

## Regular Meeting of Council

### Minutes

Date: Tuesday, September 28, 2021  
Time: 7:00 pm  
Location: Electronic meeting live streamed at:  
<https://video.isilive.ca/tecumseh/live.html>.

#### Present:

Mayor, Gary McNamara  
Deputy Mayor, Joe Bachetti  
Councillor, Bill Altenhof  
Councillor, Brian Houston  
Councillor, Rick Tonial

#### Absent:

Councillor, Andrew Dowie  
Councillor, Tania Jobin

#### Also Present:

Director Parks & Recreation Services, Paul Anthony  
Director Public Works & Environmental Services, Phil Bartnik  
Director Fire Services & Fire Chief, Wade Bondy  
Director People & Culture, Michelle Bonnici  
Director Planning & Building Services and Acting Chief Administrative Officer, Brian Hillman  
Director Financial Services & Chief Financial Officer, Tom Kitsos  
Director Corporate Services & Clerk, Laura Moy  
Deputy Clerk & Manager Legislative Services, Jennifer Alexander  
Manager Committee & Community Services, Christina Hebert  
Manager Planning Services, Chad Jeffery  
Manager Recreation Programs & Events, Kerri Rice

#### **A. Roll Call**

#### **B. Order**

The Mayor calls the meeting to order at 7:00 pm.

#### **C. Report Out of Closed Meeting**

There is no closed meeting scheduled.

**D. Moment of Silence**

The Moment of Silence is waived in light of the electronic holding of this meeting.

**E. National Anthem**

The National Anthem is waived in light of the electronic holding of this meeting.

**F. Disclosure of Pecuniary Interest**

There is no pecuniary interest declared by a Member of Council.

**G. Minutes**

1. **Regular Council Meeting - September 14, 2021**
2. **Public Council Meeting - September 14, 2021, ZBA 1444 Shawnee Road**
3. **Public Council Meeting - September 14, 2021 - ZBA 12305 County Road 34**
4. **Public Council Meeting - September 14, 2021 - 5074 North Talbot Road**
5. **Special Council Meeting - September 8, 2021**

**Motion: RCM - 292/21**

Moved by Deputy Mayor Joe Bachetti  
Seconded by Councillor Brian Houston

**That** the September 14, 2021 minutes of the Regular Council meeting, the September 14, 2021 minutes of the Public Council meetings, and the September 8, 2021 minutes of the Special Council meeting, as were duplicated and delivered to the members, **be adopted**.

Carried

**H. Supplementary Agenda Adoption**

There are no supplementary agenda items.

**I. Delegations**

1. **Kevin Macchio, CPA, Manager, KPMG, LLP**

Re: 2020 Audited Financial Statements

**Motion: RCM - 293/21**

Moved by Councillor Rick Tonial  
Seconded by Councillor Bill Altenhof

**That** the Audit Findings Report for the year ended December 31, 2020, as prepared by KPMG LLP, **be received**;

**And that** the Consolidated Financial Statements of The Corporation of the Town of Tecumseh Year ended December 31, 2020, **be approved.**

Carried

**2. Paul Bezaire, OALA, MCIP, RPP, Partner, Bezaire Partners - Urban Planners, Landscape Architects**

Re: Strategic Master Plan for Parks and Recreation Services

Mr. Paul Bezaire presents the PowerPoint presentation entitled "Town of Tecumseh Parks Masterplan Review" as appended to the agenda. This presentation is a review of the Town's Parks Master Plan which includes a parks and trail inventory and asset valuation; community consultation; benchmarking and review of recommendations from the 2010 plan; and establishing new recommendations. Mr. Bezaire recommends that a new Parks Master Plan be undertaken by the Town in 2025.

**Motion: RCM - 294/21**

Moved by Councillor Brian Houston  
Seconded by Councillor Bill Altenhof

**That** Report PRS-2021-05 Strategic Master Plan for Parks and Recreation Services, 5 Year Update, **be moved forward** on the Agenda for discussion and consideration.

