

The Corporation of The Town of Parry Sound

Council Meeting Minutes October 1, 2019

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## **Minutes**

### **Date:**

October 1, 2019

### **Time:**

7:00 P.M.

### **Location:**

52 Seguin Street, Council Chambers, Gibson Street Entrance

### **Members Present:**

Mayor McGarvey, Councillor Backman, Councillor Borneman, Councillor Burden, Councillor Horne, Councillor Keith, Councillor McCann

### **Staff Present:**

CAO Clayton Harris, Clerk Rebecca Johnson, Director of Public Works Peter Brown, Director of Development & Protective Services Dave Thompson, Director of Finance Stephanie Phillips, Manager of Building & Planning Services Taylor Elgie, Chief Building Official John Este

### **Presentations: N/A**

#### **1.1 Additions to Agenda/Notice of Motion**

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**1.2 Prioritization of Agenda**

**1.3 Adoption of Agenda**

**Moved by Councillor McCann**

**Seconded by Councillor Backman**

That the Council agenda for October 1, 2019 be approved as circulated.

**Carried**

**1.4 Disclosure of Pecuniary Interest and the General Nature Thereof - N/A**

**2. Public Meeting**

**Moved by Councillor Keith**

**Seconded by Councillor Horne**

That we do now adjourn the regular meeting and declared the Public Meeting open.

**Carried**

**2.1 Proposed Zoning By-law Amendment - Z/19/12 – 11 Miller Street (John Jackson Planner Inc. on Behalf of Brian Moore)**

Subsequent to an explanation of how the public was notified of application Z/19/12 – 11 Miller Street, Manager of Building & Planning Services Taylor Elgie gave an explanation of the purpose of the proposed Zoning By-law Amendment (ZBA), being to amend the C1 zone and Committee of Adjustment Application A11-01 to permit an additional dwelling unit within a proposed building. The lands are currently permitted 10 residential units between two buildings, and it is now proposed to contain 11 units between two buildings.

Mayor McGarvey invited those in favour of the proposed ZBA to address Council.

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John Jackson, agent for Brian Moore, spoke in support of the proposed ZBA, noting that this property has been a converted dwelling for many years, and that a number of years ago Mr. Moore got a Committee of Adjustment approval for an additional dwelling. He was about to renovate it but found that he has capacity to add one more dwelling unit and rather than go back to the Committee and apply for an additional minor variance, he is applying for a rezoning to allow for one more unit over his entitlement. Mr. Jackson reported that one parking spot is allocated for each of the 11 units, although at most, no more than two tenants drive automobiles and there shouldn't be a parking issue. Mr. Jackson concluded by noting that these units fall within the definition of affordable housing which planners can support.

No one spoke in opposition to the proposed ZBA and Mr. Elgie reported that no letters had been received either in favour or, or in opposition.

#### **2.2 Proposed Zoning By-law Amendment - Z/19/13 – 17 Miller Street (Walsh/Ben Prichard Law Corporation)**

Subsequent to an explanation of how the public was notified of application Z/19/13 – 17 Miller Street, Manager of Building & Planning Services Taylor Elgie gave an explanation of the purpose of the proposed ZBA, being to amend the C1 zone to permit a basement apartment unit. The Zoning By-law requires that accessory units be above or behind commercial units.

No one spoke either in favour of, or in opposition to the proposed ZBA and Mr. Elgie reported that no letters had been received either in favour or, or in opposition.

Mayor McGarvey concluded the public meeting with notice that objections to the passing of the amendments will be received by the Clerk within 20 days from the date such notice is given, which objections will be forwarded to the Local Planning Appeal Tribunal. If an appeal is submitted and the appellant has not provided Council with an

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oral or written submission before the passing of the by-law, the Local Planning Appeal Tribunal may choose to dismiss the appeal.

**Moved by Councillor Borneman**

**Seconded by Councillor McCann**

That we now declare the Public Meeting Closed.

**Carried**

### **3. Minutes and Matters Arising from Minutes**

#### **3.1 Adoption of Minutes**

**Moved by Councillor Keith**

**Seconded by Councillor Horne**

That the Minutes from the Regular Council meeting held September 17, 2019 be approved as circulated.

**Carried**

**Moved by Councillor Borneman**

**Seconded by Councillor Backman**

That the Minutes from the Special Council meeting held September 17, 2019 be approved as circulated.

**Carried**

#### **3.2 Questions of Staff**

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**3.2.1** In response to Councillor Keith's inquiry regarding the recent work at the CNR track at William Street and the street closed for part of today, Director of Public Works Peter Brown reported that CN had contacted him last week advising of track repairs scheduled this week between Cascade Street crossing and William Street bridge, requiring closure at the William Street bridge today, tomorrow and parts of Thursday and Friday.

**3.2.2** In response to Councillor McCann's inquiry regarding complaints from Meadow, Beaver and Queen Street areas regarding presence of an unpleasant odour, Director of Public Works Peter Brown reported that he had not yet heard of this complaint, and recommended that the complainants contact Public Works staff directly in order that the odour can be tracked.

## **4. Correspondence**

**4.1** Madeline & Albert Archibald, Georgian Bay Ave.

RE: Flooding at Georgian Bay Ave.

