



Corporation of the Municipality of Mississippi Mills

Special Council Meeting

MINUTES

June 21, 2022

8:00 p.m.

Hybrid

3131 Old Perth Road.

PRESENT: Mayor Lowry
Deputy Mayor Minnille
Councillor Dalgity
Councillor Maydan
Councillor Holmes
Councillor Guerard
Councillor Ferguson

Staff Present Ken Kelly, CAO
Casey Munro, Deputy Clerk
Jeanne Harfield, Clerk
Jeff Letourneau, Director of Corporate Services & Treasurer
Melanie Knight, Senior Planner

A. CALL TO ORDER

Mayor Lowry called the meeting to order at 10:24 p.m.

B. ATTENDANCE

The Clerk announced attendance.

C. APPROVAL OF AGENDA

Resolution No 249-22

Moved by Councillor Maydan

Seconded by Councillor Holmes

THAT the agenda be approved as presented.

CARRIED

D. DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF

None

E. CONSIDERATION OF A CLOSED SESSION

None

F. DELEGATION, DEPUTATIONS, AND PRESENTATIONS

None

G. PUBLIC MEETINGS

None

H. SPECIAL REPORTS

Resolution No 250-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council approve Committee of the Whole motions from the June 21, 2022, meeting;

AND THAT items H.12: Zoning By-Law Amendment - Z-07-22 Secondary Dwelling Units Municipal-Wide Amendment, H.13: Zoning By-law Amendment - Z-05-22 Concession 8 West Part Lot 1 Ramsay Ward, Municipality of Mississippi Mills Municipally known as 7307 and 7317 County Road 29 Road, and H: 20 - Allocation of Unplanned Revenue from Asset Sales, be pulled for further consideration.

CARRIED

Resolution No 251-22

Moved by Councillor Holmes

Seconded by Councillor Ferguson

THAT Council extend the meeting until 10:40 pm

CARRIED

H.1 Committee Minutes

Resolution No 252-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT the following consent reports and committee minutes be received.

- Library Board Minutes – May 13, 2022
- Bicentennial Working Group – June 8, 2022

CARRIED

H.2 Animal Control By-law

Resolution No 253-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council pass a resolution to accept the change of a definition in the Animal Control Bylaw 14-21.

CARRIED

H.3 Agreement with Almonte Curling Club 2022-2023

Resolution No 254-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council authorize the Mayor and Clerk to enter a one (1) year agreement with the Almonte Curling Club for the lease of the Almonte Curling Facility for the 2022-2023 curling season.

CARRIED

H.4 Community Services Strategic Plan – Options for Discussion

Resolution No 255-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council award a sole source contract for a public consultation for the Recreation and Culture and Daycare Departments for the Municipality of Mississippi Mills to Goss Gilroy Inc. Management Consultants.

CARRIED

Resolution No 256-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council approve option C to include: constituent online survey, workshop facilitation, paper survey, analysis and presentation of findings, development of a framework for the Community Services Master Plan.

CARRIED

H.5 Award Supply of Maintenance Gravel Tender 22-07

Resolution No 257-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Tender 22-07 for the supply of Maintenance Gravel from 2023-2026 be awarded to Thomas Cavanagh Construction Ltd.

CARRIED

H.6 Award Winter Sand Tender 22-06

Resolution No 258-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Tender 22-06 for the supply of Winter Sand from 2023-2026 be awarded to Arnott Brothers Construction Ltd.

CARRIED

H.7 Award of 2022 Surface Treatment Contract

Resolution No 259-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council Award the Contract for Tender No. 22-02, Surface Treatment Program and Camelon Culvert to Thomas Cavanagh Construction Limited, in the amount of \$1,267,268.64 Plus HST.

CARRIED

H.8 Award of 2022 Sidewalk Replacement Program

Resolution No 260-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council award Tender 22-08 for the 2022 Sidewalk Replacement Program to Neptune Security Services Inc. in the amount of \$112,850.00 plus HST.

CARRIED

H.9 Sale of Non-Viable Lands Appleton

Resolution No 261-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council direct staff to stop up and sell Lands described as being Parts 2, 7-8, 10-11, 13, a portion of 14, 15-16, 19-21, and 23-25 on Plan 26R-2678, as an unsolicited request for sale of Non-Viable Lands as per the procedures for sale of land as set out in By-Law 19-125.

