

**THE CORPORATION OF THE TOWNSHIP OF PUSLINCH  
SEVENTH REGULAR 2010 COUNCIL MEETING**

**MINUTES**

**DATE:** Wednesday, March 3, 2010

**TIME:** 1:00 P.M.

The Seventh Regular 2010 Council Meeting was held on the above date and called to order at 1:00 p.m. in the Council Chambers, Aberfoyle.

**ATTENDANCE:** All members of Council (with the exception of Mayor Whitcombe who was attending the Federation of Canadian Municipalities Board of Directors meeting in Moncton, New Brunswick) and the CAO/Clerk-Treasurer.

**OTHERS IN ATTENDANCE:**

1. Kathy White
2. Jim Howlett, Public Works Supervisor
3. Heather Krouskie, Deputy Clerk
4. Dave Thompson, Chief Building Official
5. Chris Daponte, Wellington Advertiser
6. Bev Wozniak, Mill Creek CLT
7. Holly Franklin, Puslinch Pioneer
8. Doug Smith, Planning Advisory Committee
9. Wayne Stokley, Planning Advisory Committee
10. Helen Purdy
11. Dennis Lever
12. Kathy Durst, Chair, Waterloo Wellington LHIN
13. Sandra Hanmer, CEO, Waterloo Wellington LHIN
14. Dianne and Dino Paron
15. Betty Ferguson
16. Kim Lang
17. Owen Shewfelt
18. Bill Cloutis
19. Yvonne Richardson
20. Joe Haberer

**Motion No.1:** Moved by Susan Fielding and seconded by Matthew Bulmer.

**THAT:** The Council in and for the Corporation of the Township of Puslinch does hereby appoint Councillor Don McKay to act in the place of Mayor Whitcombe for the Council meeting of today's date, in accordance with Section 226 of the Municipal Act, 2001.

**CARRIED.**

**ADOPTION OF THE MINUTES:**

**Motion No. 2:** Moved by Dick Visser and Seconded by Susan Fielding.

**THAT:** The Sixth Regular 2010 Council Meeting Minutes and the Public 2010 Council Meeting Minutes dated February 17, 2010, be and are hereby adopted as presented.

**CARRIED.**

**BUSINESS ARISING OUT OF THE MINUTES:**

1. Councillor Don McKay provided an update regarding the proposed Strategic Plan. Don has received emails and telephone calls from companies offering their services with respect to implementing the plan. A Request For Proposal would be beneficial.

**DISCLOSURE OF PECUNIARY INTEREST & THE GENERAL NATURE THEREOF:**

None.

**COMMUNICATIONS:**

1. **Mini Lakes Residents Association**

- (a) Correspondence from Hans Groh, Gamsby and Mannerow Limited dated February 10, 2010 commenting on the condominium application. Since the proposal has not changed the total number of dwelling units to be developed on the property, Hans has no concerns with the application as presented.
- (b) Correspondence from Derek Good received February 22, 2010 commenting on the application. Derek lives directly across from the Mini Lakes community and is in favour of the application.
- (c) Email correspondence from Greg Scheifele, GWS Ecological & Forestry Services Inc. dated February 23, 2010 commenting on the application. Greg advises that he has no concerns with the application.
- (d) Correspondence from Tom Zadorsky, Delivery Planning Officer, Canada Post to Gary Cousins, Director of Planning and Development, County of Wellington dated February 22, 2010 regarding centralized mail facilities. Mr. Zadorsky advises that the subdivision will receive mail service to centralized mail facilities subject to certain conditions.

2. **Zoning By-law Amendment Application #P1/10**

**1143084 Ontario Inc. (Landry), 3990 Sideroad 10 South**

- (a) Correspondence from Daryl Gates dated February 11, 2010 commenting on the zone change application. Mr. Gates feels that the proposed use is not compatible with the current surrounding rural, agricultural and residential uses.
- (b) Correspondence from Elaine Thorson dated February 18, 2010 commenting on the application. Ms. Thorson outlines various concerns and feels that the application threatens the rural and residential nature of the area.

