

Minutes of a Regular Meeting of Council of the
Corporation of the Township of Pelee
held at the Royal Canadian Legion Hall
on June 13, 2016

Mayor: Richard Masse
Deputy Mayor: Dave DeLellis
Councillors: Darlene Wiper
Dayne Malloch
Pete Letkeman

Staff: Wayne Miller, CAO
Katrina DiGiovanni, Deputy Clerk
Michelle Feltz, Deputy Treasurer
Wray Ramsay, Drainage Superintendent

Delegations: Don Pardo

1.) Agenda

The agenda was presented for adoption, with an addition under Miscellaneous Reports being mowing the Township lots on Patsy Lane and an In Camera item for a legal property matter on Lorain Lane.

Moved by: *Dave DeLellis*

Seconded by: *Dayne Malloch*

Carried.

2.) Minutes

a.) The minutes for the Regular Meeting of Council for May 25, 2016 were presented and adopted.

Moved by: *Dayne Malloch*

Seconded by: *Darlene Wiper*

Carried.

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3.) Disclosure of Pecuniary Interest

None.

4.) Petitions and Delegations

a) Don Pardo-Trailer By-Law Concerns

Mayor Masse asked Mr. Pardo to proceed with his concerns. He stated that he was present during discussions of implementing the by-law and stated concern with the definition of trailer. Mr. Pardo stated that his trailer is out of sight, behind his shed and used strictly for storage. He stated that he received a letter stating that he was in contravention of the by-law, he commented that he did not want to use it for lodging. Deputy Mayor DeLellis asked if he addressed his concerns with the by-law enforcement officer. Deputy Mayor DeLellis suggested having the by-law enforcement officer visit the trailer to show him that it is uninhabitable to resolve the problem.

Councillor Letkeman stated that the intent of the by-law was to ensure the Island did not have derelict trailer and was not to penalize people. Mayor Masse stated it was intended for people living in trailers that were not contributing to Island services, as well as to entice people to build and to ensure that trailers did not become a permanent fixture. Al McAninch asked about being exempt from the June 30 deadline for being fined, Mayor Masse responded yes, if it is only used for storage. Discussion continued on the trailer by-law and property usage. Deputy Mayor DeLellis stated that the intent was to beautify the Island; Councillor Letkeman commented that a storage trailer that was out of sight should be re-examined. Mayor Masse commented that discussions on changes to the by-law would take place under New Business.

5.) Old Business

None.

6.) New Business

(a) Review of Trailer By-Law

Mayor Masse suggested distinguishing trailers that are habitable, Councillor Letkeman suggested changing the by-law so that all trailers used for storage be exempt, not only those on farmland. The CAO referred council to the list of complaints and issues raised over the by-law, he read aloud the list of complaints and concerns and possible exemptions. The CAO also addressed the correspondence sent in from residents. He then highlighted the definition, and prohibitions as they currently are stated. Councillor Malloch supported the suggestion of exempting trailers

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being used for storage, but ensuring they are not stored near the roadside and continue to follow the zoning by-law. Mayor Masse began to work through the possible changes presented.

The following Resolution was passed:

Resolution 2016-71:

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby amends the Trailer By-Law 2015-24 as follows:

Moved by: *Dayne Malloch*

Seconded by: *Pete Letkeman*

- 1.) That trailers used for storage be exempt.

Moved by: *Dayne Malloch*

Seconded by: *Darlene Wiper*

- 2.) That trailers used by permanent residents for recreational use be exempt.

Carried.

The CAO commented on the correspondence sent in regarding the use of pop up trailers. Councillor Malloch commented that the by-law should continue to be used by those that have ERCA/MNRF restrictions on building, and that a pop up trailer should not be included in the fine schedule. Discussion continued and Council agreed that pop up trailers can be used for up to seven consecutive days and would not require a permit, as currently stated in the by-law. Discussion continued on the fee schedule. Councillor’s Malloch and Letkeman suggested leaving fees as they are. Mayor Masse commented on grandfathering in trailers, and commented that Mr. Herbert Feltz, should be grandfathered, but only to Herbert Feltz until a change of ownership occurs.

