

Regular Meeting of Council

Minutes

Date: Tuesday, November 22, 2022
Time: 7:00 pm
Location: Tecumseh Town Hall - Council Chambers
917 Lesperance Road
Tecumseh, Ontario N8N 1W9

Present:

Mayor, Gary McNamara
Deputy Mayor, Joe Bachetti
Councillor, James Dorner
Councillor, Alicia Higgison
Councillor, Brian Houston
Councillor, Tania Jobin
Councillor, Rick Tonial

Also Present:

Chief Administrative Officer, Margaret Misk-Evans
Acting Clerk, Jennifer Alexander
Director Community & Recreation Services, Paul Anthony
Director Public Works & Engineering Services, Phil Bartnik
Director Community Safety & Fire Chief, Wade Bondy
Director People & Culture, Michelle Bonnici
Director Technology & Client Services, Shaun Fuerth
Director Development Services, Brian Hillman
Director Financial Services & Chief Financial Officer, Tom Kitsos
Deputy Clerk - Clerks Services & Policy Advisor, Christina Hebert
Supervisor Recreation Programs & Events, Katie Pavlovski
Manager Building Services & Chief Building Official, Peter Valore

Others:

Acting Chief Building Official, Dan Lunardi

A. Roll Call

B. Order

The Mayor calls the meeting to order at 7:12 pm.

C. Report Out of Closed Meeting

There was no closed meeting scheduled.

D. Moment of Silence

The Members of Council and Administration observe a moment of silence.

E. National Anthem

The Members of Council and Administration observe the National Anthem of O Canada.

F. Land Acknowledgement

We acknowledge that we are on land and surrounded by water, originally inhabited by Indigenous Peoples who have travelled this area since time immemorial. This territory is within the lands honoured by the Wampum Treaties; agreements between the Anishinaabe, Haudenosaunee, Leni Lenape and allied Nations to peacefully share and care for the resources around the Great Lakes. Specifically, we would like to acknowledge the presence of the Three Fires Confederacy Ojibwe, Odawa, Potawatomi and Huron/Wendat Peoples. We are dedicated to honouring Indigenous history and culture while remaining committed to moving forward respectfully with all First Nations, Inuit and Métis.

G. Disclosure of Pecuniary Interest

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

H. Minutes

1. **Regular Council Meeting - October 11, 2022**
2. **Special Council Meeting- September 13, 2022 Customer Service Strategy**
3. **Special Council Meeting - November 14, 2022 - Council Elect Information Workshop**
4. **Special Council Meeting - November 15, 2022 - Inaugural Meeting**

Motion: RCM - 290/22

Moved by Deputy Mayor Joe Bachetti
Seconded by Councillor Brian Houston

That the October 11, 2022 minutes of the Regular Council Meeting, and the minutes of the September 13, and November 14, 2022 Special Council Meetings, as were duplicated and delivered to the members, **be adopted**.

Carried

Motion: RCM - 291/22

Moved by Councillor Alicia Higgison
Seconded by Councillor James Dorner

That the minutes of the Tuesday, November 15, 2022 Special Council Meeting, as were duplicated and delivered to the members, **be approved**

Carried

I. Supplementary Agenda Adoption

Motion: RCM - 292/22

Moved by Councillor Brian Houston
Seconded by Councillor Rick Tonial

That the supplementary items added to the Regular Council Meeting agenda regarding Report FS-2022-12 entitled Budget Variance Report- August 2022 **be approved**

Carried

J. Delegations

1. Building Services Operational Review

Peter Valore, Manager Building Services & Chief Building Official (CBO) and Dan Lunardi, Acting Chief Building Official

Dan Lunardi and Peter Valore present the PowerPoint presentation entitled "Building Services Operational Review" as appended on the agenda. Mr. Lunardi provides an overview of the current state of the building department and outlines the industry challenges with 1.5 million new homes to be built in the next 10 years along with a shortage of qualified Building Officials. Mr. Valore outlines the anticipated growth for the Town with development and resources required.

The Mayor opens the floor for questions.

In response to an inquiry on recruitment and the challenge to attract qualified candidates, the CBO indicates regionally there is a workforce shortage and municipalities are providing training opportunities to increase candidate qualifications to meet the requirements needed for building official.

A Member inquires on the development projections and staff workload meeting these growth demands. The CBO outlines the inspection process with the average residential home requiring 13 inspections. He clarifies that industrial inspections require additional time on-site due to the complexity of the development.

An inquiry is raised on the industrial rates and if they will increase. The Director explains the development charge rates recommended and remaining competitive within the region.

