



THE CORPORATION OF THE
Township Of Pelee
REGULAR MEETING OF COUNCIL
MINUTES

**TUESDAY, JULY 23, 2024
6:00 PM**

**Royal Canadian Legion, Branch 403
1169 West Shore Road
Pelee Island, ON, N0R 1M0**

Members of Council: Mayor Cathy Miller
Deputy Mayor Dayne Malloch
Councillor Dave DeLellis
Councillor Stephanie Briggs-Crawford
Councillor Michelle Taylor

Members of Administration: Township Administrator & Clerk Kristine Horst
Treasurer Michelle Feltz

Staff Present: Community Services Manager Danielle Truax
Operations Manager Rob Arsenault

1. CALL TO ORDER

Mayor Cathy Miller called the Meeting to order at 6:09 p.m.

2. AMENDMENTS TO THE AGENDA

- A. Item 5. A. to be deferred until a later date.
- B. Addition of a written delegation which will be addressed prior to agenda item 11. A.

3. DISCLOSURE OF PECUNIARY INTEREST

- A. Deputy Mayor Dayne Malloch disclosed a pecuniary interest for item 6. A.
- B. Councillor Dave DeLellis disclosed a pecuniary interest for item 6. B.

4. CONFIRMATION OF PREVIOUS MINUTES

A. Regular Meeting of Council Minutes – July 9, 2024

Resolution 2024-122

Moved By: Councillor Michelle Taylor

Seconded By: Councillor Dave DeLellis

That the July 9, 2024 Regular Meeting of Council Minutes be adopted.

5. PRESENTATIONS

A. Katie Stammer & Tom Fuerth – Essex Region Conservation Authority

- i. 2023 Annual Progress Reports on the implementation of the Essex Region Source Protection Plan

This item was deferred until a later date, to be determined.

6. MATTERS SUBJECT TO NOTICE

A. Public Meeting – Zoning By-Law Amendment 02-2024: 1 Sheridan Point Road

- i. Notice of Public Meeting
- ii. Report 2024 – 38 DT: Zoning By-Law Amendment Application ZBA02-2024 1 Sheridan Point Road
- iii. Draft Amending By-Law 2024-35
- iv. T. Gardonio, 62 Sheridan Point Road – Letter of Support
- v. ERCA Comments
- vi. Planning Justification Report prepared by Robert Brown, RPP Oakview Land Use Planning
- vii. Planning Opinion prepared by Rita Jabbour

The Municipal Planner presented and reviewed the Zoning By-Law Amendment Application ZBA02-2024.

The Municipal Planner stated that the application is consistent with the Provincial Policy Statement, conforms to the relevant land use policies of the Official Plan, and that the amending by-law as proposed can be supported.

Council was provided the opportunity for questions and comments. No comments or questions were provided from Council.

The public was provided the opportunity for comments. No oral comments were received during the public meeting and no additional written comments were received prior to the meeting.

Resolution 2024 – 123

Moved By: Councillor Michelle Taylor

Seconded By: Councillor Dave DeLellis

That the report from the Community Services Manager titled Zoning By-Law Amendment Application ZBA 02-2024 1 Sheridan Point Road.

AND FURTHER THAT Council approve Zoning By-Law Amendment Application 02-2024 to change the zoning of the severed lots located on the North Side of Sheridan Road

created by way of Consent Applications CO 01-05 2024 from Residential (R1) Zone to Residential (R1-9) Zone to permit a reduced lot frontage of 27.7m (91.7 ft).

AND FURTHER THAT amending By-Law 2024-36 be brought forward for Council consideration at the Regular Meeting of Council on July 23, 2024.

CARRIED

B. Public Meeting – Zoning By-Law Amendment 03-2024: 1033 Centre Dyke Road

- i. Notice of Public Meeting
- ii. Report 2024 – 39 DT: Zoning By-Law Amendment Application ZBA03- 2024 1033 Centre Dyke Road
- iii. Draft Amending By-Law 2024-36

The Municipal Planner presented and reviewed the Zoning By-Law Amendment Application ZBA03-2024.

The Municipal Planner stated that the application is consistent with the Provincial Policy Statement, conforms to the relevant land use policies of the Official Plan, and that the amending by-law as proposed can be supported.

Council was provided the opportunity for questions and comments. No comments or questions were provided from Council.

The public was provided the opportunity for comments. No oral comments were received during the public meeting and no additional written comments were received.

Resolution 2024 – 124

Moved By: Councillor Stephanie Briggs-Crawford

Seconded By: Councillor Michelle Taylor

That the report from the Community Services Manager titled Zoning By-Law Amendment Application ZBA 03-2024 1033 Centre Dyke Road.