AND THAT Council direct staff to proceed without an appraisal for the land and to sell the unopened road allowance to Southwell Homes Ltd., for the amount of \$1000.00.

CARRIED

H.10 C8669 – Request for Concurrence –Telecommunications Tower 725 Blakeney Road

Resolution No 262-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council authorize staff to provide a letter of concurrence for the proposed location of a 91.5 m guyed communication tower and a walk-in equipment cabinet located within an enclosed compound for Rogers Communication Inc. at the property at legally described as CON 10 E PT LOT 1, locally known as 725 Blakeney Road.

CARRIED

H.11 C8723 - Request for Concurrence Telecommunications Tower 1111 Bellamy Road

Resolution No 263-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council authorize staff to provide a letter of concurrence for the proposed location of a 90 m guyed communication tower and a walk-in equipment cabinet located within an enclosed compound for Rogers Communication Inc. at the property at legally described as CON 3 E PT LOT 13, locally known as 1111 Bellamy Road.

CARRIED

H.14 Zoning By-law Amendment - Z -06-22 Concession 12 West Part Lot 12 Ramsay Ward, Municipality of Mississippi Mills Municipally known as 1562 Ramsay Concession 12 Road

Resolution No 264-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council approve the Zoning By-law Amendment to amend the zoning of the subject lands which are municipally known as part of 1562 Ramsay Concession 12 Road from “Rural” Zone (RU) to “Rural Special Exception” Zone (RU-39) in order to implement a 30-metre setback from

lands which are being utilized as part of an active agricultural operation as required by the Community Official Plan Rural-Agriculture Overlay policies, as detailed in Attachment A.

CARRIED

H.15 Request for permanent use of Dunn Street right-of-way

Resolution No 265-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council direct staff to reject the request and encourage the developer to consider alternatives.

CARRIED

H.16 Modernizing Council Chambers

Resolution No 266-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council approve modernizing Council Chambers in two phases at the total cost of \$93,490.38 + HST;

AND THAT fees associated with modernizing Council Chambers come from account 2-111-0121-0149 (Modernization projects from provincial funds).

CARRIED

H.17 Bicentennial Planning 2023

Resolution No 267-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council provide pre-budget approval in the amount of \$58,000.00 for Bicentennial related activities;

AND THAT any savings from the Economic Development operating budget be put towards offsetting the cost of the 2023 Bicentennial activities.

CARRIED

H.18 2022 Budget Restatement – O. Reg 284/09

Resolution No 268-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council adopt this report to comply with Ontario Regulation 284/09 passed under the Municipal Act, 2001

CARRIED

H.19 Ministerial Zoning Order Appleton Side Road

Resolution No 269-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council receive this report for information.

AND THAT Council confirm its position that it will not request a Ministerial Zoning Order or other exemption from the normal planning process for this parcel of land which is outside of the settlement area of the municipality on Appleton Side Road without public consultation and submission of the studies and documents that would normally be required by the Municipality to consider a development of this magnitude.

CARRIED

H.21 Update on Projects Completed by Staff

Resolution No 270-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council accept the attached report as information.

CARRIED

H.22 Information List #12-22

Resolution No 271-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council support the joint delegation request between Mississippi Mills, Beckwith, Drummond North Elmsley and supported by Leeds, Grenville and Lanark District Health Unit, RVCA and MVCA to the ministry of the Environment regarding lake health of Mississippi Lake.

CARRIED

H.23 Ottawa River Power Corporation Annual General Meeting

Resolution No 272-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council accept the ORPC notice of 2022 AGM as information;

AND THAT Council appoint Deputy Mayor Minnille to represent Mississippi Mills at the virtual meeting on June 23rd.

CARRIED

H.24 Resignation - Tiffany MacLaren, Community, Economic & Culture Coordinator

Resolution No 273-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Council accept the resignation of Tiffany MacLaren, Community, Economic and Culture Coordinator with regret.

