



Haldimand
County

**THE CORPORATION OF HALDIMAND COUNTY
COUNCIL IN COMMITTEE MINUTES**

Date: May 2, 2023
Time: 9:30 A.M.
Location: Haldimand County Administration Building

COUNCIL PRESENT S. Bentley, Mayor
S. Patterson, Councillor
J. Metcalfe, Councillor
D. Lawrence, Councillor
R. Shirton, Councillor
P. O'Neill, Councillor

STAFF PRESENT C. Manley, Chief Administrative Officer
C. Case, General Manager, Corporate & Social Services
M. Evers, General Manager, Community & Development Services
T. Haedrich, General Manager, Engineering & Capital Works
M. Jamieson, Director, Human Resources
M. Merritt, General Manager, Financial & Data Services
P. Mete, General Manager, Public Works Operations
D. Pressey, Director, Roads Operations
R. Charlton, Manager, Building & Municipal Enforcement Services
A. Cull, Supervisor, Planning & Development
A. Moore, Administrator, Grandview Lodge
N. Stoop, Senior Planner
E. Eichenbaum, Manager, Clerks Division / Municipal Clerk

A. CALL TO ORDER

Mayor Bentley called the Council in Committee meeting to order at 9:30 a.m.

B. LAND ACKNOWLEDGEMENT

Councillor Metcalfe read the Land Acknowledgement statement.

C. ROLL CALL

The Mayor and all Members of Council were in attendance.

D. DISCLOSURES OF PECUNIARY INTEREST

None.

E. PUBLIC MEETING FOR PLANNING APPLICATIONS

Councillor Patterson, Chair of Public Meeting for Planning Applications, assumed the Chair for this portion of the meeting.

Prior to commencing the public meeting, the Chair explained the meeting, delegation and appeal process. He noted that decisions made by Committee at this meeting would be given final consideration at the May 8, 2023 Council meeting.

1 PDD-01-2023 Official Plan and Zoning By-law Amendment to Permit Seasonal Development on a Private Lane - McMullen

N. Stoop presented the report.

A. Moote, agent for the proponents, was present to answer questions.

There being no one else present to speak either for or against this application, deliberations concluded with the introduction of the following recommendation.

Recommendation 1

Moved By: Councillor Metcalfe

Seconded By: Councillor Shirton

1. THAT Report PDD-01-2023 Official Plan and Zoning By-law Amendment to Permit Seasonal Development on a Private Lane - McMullen be received;
2. AND THAT application PLOP/ZB-2022-153 to amend the Haldimand County Official Plan by adding a special policy to the 'Agriculture' designation of the subject lands to permit a seasonal dwelling and related accessory building on the subject lands be approved for the reasons outlined in Report PDD-01-2023;
3. AND THAT application PLOB/ZB-2022-153 to amend the Haldimand County Zoning By-law HC 1-2020 by adding a special provision to the 'Agricultural (A)' Zone of the subject lands to permit a seasonal dwelling and related accessory building on the subject lands, be approved;
4. AND THAT the Official Plan Amendment By-law; Zoning By-law; and Holding Provision Removal By-law attached to Report PDD-01-2023 be presented for enactment;
5. AND THAT the application is considered to be consistent with the Provincial Policy Statement, 2020, A Place to Grow, 2020 and other matters of Provincial Interest;
6. AND THAT the application is considered to conform to the overall intent and purpose of the objectives and policies of the Haldimand County Official Plan.

CARRIED

2 PDD-12-2023 Temporary Use By-law to Permit 7 Dogs at 945 Concession 2 Walpole

A. Cull presented the report.

There being no one else present to speak either for or against this application, deliberations concluded with the introduction of the following recommendation.