Carried

**Motion: RCM - 295/21**

Moved by Deputy Mayor Joe Bachetti  
Seconded by Councillor Rick Tonial

**That** Report PRS-2021-05 regarding the Strategic Master Plan for Parks and Recreation Services, 5 Year Review, **be received;**

**And that** the recommendations of the overall Strategic Master Plan for Parks and Recreation Services, 5 Year Review, **be received;**

**And furthermore that** Administration **be directed** to prepare a report for Council's consideration at a future Council meeting to adopt the Strategic Master Plan for Parks and Recreation Services, 5 Year Review.

Carried

**J. Communications - For Information**

**1. City of Sarnia dated September 17, 2021**

Re: Renovations

2. **Northumberland County dated August 31, 2021**  
Re: Capital Gains Tax on Primary Residence
3. **Ministry of Municipal Affairs and Housing dated September 17, 2021**  
Re: Ontario Proof of Vaccination Guidance for Businesses and Organizations
4. **Town of Essex dated September 21, 2021**  
Re: Rural Broadband High Speed Internet Access
5. **Town of Scugog dated September 17, 2021**  
Re: Structure Inventory and Inspections
6. **County of Essex dated September 15, 2021**  
Re: Affordable Housing Strategy
7. **Northumberland County dated July 6, 2021**  
Re: POA Streaming and Modernization

**Motion: RCM - 296/21**

Moved by Councillor Rick Tonial  
Seconded by Councillor Brian Houston

**That** Communications - For Information 1 through 7 as listed on the Tuesday, September 28, 2021 Regular Council Agenda, **be received**.

Carried

**Motion: RCM - 297/21**

Moved by Councillor Brian Houston  
Seconded by Councillor Rick Tonial

**That** the Town of Tecumseh **support** the Town of Essex resolution regarding on Rural Broadband High Speed Internet Access and calling upon the Province of Ontario to deem broadband internet as an essential service and to provide support to all municipalities so that all residents of Ontario can have access to broadband as an integral part of their daily lives;

**And that** a letter requesting support **be sent** to the Honorable Doug Ford, Premier of Ontario, the Association of Municipalities of Ontario (AMO) and all local municipalities;

**And further that** the Town of Essex resolution **be circulated** to the Rural Broadband Advisory Committee for information.

Carried

**K. Communications - Action Required**

**1. Association of Municipalities of Ontario dated September 21, 2021**

Re: Online Training on [Navigating Conflict Relationships as an Elected Official](#) scheduled for November 9 - 10, 2021

**Motion: RCM - 298/21**

Moved by Councillor Rick Tonial  
Seconded by Councillor Brian Houston

**That** the Mayor and Members of Council **be authorized** to attend the November 9-10, 2021 AMO's Online Training Navigating Conflict Relationships as an Elected Official at a cost of \$200 subject to the Town's Professional Development Policy and funds available in the 2021 Budget.

Carried

**L. Committee Minutes**

**1. Police Services Board Meeting - September 9, 2021**

**Motion: RCM - 299/21**

Moved by Councillor Rick Tonial  
Seconded by Councillor Bill Altenhof

**That** the September 9, 2021 minutes of the Police Services Board meeting as were duplicated and delivered to the members, **be received**.

Carried

**2. Town of Tecumseh Business Improvement Area - September 15, 2021**

**Motion: RCM - 300/21**

Moved by Councillor Brian Houston  
Seconded by Councillor Bill Altenhof

**That** the Town of Tecumseh Business Improvement Area Board minutes, as were duplicated and delivered to the members, **be received**.

Carried

**M. Reports**

**1. Chief Administrative Officer**

- a. CAO-2021-15 National Day for Truth and Reconciliation - September 30th

**Motion: RCM - 301/21**

Moved by Deputy Mayor Joe Bachetti  
Seconded by Councillor Brian Houston

**That** Report CAO-2021-15 entitled “National Day for Truth and Reconciliation – September 30” **be received**.

Carried

**2. Corporate Services & Clerk**

- a. CS-2021-29 2021 Local Government Week

**Motion: RCM - 302/21**

Moved by Deputy Mayor Joe Bachetti  
Seconded by Councillor Bill Altenhof

**That** the week of October 18 to 22, 2021, **be proclaimed** as Local Government Week (LGW) in the Town of Tecumseh (Town);

**And that** virtual events and activities **be planned** for local elementary and secondary students to create awareness of local government and acknowledge its vital role and function in helping to shape the community;

**And further that** LGW activities and events **be posted** on the Town’s website, and Social Media pages (Facebook and Twitter);

**And further more that** local elementary and secondary schools **be invited** to participate in the planned events.

Carried

**3. Parks & Recreation Services**

- a. PRS-2021-05 Strategic Master Plan for Parks and Recreation Services, 5 Year Update

This report was brought forward on the agenda to delegations for Council discussion and consideration.