CARRIED

H.25 Support for Mayor Lowry - AMO Board of Directors Nomination

Resolution No 274-22

Moved by Councillor Dalgity

Seconded by Councillor Maydan

THAT Mississippi Mills Council support the nomination of Mayor Christa Lowry for the Director to the Association of Municipalities of Ontario (AMO) Board of Directors Rural Caucus for the 2022-2024 term.

CARRIED

**H.12 Zoning By-Law Amendment - Z-07-22 Secondary Dwelling Units
Municipal-Wide Amendment**

Resolution No 275-22

Moved by Councillor Maydan

Seconded by Councillor Holmes

THAT Council approve the Zoning By-law Amendment, contained in Attachment C, to align Comprehensive Zoning By-law #11-83 with the amendments made to the Planning Act in 2019 and with the Community Official Plan policies regarding Secondary Dwelling Units (Additional Residential Units).

CARRIED

**H.13 Zoning By-law Amendment - Z-05-22 Concession 8 West Part Lot 1
Ramsay Ward, Municipality of Mississippi Mills Municipally known as
7307 and 7317 County Road 29 Road**

Resolution No 276-22

Moved by Councillor Maydan

Seconded by Councillor Ferguson

THAT Council approve the Zoning By-law Amendment to amend the zoning of the lands municipally known as 7307 and 7317 County Road 29 from "Rural Commercial" Zone (C5) to "Rural Commercial Special Exception" Zone (C5-13) to add "Automotive Sales Establishment" as an additional permitted use as detailed in Attachment A.

CARRIED

H.20 Allocation of Unplanned Revenue from Asset Sales

Resolution No 277-22

Moved by Councillor Ferguson

Seconded by Councillor Dalgity

THAT Council approve that funds derived from the sale of Municipal assets be placed in the Business Park Reserve account for future economic development initiatives;

AND THAT Council allocate to the Clerk's Department \$10,000 for short term and \$40,000 for long term records storage solutions.

CARRIED

I. BY-LAWS

Resolution No 278-22

Moved by Councillor Maydan

Seconded by Councillor Ferguson

THAT By-laws 22-046 to 22-049 be read, passed, signed and sealed in Open Council this 21st day of June 2022.

CARRIED

I.1 By-law 22-046 Zoning By-law Amendment Z-05-22 Watson

Resolution No 279-22

Moved by Councillor Maydan

Seconded by Councillor Ferguson

THAT By-law 22-046 being a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills for lands known as 7307 and 7317 County Road 29 Road, be read, passed, signed and sealed in Open Council.

CARRIED

I.2 By-law 22-047 Zoning By-law Amendment Z-06-22 Weldon

Resolution No 280-22

Moved by Councillor Maydan

Seconded by Councillor Ferguson

THAT By-law 22-047, being a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills for lands known as Concession 12 West Part Lot 12 Ramsay Ward, be read, passed, signed and sealed in Open Council.

CARRIED

I.3 By-law 22-048 Zoning By-law Amendment Z-07-22 - Secondary Dwelling Units

Resolution No 281-22

Moved by Councillor Maydan

Seconded by Councillor Ferguson

THAT By-law 22-048 being a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills regarding secondary dwelling units, be read, passed, signed and sealed in Open Council.

CARRIED

I.4 By-law 22-049 Amendment to Animal Control By-law

Resolution No 282-22

Moved by Councillor Maydan

Seconded by Councillor Ferguson

THAT By-law 22-049 being a by-law to amend Animal Control By-law 14-21 regarding the definition of Service Animals, be read, passed, signed and sealed in Open Council.

CARRIED

J. CONFIRMATORY BY-LAW

Resolution No 283-22

Moved by Councillor Maydan

Seconded by Councillor Dalgity

THAT By-law 22-050 being a by-law to confirm the proceedings of the Council of the Corporation of the Municipality of Mississippi Mills at its special meeting held on the 21st day of June 2022, be read, passed, signed and sealed in Open Council this 21st day of June 2022.

CARRIED

K. ADJOURNMENT

Resolution No 284-22

Moved by Councillor Ferguson

Seconded by Councillor Holmes

THAT the meeting be adjourned at 10:36 p.m.

CARRIED

Christa Lowry, MAYOR

Jeanne Harfield, CLERK