Recommendation 2

Moved By: Mayor Bentley

Seconded By: Councillor Lawrence

1. THAT Report PDD-12-2023 Temporary Use By-law to Permit 7 Dogs at 945 Concession 2 Walpole be received;
2. AND THAT application PLZ-HA-2023-004 to pass a Temporary Use By-law for a period up to December 31, 2024 to permit an animal kennel (with no commercial permissions and only 7 dogs) to temporarily operate on the subject lands be approved for the reason outlines in Report PDD-12-2023;
3. AND THAT any kennel licence issued for 945 Concession 2 Walpole for the years 2023 and 2024 include the conditions outline in Report PDD-12-2023;
4. AND THAT the proposal is deemed to be consistent with the Provincial Policy Statement (2020) and conforms with A Place to Grow: Growth Plan for the Greater Golden Horseshoe (2020) and Haldimand County Official Plan;
5. AND THAT the Temporary Use By-law attached to Report PDD-12-2023 be presented for enactment.

CARRIED

3 PDD-14-2023 Zoning By-law Amendment as a Condition of Consent - LePage

N. Stoop presented the report.

B. Macdonald, agent for the proponents, spoke to the fees and process involved with this application.

L. Smith, resides close by and spoke to the esthetic result of allowing narrow lots.

There being no one else present to speak either for or against this application, deliberations concluded with the introduction of the following recommendation.

Recommendation 3

Moved By: Councillor Lawrence

Seconded By: Councillor Shirton

1. THAT Report PDD-14-2023 Zoning By-law Amendment as a Condition of Consent - LePage be received;
2. AND THAT application PLZ-HA-2023-034 to amend the Haldimand County Zoning By-law HC-1-2020 to rezone the subject lands from "Agriculture (A)" to "Lakeshore Residential (RL)" be approved for reasons outlined in Report PDD-14-2023;
3. AND THAT the proposal is deemed to be consistent with the Provincial Policy Statement, 2020 and the Growth Plan for the Greater Golden Horseshoe, 2020;
4. AND THAT the by-law attached to Report PDD-14-2023 be presented for enactment.

CARRIED

F. DEPARTMENTAL STAFF REPORTS

1 COMMUNITY & DEVELOPMENT SERVICES

Councillor Lawrence, Chair of Community & Development Services, assumed the Chair for this portion of the meeting.

1.1 CDP-06-2023 Community Partnership Program – Hagersville Chamber of Commerce Veterans' Banners Proposal

Recommendation 4

Moved By: Councillor Metcalfe

Seconded By: Councillor Shirton

1. THAT Report CDP-06-2023 Community Partnership Program – Hagersville Chamber of Commerce Veterans' Banners Proposal be received;
2. AND THAT the request to undertake the proposed veterans' banners project on Haldimand County property be approved;
3. AND THAT capital project funding to an upset amount of \$19,080, to support the installation of the banners in the Hagersville downtown area, with related funding from the Community Partnership Capital Reserve, be approved;

4. AND THAT project and funding approval is conditional upon compliance with Policy 2011-01 and County standards, permits and processes;
5. AND THAT the revised budget outlined in Report CDP-06-2023 be approved.

CARRIED

1.2 BME-01-2023 Short Term Rental Accommodations

R. Charlton presented the report.

Recommendation 5

Moved By: Councillor Shirton

Seconded By: Councillor Patterson

1. THAT Report BME-01-2023 Short Term Rental Accommodations be received;
2. AND THAT the current status quo measures used to regulate Short Term Rental Accommodations, as outlined in Report BME-01-2023, be maintained and no additional regulations be introduced at this time;
3. AND THAT staff continue to monitor complaints and impacts relative to Short Term Rental Accommodations, including the effectiveness of existing regulatory measures, and report back to Council before the end of 2023.

CARRIED

1.3 Other Business

None.

2 PUBLIC WORKS OPERATIONS

Councillor O'Neill, Chair of Public Works Operations, assumed the Chair for this portion of the meeting.

2.1 Other Business

None.

3 ENGINEERING & CAPITAL WORKS

Councillor Metcalfe, Chair of Engineering & Capital Works, assumed the Chair for this portion of the meeting.