AND FURTHER THAT Council approve Zoning By-Law Amendment Application 03-2024 to change the zoning of the retained farm parcel located on the West Side of Centre Dyke Road created by way of Consent Application CO 06-2024 from Agricultural (A) Zone to Agricultural (A-7) Zone to prohibit residential uses and structures.

AND FURTHER THAT Council approve Zoning By-Law Amendment Application ZBA 03-2024 to change the zoning of the severed residential lot located 1033 Centre Dyke Road created by way of Consent Application CO 06-2024 from Agricultural (A) Zone to Agricultural (A-8) Zone to permit an increased maximum lot area of 6700m² (1.66ac).

AND FURTHER THAT amending By-Law 2024-36 be brought forward for Council consideration at the Regular Meeting of Council on July 23, 2024.

CARRIED

7. CONSENT AGENDA

- A. **Disbursements** – July 4th to July 16th, 2024
- B. **MTO OSTC Minutes** – Wednesday July 17th, 2024
- C. **Destination Development Committee Minutes** – June 19th, 2024

Council discussed the MTO OSTC Minutes in further detail. Mayor to follow up with MTO to understand further details on the dredging project, who is responsible, etc.

Resolution 2024 – 125

Moved By: Councillor Dave DeLellis

Seconded By: Councillor Michelle

That Council hereby receive Consent Agenda items A. – C.

CARRIED

8. REPORTS

A. Community Services Manager Danielle Truax

- i. Report 2024 – 40 DT: Building Permit Report – 2nd Quarter (April to June 2024)

The Community Services Manager presented the report to Council.

Resolution 2024 – 126

Moved By: Councillor Michelle Taylor

Seconded By: Deputy Mayor Dayne Malloch

That Council receive the report from the Community Services Manager titled Building Permit Report – 2nd Quarter (April to June 2024), as information.

CARRIED

B. Township Administrator & Clerk Kristine Horst

- i. Report 2024 – 41 KH: Joint OPP Detachment Board South

The Township Administrator & Clerk presented the report to Council.

Council asked questions for clarification and the following motion was passed:

Resolution 2024 – 127

Moved by: Deputy Mayor Dayne Malloch

Seconded by: Councillor Stephanie Briggs-Crawford

That the report from the Township Administrator & Clerk titled Joint OPP Detachment Board South, as information.

AND FURTHER THAT Council request a letter be drafted and send to member communities regarding the Township of Pelee's concern with each municipality having the responsibility to pay to the OPP detachment board an equal share of the amount set out in the board's estimates.

CARRIED

9. CORRESPONDENCE

- A. Royal Canadian Legion, Branch 403** – Requesting Council consider and approve declaring September 15th to 21st, 2024 Legion Week on Pelee Island
- B. Town of Kearney** – Support Township of Pelee Resolution re: Sustainable Infrastructure
- C. Town of Tecumseh** – Support Township of Pelee resolution re: Sustainable Infrastructure
- D. Town of Tecumseh** – Support Township of Pelee resolution re: Affordability of Water and Wastewater Systems
- E. City of Pickering** – Support for Town of Amaranth re: Water Testing Services for Private Drinking Water
- F. New Tecumseth** – Public Health Ontario – Phasing Out Free Water Testing for Private Wells
- G. Municipality of Central Manitoulin** – Support for Township of Archipelago re: Phasing Out Free Water Testing for Private Wells

Council passed the following motions relating to the received correspondence:

Resolution 2024 – 128

Moved by: Councillor Stephanie Briggs-Crawford

Seconded by: Councillor Dave DeLellis

That the Council of the Corporation of the Township of Pelee hereby declare September 15th to 21st, 2024, as Legion Week on Pelee Island.

CARRIED

Resolution 2024 – 129

Moved by: Councillor Dave DeLellis

Seconded by: Councillor Michelle Taylor

That the Council of the Corporation of the Township of Pelee hereby support the City of Pickering, Township of Amaranth, Township of Tecumseth, Town of Petrolia, Municipality of Central Manitoulin, and Township of Archipelago's request to the Province of Ontario to reconsider and ultimately decide against the proposed phasing out of free private drinking water testing services.

AND FURTHER that this resolution be circulated to all Ontario municipalities, the Minister of Health, Chatham-Kent-Leamington MPP, and the Windsor Essex County Health Unit. In addition to the Parliamentary Assistant to the Minister of Health, Anthony Leardi MPP

CARRIED

10. DELEGATIONS

A. Jaak Purres

- i. Re: 11. Notices of Motion

It was noted that Mr. Purres submitted a written delegation to the Clerk regarding item 11. Notices of Motion. The written delegation was circulated to Council prior to the Regular Meeting.

11. NOTICES OF MOTION

Mayor Miller vacated her seat as Chair, Deputy Mayor Malloch resided as Chair.