- (c) Correspondence from Liz Yerex, Grand River Conservation Authority dated February 22, 2010 advising that the GRCA has no objection to the application with the understanding that the Natural Environment Zone will remain unchanged.

**This matter was discussed at the Planning Advisory Committee on February 22, 2010. Councillor Dick Visser expressed that he has some serious concerns with respect to this application. The Planning Advisory Committee members and residents concerns were conveyed to Mr. Bruce Donaldson, representing the applicant. Some of the concerns include increased traffic including truck traffic and the fact that Sideroad 10 is not built for that truck traffic. Another concern is the amount of noise from equipment running, which is even occurring on weekends.**

**There application is to bring the existing building contractor's office use into compliance. The office is occupied by 12 staff. There is a workshop and storage buildings with accessory structures and uses include outdoor storage of construction equipment that would be to and from off-site job locations. Council questions whether or not the whole property would need to be rezoned or perhaps just the footprint?**

**Council needs a better understanding of what is going on there now as it will need to make it clear what can go on in future, if rezoned.**

**Councillor Visser feels that perhaps the applicant considered it easier to go ahead operating his business and then ask for forgiveness later.**

**Another concern raised was the sensitive wetlands and tributary.**

**3. Severance Application #B148/09 Havlik-Patten 104 Maltby Rd. W.**

- (a) Ontario Municipal Board notice dated February 18, 2010 confirming hearing room arrangements for Tuesday, April 6, 2010 at 10:30 a.m. at the Puslinch Fire Hall.

**4. County of Wellington**

- (a) Puslinch Design Guidelines Memorandum from Gordon Ough, County of Wellington to Sarah Wilhelm, Planner, County of Wellington dated February 5, 2010 commenting on some of the public's suggestions. Items related to Morriston and the interchange will require comment from the MTO. The County will consider what kind of role it can play related to bicycle traffic safety. The comments from Owen Scott of The Landplan Collaborative Ltd. regarding maintaining a separation between bicycles and heavy car, truck, and bus traffic merit thoughtful consideration. The comments suggesting the implementation of something less than a four-lane section from Maltby to the 401 would be consistent with the findings of the Maltby to WR34 EA. The

County would not be able to support a proposal for less than a 4-lane section south of Maltby Road. The County will be taking a fresh look at how best to treat the Aberfoyle Creek and Fox Run Estate connections to WR46 as well as what traffic calming approaches could be implemented along WR46. Speed limits and the level of enforcement, issues related to the use of curb and gutters, sidewalks, bike lanes, street lighting, traffic signal sequencing and the use of ped heads at signalized intersection will all be given consideration.

**The Ministry of Transportation Ontario will take years to erect the appropriate signage on Highway 6 South.**

- (b) County of Wellington Official Plan 5-year Review Consultation County File No. OP-2009-06. Correspondence from Gary Cousins, Director of Planning and Development, County of Wellington dated February 17, 2010 regarding the 5-year review of the Official Plan. The Township is invited to provide input with respect to the revisions that may be required, prior to the County drafting and circulating the proposed Official Plan. Comments are due by March 25, 2010.

**The review of the Greenbelt will take place in five years.**

5. **Meadows of Aberfoyle**

- (a) Correspondence from Glenn Leachman, President of Wellington Condominium Corporation No. 147 dated February 24, 2010 regarding construction deficiencies. The condominium corporation engaged an independent engineering firm to conduct a Performance Audit and the report revealed a few deficiencies including curbs damaged during construction. The builder is willing to repair the damaged curbs however the condominium corporation is requesting that the Township withhold sufficient funds to ensure that the curb repairs are complete in addition to any other outstanding work such as the application of the final coat of asphalt.

**Council requested that Chief Building Official Dave Thompson regularly follow up with respect to the progress of the outstanding work.**

6. **Nestle Waters Canada**

- (a) Correspondence from Glenn Leachman, President of Wellington Condominium Corporation No. 147 dated February 24, 2010 objecting to the proposed back up well on Gilmour Road. The condominium corporation operates a private water treatment facility, which acts as the water source for the 55 homes. The condominium corporation is concerned with the potential impact of the back up well on the development's water.

Councillor Bulmer has organized an upcoming meeting of the Well Protection Committee for Tuesday, March 23 at 1 p.m.

