriate for the soil type and building lot layout.

DEFINITIONS

"On-Site Sewage System" means a combination of a treatment unit and leaching bed designed to accept and treat sanitary sewage.



TOWNSHIP OF WELLINGTON NORTH POLICY AND PROCEDURE MANUAL

| | | |
|------------|--|------------------------------|
| DEPARTMENT | Building | POLICY NUMBER: BD-04 |
| SECTION | | EFFECTIVE DATE: May 28, 2012 |
| SUBJECT | New and Used Corrugated Steel Grain Bins | |
| AUTHORITY | Part 2, Section 2.2 and 2.3 of the National Farm Building Code | |

POLICY STATEMENT

This document outlines the criteria when applying for a Building Permit, as well as the associated review, inspection and approval protocols for all **new** and **used** corrugated steel grain bins constructed in areas served by the Township of Wellington North.

DESIGN CRITERIA

- Bins and their supporting foundation shall be designed in accordance with Part 2, Section 2.2 and 2.3 of the National Farm Building Code of Canada, 1995 and according to good engineering practice.

FOOTINGS AND FOUNDATIONS

- All footings and foundations shall require professional design. Plans and specifications will require design and approval by a person licensed to practice professional engineering in the Province of Ontario.
- Design of the foundation shall be consistent with the soil bearing capacity of the site. Soil analysis may be required to confirm soil bearing capacity.
- Grain bins with an eave height over diameter ratio in excess of 1.75 or exceeding 14.63 metres (48 feet) or 13.72 metres (45 feet) eave height shall require soil analysis to confirm bearing capacity.
- General Review and approval by a person licensed to practice professional engineering in the Province of Ontario shall be required on all footings, foundations and soil bearing capacity for grain bins with an eave height over diameter ratio in excess of 1.75 or exceeding 14.63 metres (48 feet) in diameter or 13.72 metres (45 feet) eave height.

BIN SUPERSTRUCTURE

- All new bins, regardless of size, required professional design by a person licensed to practice professional engineering in the Province of Ontario. Plans and specifications contained in the manufacturer's manual, shall bear the seal of the licensed professional engineer.
- General review and approval by a person licensed to practice professional engineering in the Province of Ontario shall be required on all bin structures with an eave height over diameter ratio in excess of 1.75 or exceeding 14.63 metres (48 feet) in diameter or 13.72 metres (45 feet) eave height.
- General review and approval is not required for bins with less than an eave height over diameter ratio lower than 1.75 or 14.63 metres (48 feet) in diameter or 13.72 metres (45 feet) eave height where the contractor/building is certified to erect by the manufacturer.

OTHER

- All other electrical connections shall be inspected by the Electrical Safety Authority (ESA).
- A warning sign clearly indicating the hazards of entrapment shall be installed according to Part 3, Section 3.2.1.6 (1) of the National Farm Building Code of Canada, 1995, at every designation person access.
- Ladders and safety cages shall meet the requirements of Part 3, Section 3.2.2 of the National Farm Building Code of Canada, 1995.
- Building Inspections are required at various stages of construction. Call the Township of Wellington North Building Department to arrange for inspections.

TOWNSHIP OF WELLINGTON NORTH

FIRE COMMITTEE MEETING MINUTES

May 17th, 2012 – 7:00 pm - Council Chambers

Members Present: Mark Goetz – Chair (Councillor)
Dan Yake - Councillor
Jim Morrison, Arthur Fire Chief
Ron MacEachern, Mount Forest Fire Chief
Bill Hieber, Mount Forest Deputy Fire Chief

Also Present: Barry Trood, Water & Sewer Superintendent
Jason Benn, Fire Prevention Officer
Michelle Stone, Administration Support

Absent: Troy Lawlor, Arthur Deputy Fire Chief

Meeting was called to order at 7:05 pm.

1. Declarations of Pecuniary Interest

None declared.

2. Approval of Minutes from April 17th, 2012 Minutes

Moved By: Ron MacEachern
Seconded by: Jim Morrison

THAT the Minutes from the April 17th, 2012 be accepted.

Carried

3. Business Arising

New Uniform Patches

The design for the new patches for the Fire Department Uniforms was approved by Council at the May 7th, 2012 Council Meeting. The departments are waiting for actual patch. Once the new patches are on the uniforms, they will come to a Council Meeting.

Trailer for Mount Forest UTV

The trailer purchase for the Mount Forest UTV was approved by Council at the May 7th, 2012 Council Meeting. The trailer has been purchased and will be delivered in the next week.

Fire Agreements with Other Municipalities

Councillor Goetz reviewed with the Committee the two agreements. The Committee agreed that the draft prepared by Lori Heinbuch, CAO/Clerk be presented to Southgate.

*Moved By: Jim Morrison
Seconded By Bill Heiber*

THAT the Committee recommend that the Draft prepared by Lori Heinbuch, CAO/Clerk be presented to Southgate.

Carried

Hydrant Information

Barry Trood, Water & Sewer Superintendent was present to explain the costs with respect to Fire Hydrants, flow testing and color coding and discuss options. Ron MacEachern thanked Barry for coming to the meeting with this information and for the clarification. The Water Department will start the process to mark the hydrants with pipe size and map where each hydrant is located and size of pipe. The Water Department will also notify the Fire Stations when maintenance is being done or a hydrant is out of service

Insurance Coverage Information

Troy Lawlor was unable to attend and will have information for June meeting and a copy of the Township Insurance Coverage that pertains to firefighters.

Amendment to Burn By-law Regarding Barbequing on Balconies and 911 Signs

Jason Benn, Fire Prevention Officer was present to discuss an amendment to By-law 73-11. These amendments include Barbeques on balconies, requiring all properties to have a POSTED 911 sign on a property prior to receiving a Burn Permit and the use of chimeneas.

The Committee went over the wording of the three proposed amendments and agreed upon the following amendments to By-law 73-11:

By-law 73-11 – Permit for Setting Open Air Fires – Barbeques

Section 5.1 should read – The Barbeque shall be supervised at all times.

Section 5.3 (new) No person shall light, ignite or start, or permit to be lighted, ignited or started, a fire in a grill, barbeque on a balcony of any building containing two (2) or more dwelling units;

Section 5.4 to read Chimeneas are permitted providing they are placed on a non-flammable surface and a minimum of 4 meters from any structure.

The Application Form be amended to include “*A Permit will not be issued for a property that does not have a posted 911 Number*”.

4. New Business

- The Arthur Fire Station is having a joint practice with Mapleton on Tuesday June 19th – can the next meeting be changed to June 26th – yes – all agreed.

5. Announcements

- Ron MacEachern asked for a copy of approved budget and where does tanker purchase stand. Mark will look into for the next meeting. Dan Yake inquired if there is anywhere that says once a tanker is 20 years old it is out of compliance. Ron MacEachern will get that from the underwriters.
- The Mount Forest Kin Club was nominated for the Fire Marshall’s Public Fire Safety Council Award by Jason Benn, the Fire Prevention Officer for Wellington North and Jason was pleased to announce to the Committee that they will be awarded the Fire Marshall’s Award for Safety Excellence. This is for the Mount Forest Kin Club’s contribution of the Fire Safety House. This is the second year in a row that Mount Forest has received this award.
- Jim Morrison updated the Committee on the generator. Union Gas will hook it up in the near future.