Circulated to Mayor & Council and Referred to the Director of Public Works.

**4.2** Dave & Anne MacLennan, Georgian Bay Ave.

RE: Flooding at Georgian Bay Ave.

Circulated to Mayor & Council and Referred to the Director of Public Works.

**4.3** Dave & Sheila Ord, Georgian Bay Ave.

RE: Flooding at Georgian Bay Ave.

Circulated to Mayor & Council and Referred to the Director of Public Works.

**4.4** Susan Hrycyna, Executive Director, PS Downtown Business Association

RE: Resignation of Dan DiNicolo from Board of Directors

Circulated to Mayor & Council and filed.

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#### **4.5** Hector Lebert, Poppy Chairman, Royal Canadian Legion Branch #117

RE: Remembrance Day activities

Circulated to Mayor & Council with tag day and raising of poppy flag covered by item 8.1 on the Agenda.

#### **4.6** Georgian Bay Native Non Profit Homes Incorporated

RE: Partnership proposal to build housing with Wellness Centre & Pool

Circulated to Mayor & Council, with an acknowledgement letter of receipt sent.

#### **4.7** Parry Sound Affordable Housing Development Corporation

RE: Partnership proposal to build housing with Wellness Centre & Pool

Circulated to Mayor & Council, with an acknowledgement letter of receipt sent.

## **5. Deputations**

### **5.1** Butch Folland

Mr. Folland addressed Council with respect to flooding on Georgian Bay Ave. of eleven of the fifteen townhouse units known as the Cedars. Mr. Folland noted that the units are all on a concrete slab at grade and share a common roof. Mr. Folland reported that he is a new resident there and of his unit has observed that during heavy rains, water lands on the roof, runs down the eaves, down a downpipe, then flows into a pipe buried under his small front lawn. As rain continues to fall, water backs up this pipe and spills onto the cobblestone walkway leading to his front entrance where it pools because there is not enough slope at that area to direct the water away from the building. Mr. Folland reported that in the winter it is worse because the ground is frozen and cannot absorb water, a situation which caused his home to flood in March. Baseboards pulled away, chesterfield was water stained, and rug was destroyed.

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Mr. Folland requested that as a priority, Council install a storm drainage pipe running the length of the properties with a link to each townhouse unit. According to Mr. Folland, although this will not solve the problem completely, it will be a step in the right direction.

Mr. Folland provided additional details of the work he has done this year in preparation for potential winter flooding when he will not be in Parry Sound, as well as details of the measures that other residents have and are taking.

Mr. Folland reported that he was pleased with the response by Director of Public Works Peter Brown who visited the property, and agreed that the solution is to install a storm drain in front of and link to the townhouses, and that he would include that proposal in the upcoming budget. Mr. Folland requested that Council approve Mr. Brown's proposal.

Mr. Folland concluded by expressing compliments and appreciation for the help he had received from various staff members in response to his inquiries as he researched this issue.

In response to the Mayor's suggestion, the following motion to direct staff on follow-up was made:

**Moved by Councillor Keith**

**Seconded by Councillor Burden**

That Council hereby directs Director of Public Works Peter Brown to do the engineering costs to correct the drainage problem at Georgian Bay Avenue, so that it can be put in the budget for 2020.

**Carried**

**5.2 Margaret Gain**

RE: Flooding at 12 Georgian Bay Ave.

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Ms. Margaret Gain similarly addressed Council regarding the lack of proper drainage from the Georgian Bay Ave. properties to the street, and the consequent flooding of many of the units. Ms. Gain reported on a specific incident in March when she and others spent all day until midnight scooping water from her walk so it would not flood her home. Ms. Gain reported on what measures she has taken to address the problem including digging up and replacing her front walk, replacing a drainage pipe, having snow removed from her front lawn, and installing heating cables.

Ms. Gain reported that Director of Public Works Peter Brown has acknowledged the problem and promised to add money in the 2020 Public Works budget to address it. Ms. Gain concluded by requesting that the Town support this proposal and that her letter and other letters be brought back at budget time, so as not to lose sight of this issue.

## **6. Mayor & Councillors' Reports**

Mayor and Council gave reports on meetings attended and matters arising.

### **Council agreed to Mayor McGarvey's direction:**

That subsequent to the report at the September 27th District of Parry Sound Municipal Association by Medical Officer of Health Jim Chirico regarding provincial funding cuts resulting in use of reserves in 2020 and projected funding increase of 39% by 2021 downloaded on to municipalities, that Staff have a conversation with the North Bay Parry Sound District Public Health Unit to find out the status, since reserves should not be used to fund this shortfall, and earlier provincial promises were that if provincial funding cuts resulted in more than a 10% increase to municipalities, the province would step in.



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## **7. Ratification of Matters from Closed Agenda - N/A**

## **8. Consent Agenda**

### **8.1 Royal Canadian Legion Branch #117 Tag Day**

#### **Resolution 2019 - 103**

**Moved by Councillor Burden**

**Seconded by Councillor Borneman**

That upon the request of the Royal Canadian Legion Branch #117, Council authorises November 2, 2019 as the Legion's annual tag day in Parry Sound, and that the Poppy Flag be flown at the Town Office from October 25th to November 11th.