7. **Puslinch Lake Golf Course**

- (a) EBR Notice of a Renewal of a Permit to take Water dated February 17, 2010. The proposal is for a renewal of permit to take water No. 00-P-2791 for the purposes of golf course irrigation. Comments are required by March 19, 2010.

8. **Highway #6 Bypass**

- (a) Correspondence from Ann Baldwin, Regional Director, Ministry of Transportation to Mr. Greg Finnermore dated January 20, 2010 regarding the intersection of Highway 6 and Telfer Glen Road. Based on the Ministry's review of the intersection, the installation of traffic signals is not supported at this intersection. The Ministry agrees that Calfass Road provides an alternative for drivers wishing to access Highway 6 from the subdivision.
- (b) Ministry of Transportation Ontario Executive Summary submitted February 22, 2010 during Council's meeting with Ministry of Transportation Parliamentary Assistant Liz Sandals. Mayor Whitcombe and Council extended a personal invitation to Minister of Transportation Kathleen Wynne, Parliamentary Assistant Liz Sandals and MPP Ted Arnott to meet on site to evaluate the Highway #6 situation.

**This matter was also discussed with Road Superintendent, Jim Howlett.**

**Councillor Susan Fielding provided an update with respect to Council's meeting with Liz Sandals.**

9. **Federal Gas Tax Fund**

- (a) Correspondence from Peter Hume, President, Association of Municipalities of Ontario dated February 11, 2010 enclosing the Agreement for the Transfer of Federal Gas Tax Revenues. On September 3, 2008, AMO signed an extension to the Agreement for the Transfer of Federal Gas Tax Revenues Under the New Deal for Cities and Communities with Minister Baird. The extension was contingent upon the completion of a program evaluation of the initial agreement, which is now successfully concluded. As a result, Ontario municipalities can expect to receive a predictable and stable funding stream of \$746 million annually between 2010 and 2014. These funds are allocated to municipalities on a per-capita basis using the last census data (2006) which means each and every Ontarian benefits equally from this investment in environmentally sustainable municipal infrastructure.

**See By-law #18/10 below.**

10. **Source Water Protection**

- (a) Lake Erie Region Source Protection Committee Meeting Minutes dated January 21, 2010.

**Councillor Matthew Bulmer advised that the City of Guelph is getting closer to completing their source protection plan.**

- (b) Halton-Hamilton Source Protection Committee March 2, 2010 Agenda and December 9, 2009 Meeting #7-09 Minutes.

**Councillor Susan Fielding provided an update. The Committee would like to keep the existing members, subject to the Ministry of the Environment approval. This is being recommended because of the upcoming 2010 elections. The hope is that existing members stay on the committee for continuity purposes. Council was in agreement.**

- (c) Email correspondence from Simon Glauser, Source Protection Program Coordinator dated February 22, 2010 enclosing the Draft Guidance Document – Integrating Source Water Technical Findings into Municipal Development Review presentation slides.

- (d) Email correspondence from Simon Glauser, Source Protection Program Coordinator dated February 22, 2010 enclosing the Interim Planning Reference Document.

11. **Aggregate Operations**

**Mill Creek Pit (Lic. #5738) University of Guelph**

- (a) Correspondence from Ron Van Ooteghem, Site Manager, Dufferin Aggregates dated February 10, 2010 enclosing the January 2010 Monthly Monitoring Report. There were no exceedances during the month of January.

**Zoning By-law Amendment #P7/05**

**Preston Sand & Gravel Proposed Roszell Pit**

- (b) Correspondence from Helen Purdy dated February 16, 2010 regarding the proposed haul routes and intersections. Helen feels that the traffic consultant reports are deficient in that the information is limited, outdated and timeless. That no traffic assessment was conducted on the number of trucks accessing and leaving the pit and particularly the operations and design for each of the intersections along the haul routes.

**Councillor Visser would like to see Council request the installation of a traffic light at the intersection of Wellington County Roads #32 and #34 for safety purposes.**

**Councillor Bulmer would like the application to come back before Council for discussion about noise mitigation in regards to the residents on Roszell Road along the proposed new haul route.**

#### **Reid's Heritage Lake**

(c) Email correspondence from Alfred Artinger, Reid's Heritage Homes dated February 17, 2010 enclosing the February 2006 amended site plan.