6. Next Meeting

The next meeting will be on Tuesday, June 26th, 2012

7. Adjournment

Moved: Bill Hieber

THAT the meeting be adjourned at 9:10 pm

Carried



The Royal Canadian Legion

Fred Campbell V.C. Branch #134
140 King Street West
Mount Forest, Ontario
N0G 2L2
(519) 323-1570

RECEIVED

MAY 15 2012

TWP. OF WELLINGTON NORTH

May 8, 2012

Township of Wellington North
P.O. Box 125
7490 Sideroad 7 West
Kenilworth, ON
N0G 2E0

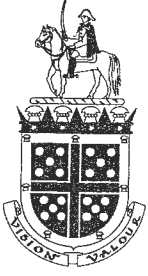
Dear Mayor Tout and Councilors:

We at the Royal Canadian Legion, Mount Forest Branch 134, we have been requested by The Agricultural Society of Mount Forest, Ontario to provide a bar for their Lawn Mower Races, using our catering endorsement at the Mount Forest Agricultural Building on King Street East, Mount Forest, Ontario. The hours of operations will commence on Sunday, June 10, 2012 from 11:00 am till 9:00 pm. There will be approximately 200 people in attendance.

Thank you in advance for your co-operation regarding the above matter. Should you have any further questions and/or queries, please do not hesitate to contact me at anytime.

Yours truly,

Kathleen MacRobbie
President



COUNTY OF WELLINGTON

PLANNING AND DEVELOPMENT DEPARTMENT
GARY A. COUSINS, M.C.I.P., DIRECTOR
TEL: (519) 837-2600
FAX: (519) 823-1694
1-800-663-0750

ADMINISTRATION CENTRE
74 WOOLWICH STREET
GUELPH ONTARIO
N1H 3T9

RECEIVED

MAY 16 2012

TWP. OF WELLINGTON NORTH

May 11, 2012

Mr. Don Smith
Saugeen, Grey, Sauble, North Bruce Peninsula
Source Protection Region
R. R. #4
237897 Inglis Falls Road
Owen Sound, ON N4K 5N6

Dear Mr. Smith,

Re: **Draft Source Water Plan
Wellington County Comments**

On behalf of Wellington County Council, I am providing comments on your most recent draft plan. I would note that there have been a number of improvements in the Plan since the previous version and we appreciate the changes.

We continue to have an number of concerns and we also seek clarification on the meaning of some proposed policies.

1) **Overly Detail Policies**

While the policies are better organized and more readable than the previous policies, they continue to focus too much on "how to" rather than simply stating objectives and leaving flexibility to plan implementers.

This approach is significantly different from other Source Water Plans we have been reviewing in Wellington County.

2) **The Number of Threats**

We understand that you have identified 2600 potentially significant threats in Mount Forest and Clifford. This is the same number of threats as in all of Waterloo Region with nearly 100 municipal wells and much more extensive development and greater than the total number of threats in all York Region. We understand you did a "worst case" analysis where others did not and that the Assessment Report won't change. The number of identified threats however reinforces the need to develop reasonable policies to avoid an unreasonable level of hardships on people and businesses.

3) **Land Use Impacts**

Most of the work to date has focussed on the various threats and appropriate policies. It would be helpful to understand the impacts on various users of land.

- a) **Residential:** The most common land use in WHPA-A and WHPA-B in Wellington is residential on full municipal services. We see very little reason why these people should be subjected to anything more than education and outreach. We believe that this is generally what is proposed but would appreciate some confirmation.

One area in particular for which we would like information is the application of commercial fertilizer in Policy 08-01. We believe your intent is to use risk management for large users such as farms and golf courses but a strict reading of the proposed policy suggests it would also apply to residential properties where people either apply store bought fertilizer or contract with a lawn service. It may be that other information somewhere else in the bundle of source water information provides clarity on this point but other source water areas are including language in the policy to assure residential properties are not subject to risk management plans for the application of commercial fertilizer. We would make the same suggestions for small businesses who maintain small landscaped areas.

- b) **Agriculture:** From what we can determine, the impacts on agriculture are fairly limited. We support the position of OMAFRA related to agricultural issues.
- c) **Business:** We would not expect the policies to put restrictions on existing businesses that would have the effect of forcing them out of business. We think every effort should be made to work with all existing businesses through risk management if required. It is not always clear how the policies affect the business community and there are a number of commercial and industrial uses in various well heads in Clifford and Mount Forest.

4) **Hazardous Waste Days (Policy G-06, G-07)**

We support the requirement that opportunities should be made available for residents to dispose of hazardous waste. We oppose the Source Protection Plan designing a hazardous waste program and mandating 8 hazardous waste disposal days. Counties may choose different means of providing this service and household hazardous waste days are not necessarily an only option. We have departments and staff dedicated to waste management and are in a better position to design programs than conservation authorities.

Policy G-07 is discretionary except for the statement that the lead Source Protection Authority "shall" assist municipalities in initiating discussion. This should be "may".

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Policy G-07 is discretionary except for the statement that the lead Source Protection Authority "shall" assist municipalities in initiating discussion. This should be "may".

5) **Fuel Storage (15-01 and 15-03)**

Policy 15-01 would have the effect of putting any existing commercial industrial or institutional use that rely on underground or partly underground fuel tanks of over 250L out of business. At this point we are unsure if this has any impact in Mount Forest or Clifford. If you have data from your Assessment Report we would like to have it so we know the implications. It may not have any effect but if it does our preference would be to work with these businesses.

We need clarification if policy 15-03 requires risk management plans for residential home heating fuel in a basement. If so, the actual detailed requirements are extensive and may put a home owner to a considerable and perhaps unnecessary expense. Other plans we are working with rely on education and outreach.

6) **Organic Solvents (Policy 17.01)**

We understand that organic solvents are a type of DNAPL but with less toxic effects. The proposed DNAPL policy seems reasonable with various quantity limits and risk management but the Policy on organics is more severe as no quantity limits are established. This seems inconsistent.

7) **ASM Storage Policy 04-01)**

Expansion of an existing storage is prohibited. This does not allow for the possibility that an expansion may lead to a safer condition.

8) **On-Site Sewage System (Policy 02)**

02-01 - We continue to oppose forced connections to sewage systems as it may be an unnecessary expense. It is not likely a major issue in our area.

02-03 - An existing holding tank should be allowed to be repaired or replaced if it is the only option available to the landowner.

02-04 - An expanded existing system may result in a safer condition.

02-05 - Again, this does not allow for the potential for expansion to provide a safer condition.

02-06 - We have been advised by the province that we cannot insist on tertiary or similar systems – therefore conventional systems must remain an option.