The following Resolution was passed:

Resolution 2016-72:

Moved by: *Darlene Wiper*

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Seconded by:

Pete Letkeman

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby moves to permanently exempt Mr. Herbert Feltz’s trailer until a change of ownership occurs”.

Carried.

Mayor Masse opened up questions to the floor, By-Law Enforcement Officer Foster stated some of his concerns, particularly with proving if people are truly only using their trailers for storage. Mayor Masse suggested an affidavit be sent to prove it’s not being lived in to keep on file. Discussion continued on the use of pop up trailers. Mayor Masse addressed Linda Sinasac’s request for an exemption to moving her trailer off the Island in the winter. Mayor Masse stated that it was not the intention for trailers to be permanent fixtures and that the by-law should stand. Councillor Wiper commented on how hard it was to get the trailer to the property, and that the trailer had been dressed up to not look like an eyesore. Mayor Masse stated if there was an exemption for one person it would have to be granted for everyone. Councillor Wiper moved to allow the exemption. No support was given for the exemption and the motion failed. The CAO stated that the by-law already provided for exemptions by Council, and that a decision did not need to be made tonight. Discussion continued. Councillor Malloch suggested to defer the request until the next council meeting, and that he was not opposed but wanted to determine a fair solution.

The following resolution was passed:

Resolution 2016-73:

Moved By:

Dayne Malloch

Seconded By:

Darlene Wiper

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby defers Linda Sinasac’s request to leave her trailer year round until the next Council meeting”.

Carried.

(b) Canada 150 Grant Application

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The CAO stated that the Heritage Centre was interested in reapplying for the grant and stated that he had prepared the application for exterior cladding and roofing of the building. He commented that the grant was for \$100,000 and that the Township and Heritage Centre would be responsible for the additional \$100,000. Councillor Malloch asked how much was being raised by the Heritage Centre, the CAO responded that the Heritage Centre could likely contribute 50% of costs and the township the rest.

The following resolution was passed:

Resolution 2016-74:

Moved By:

Dayne Malloch

Seconded By:

Dave DeLellis

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby supports the CAO submitting the Canada 150 grant for the Heritage Centre”.

Carried.

(c) Discussion on Centre Dyke Road Repairs

The Drainage Superintendent, Wray Ramsay, stated that he had received information from a British Columbia company for a solution to repair bank cave in's. He stated that he had a representative from the company visit the Island, and stated that one of the biggest problems in canals is that the water saturates the banks from the bottom and they weaken and slide into the canal. Mr. Ramsay commented that their technology of concrete cloth, can be anchored into the bank sides, and is moveable and pliable, but when saturated with water turns to solid concrete. He commented that water will not permeate the cloth, and that when water rises in the bank it will not go behind the cloth. Mr. Ramsay referenced the quote that was sent in, and stated that it would also require an excavator to reshape the banks. Discussion continued on the state of the bank and the use of this material. Mr. Ramsay stated that he had a meeting with the Ministry of Natural Resources & Forestry regarding this project and they classified this work as emergency work as maintenance on the drain without needing a drainage report. He commented that he also met with ERCA to introduce the product, Mr. Ramsay stated that this project could be a demonstration site for Ontario, which would include fixing 27 sites over 5 years of study.

Discussion continued on the project areas and how the material would work, as well as project costs and quotes received. Councillor Malloch stated that he would like to see it done in a few areas, to ensure it works correctly and suggested looking further into the financials to be the most economical. Councillor Letkeman suggested to move forward with bank reshaping, but allow for a French drain and tile outlet to get the water off the roads, with the new material. Councillor Malloch stated concern over the freeze thaw cycle, with the amount of water in the canal.