**4. Planning & Building Services**

- a. PBS-2021-45 Zoning By-Law Amendment - Condition of Severance - Application B-13-21 - Vince Bavetta - 135 Chene Street

**Motion: RCM - 303/21**

Moved by Councillor Bill Altenhof  
 Seconded by Councillor Brian Houston

**That** the scheduling of a public meeting, on October 26, 2021 at 6:15 p.m., in accordance with the *Planning Act*, for the application submitted by the owner of 165 Chene Street to amend Zoning By-law 1746 by:

- rezoning the northern 1185.7 square (12,763 square foot) portion of 165 Chene Street from “Residential Zone 3 (R3-3)” to a site-specific “Residential Zone 3 (R3)” in order to:
- remove the currently permitted use of an automobile body repair garage in accordance with Condition 5 of Consent Application B-13-21; and
- establish regulations that would permit up to 46.4 square metres (500 square feet) of the existing 230.6 square metre (2,485 square foot) detached accessory structure to be used for a limited range of commercial uses; and

remove the currently permitted use of an automobile body repair garage in accordance with Condition 5 of Consent Application B-13-21; and

establish a maximum lot coverage of 40% to facilitate the construction of one single-unit dwelling; **be authorized.**

Carried

**5. Public Works & Environmental Services**

- a. PWES-2021-41 Disaster Mitigation and Adaptation Fund, 2021 Intake

**Motion: RCM - 304/21**

Moved by Councillor Brian Houston  
 Seconded by Councillor Bill Altenhof

**That** Administration **be authorized** to submit an application to the federal government for funding under the Disaster Mitigation and Adaptation Fund (DMAF), 2021 Intake for the following projects:

1. Riverside Drive Sanitary Relief Sewer
2. Green Valley Drive, St. Thomas Street, Dillon Drive Sanitary Relief Sewer
3. Lanoue Street & Lemire Street Sanitary Relief Sewer
4. Buster Reaume Park Stormwater Storage Facility (Storm Project ETD-1)

5. Lanoue Street & Lemire Street Storm Sewer Diversion (Storm Project ETD-2)

**And that** Administration **be authorized** to complete any business case(s), application(s) and/or to provide all information/documentation as required in order to constitute an application under DMAF 2021 Intake;

**And further that** the Chief Financial Officer **be authorized** to sign any required documents necessary to complete the application and the subsequent documentation to DMAF 2021 Intake;

**And furthermore that** the Mayor and Clerk **be authorized** to sign any documents/agreements (if required) for the application submissions and documentation to DMAF 2021 Intake, in a form satisfactory to the Town's Solicitor, financial content satisfactory to the Town's Chief Financial Officer and technical content to the Town's Engineer.

Carried

b. PWES-2021-42 Report to Amend Engineer's Report - Curtis Drain

**Motion: RCM - 305/21**

Moved by Deputy Mayor Joe Bachetti  
Seconded by Councillor Brian Houston

**That** Report PWES-2021-42 entitled "Amendments to an Engineer's Report for the Curtis Drain as per Section 84.1 of the *Drainage Act* and O. Reg. 500/21" **be received**;

**And that** By-Law No. 2021-75 being a by-law to amend Schedule A of By-Law No. 2021-14 and to approve the design changes for the drainage works as set out in the Amended Curtis Drain Report, prepared by Josh Warner, P.Eng. of R. Dobbin Engineering Inc., dated August 23, 2021 in accordance with Section 84.1 of the *Drainage Act* and O.Reg. 500/21 (Amended Curtis Drain Report), **be adopted**;

**And further that** any additional fees or expenditures for the Engineer to complete the amended report **be assessed** in accordance with the assessment schedule as set out in the Amended Curtis Drain Report;

**And furthermore that** notice of the Amended Report **be given** to all persons who own property that may be affected by the drainage works.