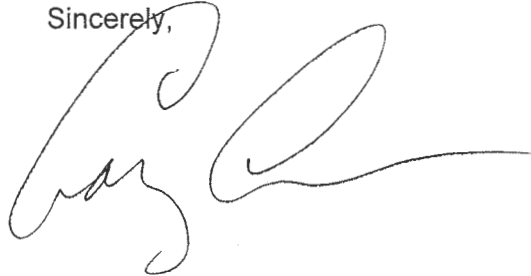
02-15 - We are not convinced that an official plan and zoning bylaw can prevent infiltration based storm water management and we are also not convinced such a prohibition would be wise.

9) **Monitoring**

We do not think annual monitoring of discretionary policies is warranted. We should not have to consider things like establishing hazardous waste collection every year.

Thank you for the opportunity to comment. We would appreciate a response where we have asked for clarification.

Sincerely,

A handwritten signature in black ink, appearing to read 'Gary Cousins', with a long horizontal flourish extending to the right.

Gary Cousins, MCIP
Director of Planning & Development

GC/pmv

C: Bill White – Town of Minto
Lori Heinbuch – CAO/Clerk, Township of Wellington North

Ministry of Natural
Resources

Office of the Deputy Minister

Room 6643, Whitney Block
99 Wellesley Street West
Toronto ON M7A 1W3
Tel: 416-314-2150
Fax: 416-314-2159

Ministère des Richesses
naturelles

Bureau du sous-ministre

Édifice Whitney, bureau 6643
99, rue Wellesley Ouest
Toronto (Ontario) M7A 1W3
Tél.: 416-314-2150
Télééc.: 416-314-2159



RECEIVED

MAY - 7 2012

TWP. OF WELLINGTON NORTH

May 3, 2012

Dear Chief Administrative Officer/Clerk:

I am writing to let you know about some changes the Ministry of Natural Resources is making to the Bear Wise program.

As part of our Transformation Plan announced in the 2012 Ontario Budget, the ministry conducted a review of how we deliver programs and services to Ontarians. The Bear Wise program was part of that review.

Bear Wise has set a solid foundation, helping municipalities and the public to reduce preventable human-bear encounters. In fact, no other jurisdiction in North America has provided this level of support to communities.

Today, eight years into the program, awareness of Bear Wise is high and many municipalities have good, robust bear wise strategies in place. As a result of the program, the public is better educated about what to do when they encounter a bear. In this regard, Bear Wise has achieved its main goals, and the time is right to transition from an active management model to one that places a greater emphasis on personal responsibility.

Most aspects of the Bear Wise program will continue, including:

- operating the toll-free Bear Reporting Line (1-866-514 -2327) 24 hours a day, seven days a week from April to November, with trained staff handling calls and determining the appropriate response
- educating the public about black bears and bear behaviour in Ontario
- providing advice to municipalities, the public, and other stakeholders about what they can do to keep bears away from urban and semi-urban areas, and how to manage problem bears
- tracking and collecting information about human-bear occurrences
- maintaining our comprehensive website to assist Ontarians with tips to ensure that their properties are not inviting to bears.

... 2


The ministry will continue to support the Ontario Provincial Police and local police services in responding to emergency situations. However, moving forward, we will no longer provide individual site visits to help landowners who are having site-specific conflicts with bears, and the ministry will no longer trap and relocate problem bears. Trapping and relocating has always been our least effective tool to manage problem bears, with research showing that many relocated bears simply return to the area from where they were removed.

Responsibility for managing human-bear conflicts continues to be shared between the province and local governments. The investments municipalities make in bear wise strategies, whether it's a public awareness campaign or bear-resistant waste management infrastructure, will result in long-term savings and cleaner, safer and healthier communities. Going forward, the ministry will continue to provide advice and support to municipalities on how to manage bears, as we do for other wildlife species.

Senior ministry staff have already been in contact with the Ontario Provincial Police regarding the Bear Wise program changes. Where formal or informal agreements exist with local municipal or First Nations police forces, ministry staff from the districts will be following up with their contacts in the police services.

If you have any questions about these changes to the Bear Wise program, please contact the district manager for your area. Contact information for district offices is available on our website at www.ontario.ca/mnr. Click *Contact Us* from the top toolbar, and then *Where to find MNR services* from the toolbar on the left.

Sincerely,



David O'Toole
Deputy Minister

Ministry of Citizenship
and Immigration

Minister
6th Floor
400 University Avenue
Toronto ON M7A 2R9
Tel.: (416) 325-6200
Fax: (416) 325-6195

Ministère des Affaires civiques
et de l'Immigration

Ministre
6^e étage
400, avenue University
Toronto ON M7A 2R9
Tél.: (416) 325-6200
Télééc.: (416) 325-6195



RECEIVED

MAY 14 2012

May, 2012

Re : Ontario Medal For Good Citizenship TWP. OF WELLINGTON NORTH

Dear Friends:

I am pleased to let you know that nominations for the Ontario Medal for Good Citizenship are now being accepted.

Established in 1973, the Ontario Medal for Good Citizenship honours Ontarians who, through exceptional, long-term efforts, have made outstanding contributions to community life.

I am pleased to invite you to participate by nominating a deserving citizen. Recipients will be presented with their medal by the Lieutenant Governor of Ontario at a special ceremony at Queen's Park in the Fall of 2012.

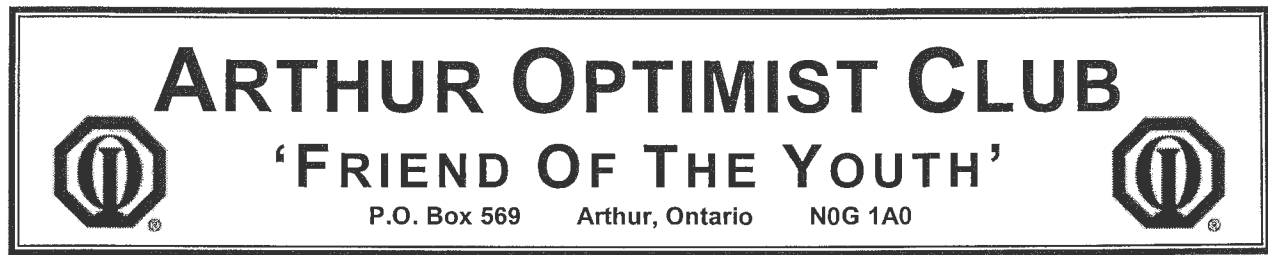
Nomination forms are now available on-line by visiting the Ministry of Citizenship and Immigration's website at: www.ontario.ca/honoursandawards. You may submit your nomination on-line by choosing the "Nominate Online" option, or download the PDF or HTML format from the website. For any further information, please contact the Ontario Honours and Awards Secretariat at 416 314-7526, 1 877 832-8622 or (TTY) 416 327-2391. Nominations must be received by July 17, 2012.

I encourage you to take the time to nominate a deserving citizen in your community for an Ontario Medal for Good Citizenship. The men and women we honour stand as shining examples to us all.

Sincerely,

A handwritten signature in black ink, appearing to read "Charles Sousa".

Charles Sousa
Minister



May 23, 2012

Mayor Ray Tout & Councillors
Township of Wellington North
Box 125, 7490 Sideroad 7 West
Kenilworth, Ontario
N0G 2E0

Dear Mayor Ray & Councillors,

This letter is to show the intent of the Arthur Optimist Club to again, obtain from Wellington North Council, Community Festival status for our Annual Canada Weekend held June 29, 30, July 1 & 2, 2012.