A. Mayor Cathy Miller may move or cause to have moved:

In an effort to better support small and medium enterprises, a business registry should be formed that requires any business, not for profit or co-operative organization operating in the Township of Pelee be required to provide their business number, any applicable license numbers and/or membership in relevant organizations or associations that are demonstrative of expertise and further that the registry be offered at free of charge to all business owners, not for profits or co-operatives, and further that the registry be updated annually by Administration and posted at pelee.org for public benefit.

Discussion followed regarding the goal of the registry. Mayor Miller stated the intent would be for all businesses operating on Pelee to register and that the purpose is to provide information benefiting Pelee and businesses.

Councillor Dave DeLellis requested a recorded vote for the below motion.

Mayor Cathy Miller – YES
Councillor Stephanie Briggs-Crawford – YES

Councillor Michelle Taylor – YES
Councillor Dave DeLellis – NO
Deputy Mayor Dayne Malloch – NO

The following motion was passed:

Resolution 2024 – 130

Moved by: Mayor Cathy Miller

Seconded by: Councillor Stephanie Briggs-Crawford

WHEREAS in an effort to better support small and medium enterprises, a business registry should be formed.

THEREFORE BE IT RESOLVED that the Council of the Corporation of the Township of Pelee direct Administration to form a business registry that requires any business, not for profit or co-operative organization operating in the Township of Pelee to provide their business number, any applicable license numbers and/or membership in relevant organizations or associations that are demonstrative of expertise.

AND FURTHER THAT the registry be offered at free of charge to all business owners, not for profits and co-operatives.

AND FURTHER THAT the registry be updated annually by Administration and posted at pelee.org for public benefit.

CARRIED

12. UNFINISHED BUSINESS

None

13. RECOGNITIONS AND ANNOUNCEMENTS

- A.** Mayor Miller recognized Danielle Truax who has formally responded to approximately 90 inquiries with respect to zoning provisions and building requirements for various residential, agricultural and commercial properties located on Pelee Island since joining Pelee.

14. BY-LAWS

- A.** **By-Law 2024 – 35;** Being a By-Law to amend the Comprehensive Zoning By-Law No. 2012-24, as amended.

Resolution 2024 – 131

Moved By: Councillor Michelle Taylor
Seconded By: Councillor Stephanie Briggs-Crawford

That the Council of the Corporation of the Township of Pelee hereby give three readings to By-Law 2024 – 35; Being a By-Law to amend the Comprehensive Zoning By-Law No. 2012-24, as amended.

CARRIED

- B. By-Law 2024 – 36;** Being a By-Law to amend the Comprehensive Zoning By-Law No. 2012-24, as amended.

Resolution 2024 – 132

Moved By: Councillor Michelle Taylor
Seconded By: Councillor Stephanie Briggs-Crawford

That the Council of the Corporation of the Township of Pelee hereby give three readings to By-Law 2024 – 36; Being a By-Law to amend the Comprehensive Zoning By-Law No. 2012-24, as amended.

CARRIED

- C. By-Law 2024 – 37;** Being a By-Law to confirm the proceedings of Council for July 9th, 2024.

Resolution 2024 – 133

Moved By: Councillor Dave DeLellis
Seconded By: Councillor Stephanie Briggs-Crawford

That By-Law 2024 – 37; Being a By-Law to confirm the proceedings of Council for July 23, 2024 be read a first, second and third time and finally adopted this 23rd day of July, 2024.

CARRIED

15. CLOSED SESSION

- A.** Council moved into closed session in accordance with the Municipal Act, 2001 section 239 (2): (c) *a proposed or pending acquisition or disposition of land by the municipality or local board; and (j) information belonging to the municipality.*

Resolution 2024 – 134

Moved By: Councillor Michelle Taylor
Seconded By: Councillor Stephanie Briggs-Crawford

That the Council of the Township of Pelee enter into Closed Session at 7:25pm in accordance with the *Municipal Act*, 2001, to address the following items: 1. Subsection 239 (2) (c) – acquisition or disposition of land; and 2. Subsection 239 (2) (j) – information belonging to the municipality.

CARRIED

Council rose from Closed Session at 8:23pm and passed the following motion:

Resolution 2024 – 135

Moved By: Councillor Stephanie Briggs-Crawford

Seconded By: Councillor Michelle Taylor

That the Council of the Corporation of the Township of Pelee hereby approve proceeding with the recommendations relating to the information presented by Administration under the Municipal Act section 239 (2) (c) a proposed or pending acquisition or disposition of land by the municipality of local board.

CARRIED

16. ADJOURNMENT

The Mayor adjourned the meeting at 8:24 p.m.

Original Signed By:

**MAYOR,
CATHERINE MILLER**

Original Signed By:

**TOWNSHIP ADMINISTRATOR & CLERK,
KRISTINE HORST**