Carried

- c. PWES-2021-43 Watermain Anode Program Inspection and Replacement - Tender Award

**Motion: RCM - 306/21**

Moved by Councillor Bill Altenhof  
Seconded by Councillor Brian Houston

**That** the sole tender from C.P Systems, in the amount of \$230,200 plus non-rebatable HST, for the Watermain Anode Program, Inspection/Replacement Tender, **be approved;**

**And that** the Mayor and Clerk **be authorized** to enter into a contract for the services with C.P Systems;

**And further that** funding allocations, reflecting a \$59,692 increase, **be funded** from the Watermain Reserve Fund.

Carried

**N. By-Laws**

**1. By-Law 2021-73**

Being a by-law to amend By-law 1746, the Town's Comprehensive Zoning By-law for those lands in the former Town of Tecumseh.

**2. By-Law 2021-74**

Being a by-law to amend By-law 85-18, the Town's Comprehensive Zoning By-law for those lands in the former Township of Sandwich South.

**3. By-Law 2021-75**

Being a by-law to provide for an amendment to By-law 2021-14 being a by-law to provide for the repair and improvements to the Curtis Drain.

**Motion: RCM - 307/21**

Moved by Councillor Rick Tonial  
Seconded by Councillor Brian Houston

**That** By-Law 2021-73 being a by-law to amend By-law 1746, the Town's Comprehensive Zoning By-Law for those lands in the former Town of Tecumseh;

**That** By-Law 2021-74 being a by-law to amend By-law 85-18, the Town's comprehensive Zoning by-law for those lands in the former Town of Sandwich South;

**That** By-Law 2021-75 being a by-law to provide for an amendment to By-law 2021-14 being a by-law to provide for the repair and improvements to the Curtis Drain.

**Be given** first and second reading.

Carried

**Motion: RCM - 308/21**

Moved by Deputy Mayor Joe Bachetti

Seconded by Councillor Rick Tonial

**That** By-Law 2021-73 being a by-law to amend By-law 1746, the Town's Comprehensive Zoning By-Law for those lands in the former Town of Tecumseh;

**That** By-Law 2021-74 being a by-law to amend By-law 85-18, the Town's comprehensive Zoning by-law for those lands in the former Town of Sandwich South;

**That** By-Law 2021-75 being a by-law to provide for an amendment to By-law 2021-14 being a by-law to provide for the repair and improvements to the Curtis Drain.

**Be given** third and final reading.

Carried

**4. By-Law 2021-41**

Being a bylaw to provide for the repair and improvements to the CYR Drain

**Motion: RCM - 309/21**

Moved by Councillor Brian Houston

Seconded by Deputy Mayor Joe Bachetti

**That** the third and final reading of By-Law 2021-41 **being** a by-law to provide for the repair and improvements to the CYR drain **be repealed**.

Carried

**O. Unfinished Business**

**1. September 28, 2021**

The Members receive the Unfinished Business listing for Tuesday, September 28, 2021.

**P. New Business**

There are no new business items presented to Council.

**Q. Motions**

**1. Confirmatory By-law 2021-76**

**Motion: RCM - 310/21**

Moved by Councillor Bill Altenhof  
Seconded by Councillor Brian Houston

**That** By-Law 2021-76 being a by-law to confirm the proceedings of the Tuesday, September 28, 2021, regular meeting of the Council of The Corporation of the Town of Tecumseh **be given** first, second, third and final reading.

Carried

**R. Notices of Motion**

There are no Notices of Motion presented to Council.

**S. Next Meeting**

Tuesday, October 12, 2021

6:30 pm Public Council Meeting - McLean Hergott Drain - Water Department Bridge

7:00 pm Regular Council Meeting

**T. Adjournment**

**Motion: RCM - 311/21**

Moved by Councillor Brian Houston  
Seconded by Councillor Rick Tonial

**That** there being no further business, the Tuesday, September 28, 2021 meeting of the Regular Council **be adjourned** at 8:32 pm.

Carried

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Gary McNamara, Mayor

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Laura Moy, Clerk