**In 2008 the Ministry advised that it was still working with the proponent regarding the outflows.**

**Councillor Bulmer would like written confirmation from the Ministry of Natural Resources confirming that what is there now is in compliance with the existing site plans.**

#### **12. Intergovernmental Affairs**

(a) Councillor Susan Fielding reported on the Badenoch Community Centre Board. Jamie Bousfield has been appointed Chair, Ken Tosh has been appointed Vice Chair, with Lois McLean as Secretary, Florence Peer as Booking Agent and Bill Dennis as Treasurer.

#### **DELEGATIONS**

##### **1. Kathy Durst, Chair and Sandra Hanmer, CEO Waterloo Wellington Local Health Integration Network**

**Kathy and Sandra attended before council to provide an update with respect to the WWLHIN's board member renewal, the health service plan 2010-2013 and the Rural Health Care Review.**

- WWLHIN is a board of 9 appointed members.
- Two new appointees: William Dinwoody and Dale Small
- 7 Board members term expire by June 2011.
- Are actively seeking nominations for the board
- The board is supported by a 17-member committee council.
- Thanked Councillor Fielding for her support and input with respect to the LHIN's planning activities.
- The LHIN is pleased to be involved with economic development and strategic planning.
- Are planning a Fall Housing Summit to address what is needed by seniors (date to be determined).
- Seniors are looking for the opportunity of choice. Often want to remain in their homes, if possible.
- Want to determine what are some of the health population needs in the area.
- Have recently completed the second round of their strategic plan.
- Identifies key priorities, measures of success, system improvement initiatives and outcome expectations for the local health system for a three-year period.
- Guiding Principles IHSP 2010 – 2013
- Build on the goals of the current IHSP, align with provincial priorities, focus on system performance improvement, create action-oriented activities related to each priority, partnership between the WWLHIN, health service providers and other stakeholders will advance the priorities.

- Improve accessibility to health services, improve the health of the population, enhance system effectiveness, and building community capacity to achieve a sustainable health system.
- Health System Enablers : e-health, health human resources, and strategic leadership.
- Priorities for 2010-2013 : improving wait times for MRI exams, improving access to emergency department (ED) care, improving access to primary care, improving access to, and coordination of, addictions and mental health services, improving chronic disease prevention and management, improving outcomes for stroke patients through integrated programs, decreasing alternate level of care days, improving patient safety and enhancing quality of care.
- 4 Key Elements – comprehensive primary health care, community support services and home based care, hospital-based care and integrated rural health care network.
- Long-term goal : Need to create an integrated strategy for rural communities which links social, economic development and environmental sustainability strategies with rural health plan.
- Website: [www.wwlhin.on.ca](http://www.wwlhin.on.ca) and [www.wwpartnershipsinhealth.ca](http://www.wwpartnershipsinhealth.ca)
- Address: 55 Wyndham Street North, Suite 212, Guelph
- Telephone: (519) 822-6208 / Fax: (519) 822-5807

Councillor Susan Fielding asked how physician recruitment is going for this area?

Sandra Hanmer - There are physicians in Guelph trying to find patients. There is a satellite medical school in Cambridge with the first class graduating this year and about half of the students would like to stay in the area. For primary care we are seeing more nurse practitioners that are interested in setting up practices also.

Councillor McKay asked if there were any board members from the South-Western Ontario area?

Sandra Hanmer - No, but we always welcome applications.

Councillor McKay - How do you co-ordinate with the City of Guelph?

Sandra Hanmer - No different than what we do here. Council is always welcome to come out to our meetings. Guelph is a service provider as a stand-alone community.

**Council thanked Kathy and Sandra for providing an update on the WWLHIN.**

## **REPORTS:**

### **1. Road Department**

- a) **Motion No. 3:** Moved by Matthew Bulmer and seconded by Susan Fielding.

**THAT:** The Road Department Accounts for Payment for the Month of February 2010 in the amount of \$78,030.70 be and are hereby authorized for payment.