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Councillor Letkeman suggested to authorize Erie Sand & Gravel to do traditional repairs on the canals and order some of the new product to test in certain areas. Deputy Mayor DeLellis stated concern from the drainage committee for the cost of the repairs, discussion continued on grants and project costs. Discussion continued on the specific areas for repair. Mayor Masse suggested to go ahead and complete repairs, and in the meantime address Deputy Mayor DeLellis' concerns over how the project cost will be broken down. Deputy Mayor DeLellis stated he did not believe that those assessed to Big Marsh drain should pay the entire cost. He suggested that the Big Marsh users be responsible for 1/3 of the cost of repairs. Discussion continued on how the payments should be broken down. Further discussion continued on the project.

The following resolution was passed:

Resolution 2016-75:

Moved By:

Dave DeLellis

Seconded By:

Pete Letkeman

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby moves to complete repairs on the 3 designated areas on Centre Dyke and that payments and assessments be determine before the next Council meeting”.

Carried.

7.) Correspondence

(a) Linda Sinasac-Trailer Exemption

Addressed under Trailer By-Law Review.

(b) Angela Lonsberry-Trailer Exemption

Addressed under Trailer By-Law Review.

(c) Herb Feltz-Trailer Exemption

Addressed under Trailer By-Law Review.

(d) Vicki Gardner-Trailer Comments/Concerns

Addressed under Trailer By-Law Review.

(e) Heritage Centre-Donation Request

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The following resolution was passed:

Resolution 2016-76:

Moved By: *Pete Letkeman*

Seconded By: *Darlene Wiper*

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby grants the donation request from the Heritage Centre and further that 50% of the lawnmower be covered”.

Carried.

8.) Disbursements

The following resolution was passed:

Resolution 2016-77:

Moved By: *Darlene Wiper*

Seconded By: *Dayne Malloch*

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby agrees to pay disbursements as presented and attached in the amount of \$205,586.41”.

Carried.

9.) Boards and Committees

(a) Tourism Committee Meeting Minutes, May 15, 2016

The following Resolution was passed:

Resolution 2016-78:

Moved by: *Dayne Malloch*

Seconded by: *Dave DeLellis*

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“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby accepts the Tourism Committee Meeting Minutes from May 15, 2016”.

Carried.

(b) Library Board Donation Request

The following Resolution was passed:

Resolution 2016-79:

Moved by:

Dayne Malloch

Seconded by:

Pete Letkeman

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby grants/denies the donation request from the Library Board and further that a pheasant hunt license be donated”.

Carried.

10.) Councillor and Miscellaneous Reports

a) Dayne Malloch-Parking Passes

Councillor Malloch stated that a ratepayer had contacted him about being issued a ticket for parking at the north end while he was boating for the day. The Deputy Clerk stated they should have only been issued a ticket if parking consecutive days overnight without a pass. She stated that if the ratepayer wants to contact the office the ticket could be voided.

b) CAO-Patsy Lane

The CAO stated that three years ago the township lots on Patsy Lane were cut down, he commented that some neighbors like the lots left natural while some want them cut. He stated that unless council decides against it, they will be cut, with three lots billed to the township and two others will be billed to property owners.

c) Dave DeLellis-911 Calls

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Mayor Masse stated that he did make contact with the OPP to get the information, and commented that our call are all combined with Essex County and it would take some time for them to separate the calls. Deputy Mayor DeLellis asked about contact made with the Ministries regarding service. Mayor Masse stated that concerns went back through the channels, and Inspector Miller will come back to council. Mayor Masse stated that he anticipated a meeting with the Minister of Community Safety & Correctional Services. Mayor Masse stated that he was meeting with the Deputy Minister next week. Deputy Mayor DeLellis suggested contacting Amherstburg, LaSalle & Windsor about private policing. Mayor Masse directed the CAO to compare costs. Discussion continued on policing matter and possible solutions.