I have also enclosed a tentative schedule of our events; basically it's the same every year.

Any questions or concerns prior to the meeting date may be addressed to Event Chairman Darryl Woods at 519-848-5880 or myself at 519-848-2939.

Thank you for your consideration.

Sincerely,

Optimist Tim Boggs

Arthur Optimist - Canada Day Weekend 2012

- Friday June 29th
- Men's and Mixed Slo-Pitch Tournaments
 - Optimist Pavilion Dance with DJ from 9:00pm to 1:00am
 - Beer Gardens 7:00pm to 1:00am
 - Food Booth 7:00pm to 1:00am
- Saturday June 30th
- Men's and Mixed Slo-Pitch Tournaments continued
 - Beer Gardens 11:00am to 1:00am
 - Food Booth 8:00am to 1:00am
 - Optimist Club Sponsored Free Swimming 1:00 to 3:00pm
 - Optimist Pavilion Dance with DJ from 9:00pm to 1:00am
- Sunday July 1st
- Opt-Mrs. BBQ 11:30am to 1:30pm
 - Optimist Kid's Activities 2:00 to 5:00pm
 - Family & Business 3-Pitch Tournament
 - Beer Gardens 12:00pm to 8:00pm
 - Food Booth 6:30pm to 11:00pm
 - Drawing of the Optimist Canada Day Raffle Draw
 - Movie Night @ dusk (viewing of a Family friendly movie will be shown at the Optimist Pavilion)
- Monday July 2nd -TBA

Derek Henderson - Club President: 519-993-1364
Darryl Woods - Weekend Chairmen: 519-831-5890
Greg Roelofsen - Baseball Chairmen: 519-897-3089

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 32-12

**BEING A BY-LAW TO AUTHORIZE TEMPORARY BORROWING
FROM TIME TO TIME TO MEET CURRENT EXPENDITURES
DURING THE FISCAL YEAR ENDING DECEMBER 31, 2012.**

AUTHORITY: Municipal Act, 2001, S.O. 2001, Chapter 25, as amended, Section 407.

WHEREAS the Municipal Act, 2001, S.O. 2001 Chapter 25, Section 407, provides authority for a council by by-law to authorize the head of council and the treasurer to borrow from time to time, by way of promissory note or banker's acceptance, such sums as the council considers necessary to meet, until taxes are collected and other revenues received, the current expenditures of the corporation for the year; and

WHEREAS the total amount which may be borrowed from all sources at any one time to meet the current expenditures of the Corporation, except with the approval of the Municipal board, is limited by Section 407 of the Municipal Act, 2001.

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH ENACTS AS FOLLOWS:**

1. The Head of Council and the Treasurer are hereby authorized to borrow from time to time by way of promissory note or banker's acceptance during the year 2012 (hereinafter referred to as the current year) such sums as may be necessary to meet, until the taxes are collected and other revenues received, the current expenditures of the Corporation and the other amounts that are set out in subsection 407(1) of the Municipal Act, 2001.

2. The lender(s) from whom amounts may be borrowed under authority of this by-law shall be Royal Bank of Canada and such other lender(s) as may be determined from time to time by resolution of council.

3. The total amount which may be borrowed at any one time under this by-law, together with the total of any similar borrowings that have not been repaid, shall not exceed from January 1 to September 30 of the current year, 50 percent of the total and from October 1 to December 31 of the current year, 25 percent of the total of the estimated revenues of the Corporation as set forth in the estimates adopted for the current year or \$1,000,000.00 whichever is less.

4. The Treasurer shall, at the time when any amount is borrowed under this by-law, ensure that the lender is or has been furnished with a certified copy of this by-law (a certified copy of the resolution mentioned in section 2 determining the lender,) if applicable, and a statement showing the nature and amount of the estimated revenues for the current year and also showing the total of any other amounts borrowed from any and all sources under authority of section 407 of the Municipal Act, 2001 that have not been repaid.
 - a) If the estimates for the current year have not been adopted at the time an amount is borrowed under this by-law, the limitation on total borrowing, as set out in section 3 of this by-law shall be calculated for the time being upon the estimated revenues of the Corporation as set forth in the estimates adopted for the next preceding year.
 - b) If the estimates for the current year have not been adopted at the time an amount is borrowed under this by-law, the statement furnished under section 4 shall show the nature and amount of the estimates revenues of the corporation as set forth in the estimates adopted for the current preceding year and the nature and amount of the revenues received for and on account of the current year.

5. All or any sums borrowed under this by-law shall, with interest thereon, be a charge upon the whole of the revenues of the Corporation for the current year and for any preceding years as and when such revenues are received; provided that such charge does not defeat or affect and is subject to any prior charge then subsisting in favour of any other lender.

6. The Treasurer is hereby authorized and directed to apply in payment of all or any sums borrowed under this by-law together with interest thereon, all or any of the moneys hereafter collected or received, either on account of or realized in respect of the taxes levied for the current year and preceding years or from any other source, which may lawfully be applied for such purpose.

7. Promissory Notes or bankers acceptances made under section 1 shall be signed by the treasurer and the head of council or by such other person as is authorized by by-law to sign it.

***READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 28TH DAY OF MAY, 2012.***

**RAYMOND TOUT,
MAYOR**

**LORRAINE HEINBUCH,
CHIEF ADMINISTRATIVE OFFICER/CLERK**

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 33-12

**BEING A BY-LAW TO AMEND BY-LAW NO. 52-08, AS AMENDED
RESPECTING DEVELOPMENT CHARGES.**

AUTHORITY: *Development Charges Act, 1997, Chapter 27.*

WHEREAS the Township of Wellington North will experience growth through development and re-development;

AND WHEREAS development and re-development requires the provision of physical and social services by the Township of Wellington North;

AND WHEREAS the Township of Wellington North enacted By-law No. 52-08, as amended pursuant to the *Development Charges Act, 1997, S.O. 1997, c. 27* (the "Act"), which Act authorizes Council to pass and amend by-laws for the imposition of development charges against land;

AND WHEREAS Council gave notice to the public and held a meeting pursuant to Section 12 of the Development Charges Act on May 10, 2012, prior to which the proposed development charge by-law amendments were made available to the public and Council heard comments and representations from all persons who applied to be heard (the "public meeting");

AND WHEREAS Council, on May 10, 2012 held a meeting open to the public, at which Council considered the proposed amending by-law, and written and oral submissions from the public;

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH HEREBY ENACTS AS FOLLOWS:**

1. That Section 1.1 of By-law No. 52-08 as amended be further amended to include the following definitions:

"accessory" when used to describe a building or structure, means a use, building or structure which is incidental, subordinate, and exclusively devoted to the main use, building, or structure located on the same lot;

"industrial" means lands, buildings or structures used or designed or intended for use for manufacturing, processing, fabricating or assembly of raw goods, and includes office uses and the sale of commodities to the general public where such uses are accessory to an industrial use, but does not include warehousing or bulk storage of goods;