**Carried**

## **9. Resolutions and Direction to Staff**

### **9.1 Public Works**

#### **9.1.1 RFQ - Gravel and Winter Sand**

Spokesperson: Peter Brown, Director of Public Works

#### **Resolution 2019 - 104**

**Moved by Councillor Borneman**

**Seconded by Councillor McCann**

That Council accepts the quotation from Fowler Construction for Granular A gravel in the amount of \$16.10 per tonne, including taxes, for the Winter 2019 to Spring 2021 term, this quotation being the only one received.

**Carried**

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**Resolution 2019 - 105**

**Moved by Councillor Borneman**

**Seconded by Councillor Burden**

That Council accepts the quotation from Fowler Construction to supply, deliver, blend, and stack winter sand in the amount of \$18.08 per tonne, including taxes, for the Winter 2019 to Spring 2021 term, this quotation being the only one received.

**Carried**

**9.1.2 Tender - Snow Plowing Town Lots**

Spokesperson: Peter Brown, Director of Public Works

**Resolution 2019 - 106**

**Moved by Councillor Horne**

**Seconded by Councillor Backman**

That Council award the tender for snow plowing all ten municipal parking lots and facilities to Schlager Inc., in the combined total of \$743.53, including HST, per plowing event, this tender being the lowest overall of three tenders received.

**Carried**

**9.1.3 Successful Audit report for the Town of Parry Sound DWQMS Version 2**

Spokesperson: Peter Brown, Director of Public Works

**Direction**

**Moved by Councillor Keith**

**Seconded by Councillor Horne**

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That Council receive the Report on the successful audit for the Town of Parry Sound DWQMS Version 2 for information only.

**Carried**

## **9.2 Development and Protective Services**

### **9.2.1 Local Services Policy**

Spokesperson: Taylor Elgie, Manager of Building and Planning Services

#### **Resolution 2019 - 107**

**Moved by Councillor Backman**

**Seconded by Councillor Horne**

That Council adopts the Local Services Policy for the Town of Parry Sound, as per the attached Schedule "A"; and

That Resolution 2006-71 be rescinded.

**Carried**

## **9.3 CAO's Office/Administration**

## **9.4 Finance and POA Court Services**

## **9.5. Other Business**

## **10. By-laws**

### **10.1 Public Works**

### **10.2 Development Protective Services**

#### **10.2.1 Site Plan Control By-law Amendment**

Spokesperson: Taylor Elgie, Manager of Building and Planning Services

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**By-law 2019 - 6967**

Being a By-law to Amend By-law 2017-6723, (as amended by By-law 2018-6843), to require Site Plan Control pursuant to Section 41 of the Planning Act.

**Read a First, Second & Third time, Passed, Signed & Sealed.**

**Resolution 2019 - 108**

**Moved by Councillor Keith**

**Seconded by Councillor Backman**

That Council waive any application fees related to a site plan control application which apply to Section 4.3 of By-law 2017-6723, as amended; and

That the general intent of Section 4.3 and Council is to beautify the streetscape by reducing the amount of parking spaces in the front yard, clearly defining driveways, revegetating and maintaining greenspace.

**Carried**

Director of Public Work Peter Brown left the meeting 8:02 PM

**10.2.2 Validation By-law - 61 and 63 William Street - Karvonen**

Spokesperson: Taylor Elgie, Manager of Building and Planning Services

**By-law 2019 - 6968**

Being a By-law to permit the Parry Sound Area Planning Board to issue a Certificate of Validation for 61 and 63 William Street (Karvonen)

**Read a First, Second & Third time, Passed, Signed & Sealed.**

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**10.2.3 Rezoning Application - Z/19/04 - 14/16 William Street (Henry)**

Spokesperson: Taylor Elgie, Manager of Building & Planning Services

**By-Law 2019 - 6969**

Being a By-law to amend By-law No. 2004-4653 (The Zoning By-law), as amended, for 14/16 William Street (Henry)

**Read a First, Second & Third time, Passed, Signed & Sealed.**

**10.2.4 Sign By-law Amendment - Blade Signs**

Spokesperson: John Este, Chief Building Official

**By-law 2019 - 6970**

Being a by-law to amend the sign by-law; add Blade Sign type.

**Read a First, Second & Third time, Passed, Signed & Sealed.**

**10.2.5 Building Permit By-law Amendment - Refund Policy**

Spokesperson: John Este, Chief Building Official

**By-law 2019 - 6971**

Being a by-law to amend Table C2 of by-law 2005-4847 - "The Building By-law".

**Read a First, Second & Third time, Passed, Signed & Sealed.**

**10.3 CAO's Office/Administration**

**10.4 Finance and POA Court Services**

**10.5 Other Business**

**10.5.1 Confirming by-law**

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**By-law 2019 - 6972**

Being a By-law to confirm the proceedings of Council.

**Read a First, Second & Third time, Passed, Signed & Sealed.**

**11. Adjournment**

Mayor McGarvey adjourned the meeting at: 8:15 PM

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