Deputy Mayor DeLellis asked for copies of all correspondence sent to officials on the matter. The Deputy Clerk stated that she would forward it to Council.

The following Resolution was passed:

Resolution 2016-80:

Moved by: *Dave DeLellis*

Seconded by: *Pete Letkeman*

“Be it Resolved that the Council of the Township of Pelee hereby resolves to direct the CAO to send a letter to Amherstburg, LaSalle & Windsor to see if they are interested in providing policing services”.

Carried,

11.) In Camera

The following Resolution was passed:

Resolution 2016-86:

Moved by: *Dave DeLellis*

Seconded by: *Dayne Malloch*

“Resolved that the Council of the Township of Pelee hereby resolves to **move into** a closed meeting session regarding *Personal* matters about an identifiable individual, including *municipal* or local board *employees and Legal Matters relating to the sale and disposition of land at 9:45 p.m.*

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Carried.

(a) *Personal matters about an identifiable individual, including municipal or local board employees*

The following Resolution was passed:

Resolution 2016-87:

Moved by:

Dayne Malloch

Seconded by:

Dave DeLellis

“Resolved that the Council of the Township of Pelee hereby resolves to hire Buddy’s Grader Service to reshape West Pump Road and gravel a portion of Centre Dyke Road and that Bell locates be obtained”.

Carried.

b) *Legal Property Matter-Sale & Disposition of Land-Lorain Lane*

The following Resolution was passed:

Resolution 2016-88:

Moved by:

Dayne Malloch

Seconded by:

Dave DeLellis

“Resolved that the Council of the Township of Pelee hereby resolves to close and sell the road allowance on Lorain Lane between Lorain Lane and the lake”.

Carried.

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Resolution 2016-89:

Moved by: *Dayne Malloch*

Seconded by: *Dave DeLellis*

“Resolved that the Council of the Township of Pelee hereby resolves to **move out of** a closed meeting session regarding *Personal* matters about an identifiable individual, including *municipal* or local board *employees at 10:15 p.m.*

Carried.

12.) By-Laws

(a) By-Law 2016-15; being a By-Law to adopt the 2016 Budget Estimates

The following Resolution was passed:

Resolution 2016-81:

Moved by: *Darlene Wiper*

Seconded by: *Dayne Malloch*

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby adopts By-Law 2016-15 being a being a By-Law to adopt the 2016 Budget Estimates.

Carried.

(b) By-Law 2016-16; being a By-Law to Establish Tax Ratios

The following Resolution was passed:

Resolution 2016-82:

Moved by: \ *Darlene Wiper*

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Seconded by:

Dayne Malloch

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby adopts By-Law 2016-16 being a being a By-Law to establish tax ratios”.

Carried.

(c) **By Law 2016-17;** being a By-Law to Set and Levy Tax Rates

The following Resolution was passed:

Resolution 2016-83:

Moved by: \

Dayne Malloch

Seconded by:

Darlene Wiper

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby adopts By-Law 2016-17 being a By-Law to Set and Levy Tax Rates”.

Carried.

(d) **By-Law 2016-18;** being a By-Law to enter into a Lease Agreement with the Heritage Centre

The following Resolution was passed:

Resolution 2016-84:

Moved by: \

Darlene Wiper

Seconded by:

Dave DeLellis

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby adopts By-Law 2016-18 being a By-Law to enter into a Lease Agreement with the Heritage”.

Carried.

(e) **By-Law 2016-19;** being a by-law to Confirm Proceedings

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The following Resolution was passed:

Resolution 2016-85:

Moved by: \

Dayne Malloch

Seconded by:

Dave DeLellis

“Be it Resolved that the Council of the Corporation of the Township of Pelee hereby adopts By-Law 2016-19 being a By-Law to confirm proceedings of this June 13th meeting of council”.

Rick Masse
Mayor

Wayne Miller
Chief Administrative Officer