"mini-storage facility" means a building containing separate, individual self storage units divided from floor to ceiling by a wall with an independent entrance from the exterior or public corridor of the building; designed to be rented or leased on a short-term basis to the general public for private storage of personal goods, materials and equipment;

"transport establishment" means the use of land, buildings, structures or parts thereof, where commercially licensed transport trucks, tractor trailers and buses are rented, leased, loaded or unloaded, serviced or repaired, kept for hire, stored or parked for dispatching as common carriers or where goods are temporarily stored for further shipment;

"warehouse" means a building or part thereof used for packaging, storage and distribution of goods, wares, merchandise, foodstuff, substances or articles and may include off-season storage but does not include a ministorage establishment, transport establishment or the sale of commodities to the general public through a warehouse club;

2. That Section 3.3 of By-law No. 52-08, as amended be further amended to include the following "lands that are owned by and used for the purposes of:

(d) North Wellington Healthcare Corporation

3. That Section 3.10 of By-law No. 52-08, as amended be further amended to include the following:

d) Accessory buildings and structures.

4. That Section 3.16 of By-law No. 52-08, as amended, be further amended to revise the references to Schedules B-2 to B-5 to read Schedules B-2 to B-6.

5. That Section 6.1, references to Schedules "B-3" to "B-5" be amended as follows:

Schedule "B-3" Step 3 Rates – Effective September 1, 2010 – December 31, 2010

Schedule "B-4" Step 4 Rates – Effective January 1, 2011 – March 31, 2012

Schedule "B-5" Step 5 Rates – Effective April 1, 2012 – December 31, 2012

6. That Section 6.1 be further amended to include the following:

Schedule "B-6" Step 6 Rates – Effective January 1, 2013 – August 31, 2013

7. That Schedules B-3 through B-5 be deleted and the attached Schedules B-3 through B-6 be substituted therefore.

8. This amending by-law shall be retroactive to January 1, 2011.

9. Except as amended by this by-law, all provisions of By-law 52-08, as amended by By-law No. 28-09 are and shall remain in full force and effect.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 28th DAY OF MAY, 2012.**

**RAYMOND TOUT
MAYOR**

**LORRAINE HEINBUCH
CHIEF ADMINISTRATIVE OFFICER/CLERK**

THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH
BY-LAW NUMBER 33-12

Schedule "B-3"
SCHEDULE OF MUNICIPAL-WIDE DEVELOPMENT CHARGES
Step 3 Rates - Effective September 1, 2010 - December 31, 2010

| SERVICE | RESIDENTIAL | | | | NON-RESIDENTIAL | |
|--------------------------------------|--|--|---|--------------------|---|----------------------------|
| | Single-Detached & Semi- Detached | Apartments - 2 Bedrooms plus Bedroom | Apartments - Bachelor & 1 Bedroom | Other Multiples | General (per ft ² of gross floor area) | Wind Turbine (Per Unit) |
| <u>Municipal-wide Services</u> | | | | | | |
| Roads and Related | \$2,258 | \$1,346 | \$976 | \$1,814 | \$1.62 | \$2,258 |
| Fire Protection Services | \$469 | \$279 | \$202 | \$376 | \$0.19 | \$469 |
| Parks | \$527 | \$314 | \$228 | \$424 | \$0.04 | \$0 |
| Recreation | \$2,624 | \$1,564 | \$1,134 | \$2,108 | \$0.21 | \$0 |
| Administration | \$222 | \$133 | \$96 | \$179 | \$0.20 | \$222 |
| Total Municipal-wide Services | \$6,100 | \$3,636 | \$2,636 | \$4,901 | \$2.26 | \$2,949 |
| <u>Urban Area Services</u> | | | | | | |
| Wastewater Services | \$8,223 | \$4,904 | \$3,553 | \$6,607 | \$2.08 | \$0 |
| Water Services | \$3,106 | \$1,852 | \$1,342 | \$2,496 | \$0.79 | \$0 |
| Total Urban Area Services | \$11,329 | \$6,756 | \$4,895 | \$9,103 | \$2.87 | \$0 |
| TOTAL ALL SERVICES | \$17,429 | \$10,392 | \$7,531 | \$14,004 | \$5.13 | \$2,949 |

THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH
BY-LAW NUMBER 33-12

Schedule "B-4"

SCHEDULE OF MUNICIPAL-WIDE DEVELOPMENT CHARGES
Step 3 Rates - Effective January 1, 2011 - March 31, 2012

| SERVICE | RESIDENTIAL | | | | | | NON-RESIDENTIAL | | | |
|--------------------------------------|---------------------------------|--------------------------|------------------------------|-----------------------------------|-----------------|---|-----------------|---------------|-------------------------|--|
| | Single-Detached & Semi-Detached | Semi-Detached (per unit) | Apartments - 2 Bedrooms plus | Apartments - Bachelor & 1 Bedroom | Other Multiples | General (per ft ² of gross floor area) | Industrial | | | |
| | | | | | | | Industrial | Warehouse | Wind Turbine (Per Unit) | |
| <u>Municipal-wide Services</u> | | | | | | | | | | |
| Roads and Related | \$1,296 | \$1,168 | \$773 | \$560 | \$1,041 | \$0.93 | \$0.47 | \$0.24 | \$2,258 | |
| Fire Protection Services | \$269 | \$242 | \$160 | \$116 | \$216 | \$0.10 | \$0.06 | \$0.03 | \$469 | |
| Parks | \$302 | \$273 | \$180 | \$131 | \$243 | \$0.03 | \$0.01 | \$0.01 | \$0 | |
| Recreation | \$1,505 | \$1,357 | \$898 | \$651 | \$1,210 | \$0.12 | \$0.06 | \$0.03 | \$0 | |
| Administration | \$128 | \$115 | \$76 | \$55 | \$103 | \$0.11 | \$0.06 | \$0.03 | \$222 | |
| Total Municipal-wide Services | \$3,500 | \$3,155 | \$2,087 | \$1,513 | \$2,813 | \$1.29 | \$0.66 | \$0.34 | \$2,949 | |
| <u>Urban Area Services</u> | | | | | | | | | | |
| Wastewater Services | \$4,718 | \$4,255 | \$2,814 | \$2,039 | \$3,791 | \$1.19 | \$0.60 | \$0.30 | \$0 | |
| Water Services | \$1,782 | \$1,607 | \$1,063 | \$770 | \$1,432 | \$0.45 | \$0.23 | \$0.11 | \$0 | |
| Total Urban Area Services | \$6,500 | \$5,862 | \$3,877 | \$2,809 | \$5,223 | \$1.64 | \$0.83 | \$0.41 | \$0 | |
| TOTAL ALL SERVICES | \$10,000 | \$9,017 | \$5,964 | \$4,322 | \$8,036 | \$2.93 | \$1.49 | \$0.75 | \$2,949 | |



THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH
BY-LAW NUMBER 33-12

Schedule "B-5"
SCHEDULE OF MUNICIPAL-WIDE DEVELOPMENT CHARGES
Step 4 Rates - Effective April 1, 2012 - December 31, 2012

| SERVICE | RESIDENTIAL | | | | | | NON-RESIDENTIAL | | | | | |
|--------------------------------------|-----------------|-----------------------------|------------------------------------|---|--------------------|-----------------------------|-----------------|---------------|------------|----------------------------|--|--|
| | Single-Detached | Semi-Detached (per unit) | Apartments - 2 Bedrooms plus | Apartments - Bachelor & 1 Bedroom | Other Multiples | Commerical Institutional | Industrial | | | Wind Turbine (Per Unit) | | |
| | | | | | | | Industrial | Warehouse | Industrial | | | |
| <u>Municipal-wide Services</u> | | | | | | | | | | | | |
| Roads and Related | \$1,555 | \$1,402 | \$928 | \$672 | \$1,249 | \$1.12 | \$0.56 | \$0.29 | | \$2,710 | | |
| Fire Protection Services | \$323 | \$290 | \$192 | \$139 | \$259 | \$0.12 | \$0.07 | \$0.04 | | \$563 | | |
| Parks | \$362 | \$328 | \$216 | \$157 | \$292 | \$0.04 | \$0.01 | \$0.01 | | \$0 | | |
| Recreation | \$1,806 | \$1,628 | \$1,078 | \$781 | \$1,452 | \$0.14 | \$0.07 | \$0.04 | | \$0 | | |
| Administration | \$154 | \$138 | \$91 | \$66 | \$124 | \$0.13 | \$0.07 | \$0.04 | | \$266 | | |
| Total Municipal-wide Services | \$4,200 | \$3,786 | \$2,505 | \$1,815 | \$3,376 | \$1.55 | \$0.78 | \$0.42 | | \$3,539 | | |
| <u>Urban Area Services</u> | | | | | | | | | | | | |
| Wastewater Services | \$5,662 | \$5,106 | \$3,377 | \$2,447 | \$4,549 | \$1.43 | \$0.70 | \$0.40 | | \$0 | | |
| Water Services | \$2,138 | \$1,928 | \$1,275 | \$924 | \$1,718 | \$0.54 | \$0.28 | \$0.13 | | \$0 | | |
| Total Urban Area Services | \$7,800 | \$7,034 | \$4,652 | \$3,371 | \$6,267 | \$1.97 | \$0.98 | \$0.53 | | \$0 | | |
| TOTAL ALL SERVICES | \$12,000 | \$10,820 | \$7,157 | \$5,186 | \$9,643 | \$3.52 | \$1.76 | \$0.95 | | \$3,539 | | |

THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH
BY-LAW NUMBER 33-12

Schedule "B-6"
SCHEDULE OF MUNICIPAL-WIDE DEVELOPMENT CHARGES
Step 5 Rates - Effective January 1, 2013 - August 31, 2013

| SERVICE | RESIDENTIAL | | | | | | NON-RESIDENTIAL | | | | | |
|--------------------------------------|-----------------|--------------------------|------------------------------|-----------------------------------|-----------------|--------------------------|-----------------|---------------|------------|-------------------------|--|--|
| | Single-Detached | Semi-Detached (per unit) | Apartments - 2 Bedrooms plus | Apartments - Bachelor & 1 Bedroom | Other Multiples | Commerical Institutional | Industrial | | | Wind Turbine (Per Unit) | | |
| | | | | | | | Industrial | Warehouse | Industrial | | | |
| <u>Municipal-wide Services</u> | | | | | | | | | | | | |
| Roads and Related | \$1,814 | \$1,635 | \$1,082 | \$784 | \$1,457 | \$1.30 | \$0.66 | \$0.34 | | \$3,161 | | |
| Fire Protection Services | \$377 | \$339 | \$224 | \$162 | \$302 | \$0.14 | \$0.08 | \$0.04 | | \$657 | | |
| Parks | \$423 | \$382 | \$252 | \$183 | \$340 | \$0.04 | \$0.01 | \$0.01 | | \$0 | | |
| Recreation | \$2,107 | \$1,900 | \$1,257 | \$911 | \$1,694 | \$0.17 | \$0.08 | \$0.04 | | \$0 | | |
| Administration | \$179 | \$161 | \$106 | \$77 | \$144 | \$0.15 | \$0.08 | \$0.04 | | \$311 | | |
| Total Municipal-wide Services | \$4,900 | \$4,417 | \$2,921 | \$2,117 | \$3,937 | \$1.80 | \$0.91 | \$0.47 | | \$4,129 | | |
| <u>Urban Area Services</u> | | | | | | | | | | | | |
| Wastewater Services | \$6,605 | \$5,957 | \$3,940 | \$2,855 | \$5,307 | \$1.67 | \$0.84 | \$0.42 | | \$0 | | |
| Water Services | \$2,495 | \$2,250 | \$1,488 | \$1,078 | \$2,005 | \$0.63 | \$0.32 | \$0.15 | | \$0 | | |
| Total Urban Area Services | \$9,100 | \$8,207 | \$5,428 | \$3,933 | \$7,312 | \$2.30 | \$1.16 | \$0.57 | | \$0 | | |
| TOTAL ALL SERVICES | \$14,000 | \$12,624 | \$8,349 | \$6,050 | \$11,249 | \$4.10 | \$2.07 | \$1.04 | | \$4,129 | | |

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

**BY-LAW NUMBER 34-12
RATING BY-LAW**

**BEING A BY-LAW IMPOSING SPECIAL ANNUAL DRAINAGE RATES
UPON LAND IN RESPECT OF WHICH MONEY IS BORROWED UNDER
THE *TILE DRAINAGE ACT*.**

AUTHORITY: *Tile Drainage Act*, R.S.O. 1990, Chapter T.8, Section 8

WHEREAS owners of land in the municipality have applied to the Council under the *Tile Drainage Act* for loans for the purpose of constructing subsurface drainage works on such land;

AND WHEREAS the Council has, upon their application, lent the owners the total sum of \$30,600.00 to be repaid with interest by means of rates hereinafter imposed;

BE IT THEREFORE ENACTED by the Council:

1. That annual rates as set out in the Schedule 'A' attached hereby imposed upon such land as described for a period of ten years, such rates to be levied and collected in the same manner as taxes.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 28TH
DAY OF MAY, 2012.**

**RAYMOND TOUT,
MAYOR**

**LORRAINE HEINBUCH,
CHIEF ADMINISTRATIVE OFFICER/CLERK**

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 35-12

**BEING A BY-LAW TO AMEND ZONING BY-LAW NUMBER 66-01
BEING THE ZONING BY-LAW FOR THE TOWNSHIP OF
WELLINGTON NORTH (Part Lot 10, Concession 7, former
Township of West Luther, 8420 Line 6 – Cole)**

WHEREAS, the Council of the Corporation of the Township of Wellington North deems it necessary to amend By-law Number 66-01;

NOW THEREFORE the Council of the Corporation of the Township of Wellington North enacts as follows:

1. THAT Schedule "A" Map 1 to By-law 66-01 is amended by changing the zoning on lands described as Part Lot 10, Concession 7, as shown on Schedule "A" attached to and forming part of this By-law from:
 - **Agricultural (A1) to "Agricultural Exception (A1-118)**