3.1 Other Business

None.

4 FINANCIAL & DATA SERVICES

Councillor Shirton, Vice Chair of Financial & Data Services, assumed the Chair for this portion of the meeting.

4.1 FIN-07-2023 Development Charges – 2023 Rate Adjustment

Recommendation 6

Moved By: Councillor Metcalfe

Seconded By: Councillor O'Neill

1. THAT Report FIN-07-2023 Development Charges – 2023 Rate Adjustment be received;
2. AND THAT a by-law be presented for enactment, effective May 14, 2023, to reflect the Development Charges as outlined in Report FIN-07-2023.

CARRIED

4.2 FIN-08-2023 Investment Status Report – December 31, 2022

M. Merritt presented the report.

Recommendation 7

Moved By: Councillor Metcalfe

Seconded By: Councillor Lawrence

1. THAT Report FIN-08-2023 Investment Status Report – December 31, 2022 be received;
2. AND THAT, in accordance with Section 8.0 of the Cash Management and Investments Policy #2001-11, as amended, \$8,747,116 of the 2022 investment income surplus be contributed to the Investment Income Stabilization Reserve;
3. AND THAT, in accordance with Section 3(b)(i) of the Hydro Legacy Fund Policy #2018-01, the weighted average yield to maturity be set at 4.0% for the purpose of accruing investment interest earnings to the Hydro Legacy Reserve Fund for 2022.

CARRIED

4.3 Other Business

None.

5 CORPORATE & SOCIAL SERVICES

Councillor Shirton, Chair of Corporate & Social Services, remained the Chair for this portion of the meeting.

5.1 Other Business

None.

G. PRESENTATIONS AND CONSIDERATION OF RELATED REPORTS (11:00 A.M.)

1 Corporate and Social Services 2022 Annual Report

C. Case presented the Corporate & Social Services 2022 Annual Report.

Recommendation 8

Moved By: Councillor Patterson

Seconded By: Councillor O'Neill

THAT the Corporate & Social Services 2022 Annual Report be received.

CARRIED

2 GVL-01-2023 Grandview Lodge Annual Report 2022

A. Moore presented the Grandview Lodge 2022 Annual Report.

Recommendation 9

Moved By: Councillor Lawrence

Seconded By: Councillor O'Neill

THAT Report GVL-01-2023 Grandview Lodge Annual Report 2022 be received.

CARRIED

3 Paul Diette, CEO, Haldimand County Library Re: Council Orientation on Library Services

Recommendation 10

Moved By: Councillor Patterson

Seconded By: Councillor O'Neill

THAT the Library Services orientation presentation be received.

CARRIED

H. MOTIONS OF CONSENT

None.

I. DELEGATIONS AND CONSIDERATION OF RELATED REPORTS (1:00 P.M.)

- 1 Mike Berkel, Proplant Propagation Services Ltd. Re: Cogeneration Power Station Project

M. Berkel explained that Proplant Propagation Services Ltd. in Jarvis is in the process of applying to the IESO for a cogeneration electricity plant, noting that both the heat and the electricity will be harvested. By combining the two efficiencies, it will allow for heat to be utilized as energy and the rest will be supplied to the local distribution grid with electricity. The process requires a municipal support resolution.

Recommendation 11

Moved By: Councillor Patterson

Seconded By: Councillor O'Neill

WHEREAS the Proponent, Proplant Propagation Services Ltd. Is proposing to construct and operate a Long-Term Reliability Project, with the characteristics in the table below, under the Independent Electricity System Operator's (IESO) LT1 RFP Process

Name of the Project:	Proplant Energy Services Cogeneration Unit
Proponent :	Proplant Propagation Services Ltd.
Technology Type :	Jenbacher Gas Cogeneration Engines with Heat Recovery: 1. 5 x Ecomax 33 engines
Maximum Contract Capacity of the project in (MW):	18 MW
Legal Description:	Woodhouse Concession 5 PT LOTS 23 & 24 RP 37R 5046 PART 1 in the County of Haldimand PIN 50258-0151