**CARRIED.**

2. **Building Department**

- a) Council members reviewed and acknowledged the February, 2010 Chief Building Official's Report to Council.
- b) Dave advised that the County of Wellington Chief Building Officials have a few outstanding issues that need to be addressed with respect to the proposed County-wide Anti-Fortification By-law.

3. **Financial Department**

- a) **Motion No. 4:** Moved by Susan Fielding and seconded by Matthew Bulmer.

**THAT:** The Council in and for the Township of Puslinch does hereby authorize the following application for Cancellation, Reduction or Refund of Taxes re: Chapter 25, Section 357, 358, the Municipal Act, S.O., 2001: re:

**2010**

Roll #2-12500	Application #10/09:	Write Off - \$ 975.40
Roll #3-22800	Application #20/09 & 27/09	Write Off - \$1,123.97
Roll #6-15772	Application #22/09	Write Off - \$1,302.50
Roll #7-06300	Application #21/09	Write Off - \$1,035.17
Roll #6-02250	Application #01/09	Write Off - \$2,033.58

**CARRIED.**

**ACCOUNTS FOR PAYMENT:**

- 1. **Motion No. 5:** Moved by Dick Visser and seconded by Matthew Bulmer.

**THAT:** The Council does hereby authorize for payment the GWS Ecological & Forestry Services Inc. invoice dated February 8, 2010 for services rendered regarding the proposed Roszell Pit in the amount of \$367.79.

**CARRIED.**

- 2. **Motion No. 6:** Moved by Susan Fielding and seconded by Matthew Bulmer.

**THAT:** The Council does hereby authorize for payment the County of Wellington Planning and Development Department invoice dated February 18, 2010 for services rendered with respect to Zoning By-law Amendment application #P5/09 Cumsport in the amount of \$560.00.

This amount shall be invoiced to the applicable party.

**CARRIED.**

**BY-LAWS:**

1. **Motion No. 7:** Moved by Matthew Bulmer and seconded by Dick Visser.  
**THAT:** The Council in and for the Corporation of the Township of Puslinch does hereby give By-law #18/10, being a by-law to authorize the execution of an Agreement to Amend the Agreement for the Transfer of Federal Gas Tax Revenues Under the New Deal for Cities and Communities between the Association of Municipalities and the Corporation of the Township of Puslinch, at its meeting held on March 3, 2010 its First, Second and Third Readings and Finally Passed this 3<sup>rd</sup> day of March, 2010.  
**CARRIED.**

**NEW BUSINESS:**

1. Councillor Matthew Bulmer provided Council with an update with respect to his research into establishing a market in the new Multi-Use Recreational Facility. Council agreed that it should be a community-association run market vs. a municipality run market. Council authorized Councillor Bulmer to set up a volunteer committee to continue with researching how the market will be managed and run.
2. Councillor Dick Visser provided a letter from the Puslinch Lake Conservation Association requesting funding of \$25,000 again this year. The PLCA is applying to the Ministry of the Environment for the renewal of its Certificate of Approval. Stan Denhoed is preparing a report that outlines how the PLCA is going to resolve the high nitrate issues. The PLCA is meeting with Grand River Conservation Authority at the end of March.

**CLOSED MEETING:**

None.

**UNFINISHED BUSINESS:**

None.

**CONFIRMING BY-LAW:**

- Motion No. 8:** Moved by Susan Fielding and Seconded by Matthew Bulmer.  
**THAT:** The Council in and for the Corporation of the Township of Puslinch does hereby give By-law # 19/10 being a by-law to confirm the proceedings of the Council of the Corporation of the Township of Puslinch at its meeting held on March 3, 2010, its First, Second and Third Readings and Finally Passed this 3<sup>rd</sup> day of March, 2010.  
**CARRIED.**

**ADJOURNMENT:**

**Motion No. 9:** Moved by Dick Visser and Seconded by Susan Fielding.

**THAT:** The Council does hereby Adjourn at 2:37 p.m.

**CARRIED.**

Signed: \_\_\_\_\_  
Brad Whitcombe, Mayor

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Brenda Law, CAO/Clerk-Treasurer