2. THAT Section 33, Exception Zone 3 – Rural Areas, is amended by the inclusion of the following new exception:

| | | |
|-------------------------------------|--------------|--|
| 33.118 | A-118 | Notwithstanding any other section of this by-law to the contrary, a residential dwelling shall be prohibited in this zone. Other agricultural uses, that are not accessory to a dwelling, are permitted." |
| Part Lot 10, Conc. 7 | | |

3. THAT Section 33, Exception Zone 3 – Rural Areas, is amended by adding the following text in Section 33.75:

| | | |
|--|---------------------|--|
| <p>33.75</p> <p>Part Lot 10, Conc. 7</p> | <p>A1-75</p> | <p>vii) The above special provisions shall only apply to a propane tank refurbishing home industry. No other home industry uses (Section 6.14) are permitted without an amendment to this section.</p> <p>viii) Notwithstanding Section 6.1 or any other section of this by-law to the contrary, the existing 3200 sq.ft shop building existing on the day of passing of this by-law shall be deemed to comply with the accessory building requirements.</p> <p>And further no other accessory structures will be permitted on the property included a building used for a home industry without an amendment to this by-law.</p> |
|--|---------------------|--|

4. THAT except as amended by this By-law, the land as shown on the attached Schedule 'A' shall be subject to all applicable regulations of Zoning By-law 66-01, as amended.
5. THAT this By-law shall come into effect upon the final passing thereof pursuant to Section 34(21) and Section 34(22) of The Planning Act, R.S.O., 1990, as amended, or where applicable, pursuant to Sections 34 (30) and (31) of the Planning Act, R.S.O., 1990, as amended.

READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 28TH DAY OF MAY, 2012.

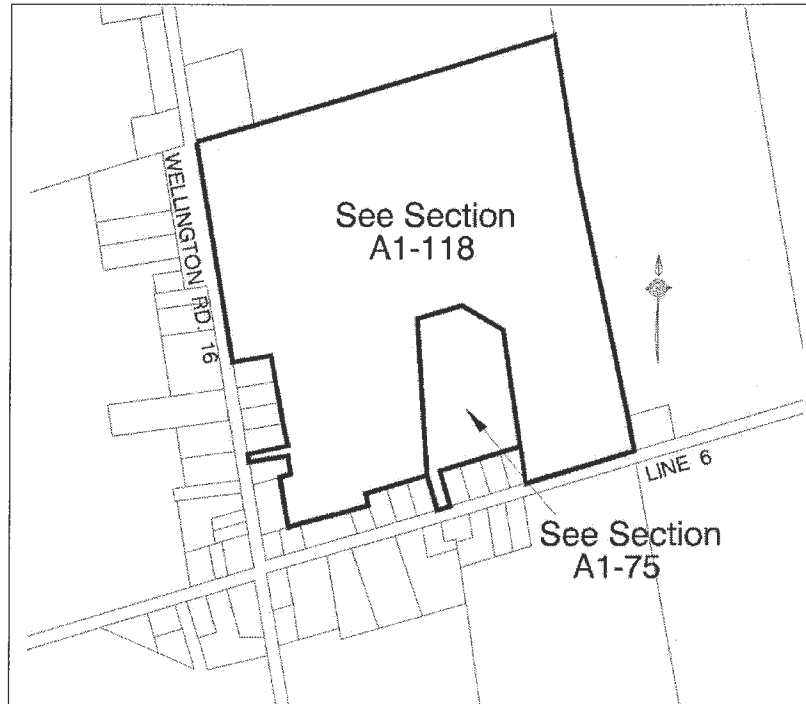
RAYMOND TOUT,
MAYOR

LORRAINE HEINBUCH,
CHIEF ADMINISTRATIVE OFFICER/CLERK

THE TOWNSHIP OF WELLINGTON NORTH

BY-LAW NUMBER 35-12

Schedule "A"



Rezone from Agricultural (A) to Agricultural Exception (A-118)

**This is Schedule "A" to By-law No. 35-12
Passed this 28th day of May, 2012**

**RAYMOND TOUT,
MAYOR**

**LORRAINE HEINBUCH
CHIEF ADMINISTRATIVE OFFICER/CLERK**

EXPLANATORY NOTE

BY-LAW NUMBER 35-12

THE LOCATION being rezoned is legally described as Part of Lot 10, Concession 7, with a civic address of 8420 Line 6. The land is approximately 35 ha (86 acres) in size. and is occupied by a dwelling and two accessory structures.

THE PURPOSE AND EFFECT of the amendment is to rezone the subject lands to restrict any future residential development on the agricultural portion of the property and to address the oversized shed on the residential portion of the subject lands. This rezoning is a condition of severance application B145/11, that was granted provisional approval by the Wellington County Land Division Committee in April 2012. The consent will sever the existing farm dwelling and accessory buildings (3.15 ha (7.8 acres) from the remainder of the agricultural parcel (31.76 ha (78.5 acres). The property is currently zoned Agricultural site specific (A-75) to permit a propane tank refurbishing business and Natural Environment (NE).

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 36-12

**BEING A BY-LAW TO AMEND ZONING BY-LAW NUMBER 66-01
BEING THE ZONING BY-LAW FOR THE TOWNSHIP OF
WELLINGTON NORTH (Part Lot 8, Concession 2, former
Township of West Luther, 8355 Line 2 – Pronk)**

WHEREAS, the Council of the Corporation of the Township of Wellington North deems it necessary to amend By-law Number 66-01;

NOW THEREFORE the Council of the Corporation of the Township of Wellington North enacts as follows:

1. THAT Schedule "A" Map 1 to By-law 66-01 is amended by changing the zoning on lands described as Part Lot 8, Concession 2, as shown on Schedule "A" attached to and forming part of this By-law from:
 - **Agricultural (A) to "Agricultural Exception (A-116)**
 - **Agricultural (A) to "Agricultural Exception (A-117)**

2. THAT Section 33, Exception Zone 3 – Rural Areas, is amended by the inclusion of the following new exception:

| | | |
|----------------------------|--------------|--|
| 33.116 | A-116 | Notwithstanding any other section of this by-law to the contrary, a residential dwelling shall be prohibited in this zone. Other agricultural uses, that are not accessory to a dwelling, are permitted." |
| Part Lot 8, Conc. 2 | | |

3. THAT Section 33, Exception Zone 3 – Rural Areas, is amended by the inclusion of the following new exception:

| | | |
|---|--------------|--|
| 33.117 Part Lot 8, Conc. 2 | A-117 | Notwithstanding Section 6.1 or any other section of this by-law to the contrary, the existing metal clad buildings (1200 sq.ft) and (3072 sq.ft) existing on the day of passing of this by-law shall be deemed to comply with the accessory building requirements. And further no other accessory structures will be permitted on the property included a building used for a home industry without an amendment to this by-law. |
|---|--------------|--|