AND WHEREAS Haldimand County's understanding that Long-Term Reliability Project proposals that receive the form of a municipal support resolution in advance of the LT1 RFP proposal submission deadline will be awarded Rated Criteria points for the purpose of ranking the Proposal in relation to other Proposal's for a contract under the LT1 RFP,

NOW, THEREFORE BE IT RESOLVED:

1. THAT Haldimand County supports the development, construction and operation of the Long-Term Reliability Project on the identified subject lands.
2. AND THAT the resolution's sole purpose is to enable the Proponent to receive Rate Criteria Points under LT1 RFP or to satisfy its obligations under any awarded LT1 Contract and may not be used for the purpose of any other form of approval in relation to the Proposal or Long-Term Reliability Project, approvals pursuant to the Planning Act, environmental approvals or any for any other purpose.

CARRIED

Recommendation 12

Moved By: Councillor Shirton

Seconded By: Councillor Metcalfe

THAT the correspondence from Mike Berkel, Proplant Propagation Services Ltd. Re: Cogeneration Power Station Project, dated April 25, 2023, be received.

CARRIED

J. DEPARTMENTAL STAFF REPORTS (CONTINUED)

6 CORPORATE AFFAIRS

Mayor Bentley, Chair of Corporate Affairs, resumed the Chair for this portion of the meeting.

6.1. CLE-05-2023 Accessibility Advisory Committee Appointments

Recommendation 13

Moved By: Councillor Lawrence

Seconded By: Councillor Metcalfe

1. THAT Report CLE-05-2023 Accessibility Advisory Committee Appointments be received;
2. AND THAT Memorandum CLE-M04-2023 Addendum to Report CLE-05-2023 Accessibility Advisory Committee Appointments be received and remain confidential;

3. AND THAT the composition requirements in the Accessibility Advisory Committee Terms of Reference be amended to allow a minimum of five (5) and a maximum of ten (10) members;
4. AND THAT Judy Duggan and Barbara Horton be appointed to the Haldimand County Accessibility Advisory Committee for the term ending November 14, 2026.

CARRIED

6.2 Other Business

None.

K. UNFINISHED BUSINESS

None.

L. NEW BUSINESS

- 1 Motion Re: Installation of a Streetlight at the Intersection of Yaremy Road and Haldimand Road 20 (Notice submitted by Councillor Metcalfe at the April 19, 2023 Council meeting)

Recommendation 14

Moved By: Councillor Lawrence

Seconded By: Councillor Patterson

THAT the 2023 Capital Budget be revised to include \$22,000 for the installation of a streetlight at the intersection of Yaremy Road and Haldimand Road 20, funded by the Community Vibrancy Fund – Ward 2 allocation.

CARRIED

- 2 Motion Re: Installation of a Streetlight at the Intersection of Aikens Road and Haldimand Road 20 (Notice submitted by Councillor Shirton at the April 19, 2023 Council meeting)

Recommendation 15

Moved By: Councillor Metcalfe

Seconded By: Councillor Lawrence

THAT the 2023 Capital Budget be revised to include **\$29,000** for the installation of a streetlight at the intersection of Aikens Road and Haldimand Road 20, funded by the Community Vibrancy Fund – Ward 5 allocation.

CARRIED

M. REPORTS, INQUIRIES, ANNOUNCEMENTS AND CONCERNS OF COUNCILLORS

The following items were highlighted:

- Port Maitland activity and enforcement in the summer

N. CLOSED SESSION

None.

O. ADJOURNMENT

Recommendation 16

Moved By: Councillor O'Neill

Seconded By: Councillor Metcalfe

THAT this meeting is now adjourned at 1:27 p.m.

CARRIED

MAYOR

CLERK