4. THAT except as amended by this By-law, the land as shown on the attached Schedule 'A' shall be subject to all applicable regulations of Zoning By-law 66-01, as amended.
5. THAT this By-law shall come into effect upon the final passing thereof pursuant to Section 34(21) and Section 34(22) of The Planning Act, R.S.O., 1990, as amended, or where applicable, pursuant to Sections 34 (30) and (31) of the Planning Act, R.S.O., 1990, as amended.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS
28TH DAY OF MAY, 2012.**

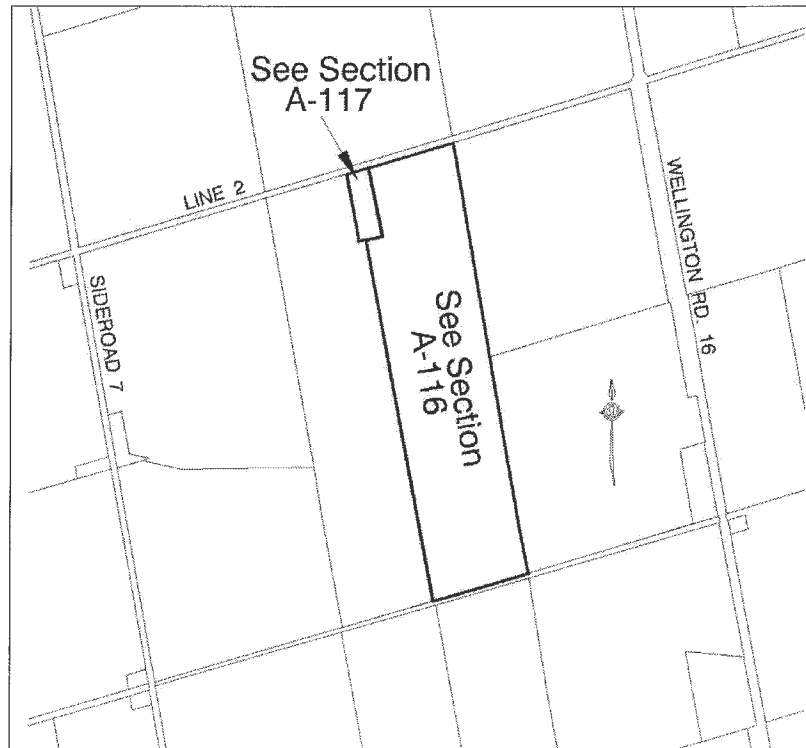
RAYMOND TOUT,
MAYOR

LORRAINE HEINBUCH,
CHIEF ADMINISTRATIVE OFFICER/CLERK

THE CORPORATION OF THE
THE TOWNSHIP OF WELLINGTON NORTH

BY-LAW NUMBER 36-12

Schedule "A"



Rezone from Agricultural (A) to Agricultural Exception (A-116) and (A-117)

This is Schedule "A" to By-law No. 36-12
Passed this 28th day of May, 2012

RAYMOND TOUT,
MAYOR

LORRAINE HEINBUCH
CHIEF ADMINISTRATIVE OFFICER/CLERK

EXPLANATORY NOTE

BY-LAW NUMBER 36-12

THE LOCATION being rezoned is legally described as Part of Lot 8 Concession 2 and has a civic address of 8355 Line 2. The land is approximately 42.3 ha (104.6 acres) in size and is occupied by a dwelling and two drive sheds.

THE PURPOSE AND EFFECT of the amendment is to rezone the subject lands to restrict any future residential development on the agricultural portion of the property and to address the oversized sheds on the residential portion of the subject lands. This rezoning is a condition of severance application B16/12, that was granted provisional approval by the Wellington County Land Division Committee in April 2012. The consent will sever the existing farm dwelling and sheds (1.5 ha (3.8 acres) from the remainder of the agricultural parcel (40.8 ha (100.8 acres). The property is currently zoned Agricultural.

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 37-12

**BEING A BY-LAW TO CONFIRM THE PROCEEDINGS OF THE
COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF
WELLINGTON NORTH AT ITS REGULAR MEETING HELD ON MAY 28,
2012.**

AUTHORITY: Municipal Act, 2001, S.O. 2001, c.25, as amended, Sections 5(3) and 130.

WHEREAS the Municipal Act, 2001, S.O. 2001, c.25, as amended, Section 5(3), provides that the jurisdiction of every council is confined to the municipality that it represents and its powers shall be exercised by by-law.

AND WHEREAS the Municipal Act, 2001, S.O. 2001, c.25, as amended, Section 130 provides that every council may pass such by-laws and make such regulations for the health, safety and well-being of the inhabitants of the municipality in matters not specifically provided for by this Act and for governing the conduct of its members as may be deemed expedient and are not contrary to law.

NOW THEREFORE the Council of The Corporation of the Township of Wellington North hereby **ENACTS AS FOLLOWS:**

1. That the action of the Council at its Regular Meeting held on May 28, 2012 in respect to each report, motion, resolution or other action passed and taken by the Council at its meeting, is hereby adopted, ratified and confirmed, as if each resolution or other action was adopted, ratified and confirmed by separate by-law.
2. That the Mayor and the proper officers of the Township are hereby authorized and directed to do all things necessary to give effect to the said action, or to obtain approvals where required, and, except where otherwise provided, the Mayor and the Clerk are hereby directed to execute all documents necessary in that behalf and to affix the corporate seal of the Township to all such documents.
3. That this by-law, to the extent to which it provides authority for or constitutes the exercise by the Council of its power to proceed with, or to provide any money for, any undertaking work, project, scheme, act, matter or thing referred to in subsection 65 (1) of the Ontario Municipal Board Act, R.S.O. 1990, Chapter 0.28, shall not take effect until the approval of the Ontario Municipal Board with respect thereto, required under such subsection, has been obtained.
4. That any acquisition or purchase of land or of an interest in land pursuant to this by-law or pursuant to an option or agreement authorized by this by-law, is conditional on compliance with Environmental Assessment Act, R.S.O. 1990, Chapter E.18.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 28TH DAY OF MAY, 2012.**

**RAYMOND TOUT
MAYOR**

**LORRAINE HEINBUCH
CHIEF ADMINISTRATIVE OFFICER/CLERK**

MEETINGS, NOTICES, ANNOUNCEMENTS

| | | |
|--------------------------|--------------------------------|---------------------------------------|
| Tuesday, June 5, 2012 | Recreation & Culture Committee | 8:30 a.m. |
| Monday, June 11, 2012 | Regular Council Meeting | 7:00 p.m. |
| Wednesday, June 13, 2012 | Building/Property Committee | 9:00 a.m. |
| Wednesday, June 13, 2012 | Economic Development Committee | 6:00 p.m. |
| Tuesday, June 19, 2012 | Water/Sewer Committee | 8:30 a.m. |
| Tuesday, June 19, 2012 | Works Committee | Following Water/Sewer Committee |
| Tuesday, June 19, 2012 | Fire Committee | 7:00 p.m. |
| Monday, June 25, 2012 | Regular Council | 7:00 p.m. |

The following accessibility services can be made available to residents upon request with two weeks notice:

Sign Language Services – Canadian Hearing Society – 1-800-668-5815

Documents in alternate forms – CNIB – 1-866-797-1312