Motion: RCM - 293/22

Moved by Councillor Brian Houston
Seconded by Councillor Rick Tonial

That Report DS-2022-45 Building Services Operational Review November 2022 be moved forward on the agenda

Carried

- a. DS-2022-45 Building Services Operational Review November 2022

Motion: RCM - 294/22

Moved by Councillor Brian Houston
Seconded by Councillor Alicia Higgison

That Report DS-2022-45 entitled “Building Services Operational Review, November 2022”, **be received**.

And that the “Building Service Operational Review dated November 22, 2022”, as attached to DS-2022-45, **be approved in principle**;

And further that final approval and implementation of the Building Service Operational Review **be referred** to 2023 budget deliberations.

Carried

K. Communications - For Information

1. **Ministry of Municipal Affairs and Housing dated November 15, 2022**

Re: Congratulations on Municipal Elections

2. **Town of Perry dated October 11, 2022**

Re: Healthcare Connect System for Members of the Canadian Armed Forces

3. **Essex Region Conservation Authority dated November 17, 2022**

Re: *Bill 23, the More Homes Built Faster Act*

Motion: RCM - 295/22

Moved by Councillor Tania Jobin
Seconded by Councillor Rick Tonial

That Communications - For Information 1 through 3 as listed on the Tuesday, November 22, 2022 Regular Council Agenda, **be received**.

Carried

Motion: RCM - 296/22

Moved by Councillor Tania Jobin
Seconded by Councillor James Dorner

That the Town of Tecumseh **support** the Township of Perry's resolution regarding changes to be made to the Healthcare Connect system for Members of the Canadian Armed Forces.

Carried

Motion: RCM - 297/22

Moved by Councillor Tania Jobin
Seconded by Councillor Alicia Higgison

That the Town of Tecumseh **support** the Essex Region Conservation Authority's correspondence dated November 17, 2022 regarding *Bill 23 More Homes Built Faster Act*.

Carried

L. Communications - Action Required

1. Federation of Canadian Municipalities dated November 11, 2022

Re: Sustainable Communities Conference 2023 ([View Here](#))

2. Congress for the New Urbanism

Re: Conference May 31- June 3, 2023 ([View Here](#))

Motion: RCM - 298/22

Moved by Deputy Mayor Joe Bachetti
Seconded by Councillor Rick Tonial

That the Mayor and Members of Council **be authorized** to attend the Federation of Canadian Municipalities 2023 Sustainable Communities Conference, at a cost of \$100 per person, and to attend the Congress for the New Urbanism, at a cost of \$550 US per person, in accordance with the Town's Professional Development Policy and subject to funding in the 2023 Budget.

Carried

M. Committee Minutes

1. Police Services Board dated October 17, 2022

Motion: RCM - 299/22

Moved by Councillor Brian Houston
Seconded by Councillor Tania Jobin

That the October 17, 2022 minutes of the Police Services Board, as were duplicated and delivered to the members, **be accepted**.

Carried

2. Town of Tecumseh Business Improvement Area dated October 19, 2022

Motion: RCM - 300/22

Moved by Councillor Brian Houston
Seconded by Councillor Rick Tonial

That the Wednesday, October 19, 2022 minutes of the Town of Tecumseh Business Improvement Area, as were duplicated and delivered to the members, **be accepted**.

Carried

N. Reports

1. Community & Recreation Services

a. CRS-2022-15 Recreation Programs and Special Events 2023

Motion: RCM - 301/22

Moved by Deputy Mayor Joe Bachetti
Seconded by Councillor Brian Houston

That Report CRS-2022-15 respecting Recreation Programs and Special Events 2023, **be received**.

And that the associated costs of the 2023 Recreation Programs and Special Events **be referred** to the 2023 budget deliberations.

Carried

- b. CRS-2022-16 Conseil Scolaire Catholique Providence - l'Essor High School Agreement Amendment

Motion: RCM - 302/22

Moved by Councillor Brian Houston
Seconded by Councillor Alicia Higgison

That the Town **enter** into an Amending Licence Agreement with Conseil scolaire catholique Providence for the School Board Lands, satisfactory in form and content to the Town's Solicitor;

And that By-law 2022-087 being a bylaw to authorize the Mayor and Clerk to execute the Amending Licence Agreement **be adopted**.

Carried

2. Community Safety & Fire Services

- a. CS-2022-02 Emergency Management Appointment

Motion: RCM - 303/22

Moved by Councillor Rick Tonial
Seconded by Councillor Alicia Higgison

That Report CS-2022-02 entitled "Emergency Management Appointments By-Law", **be received**.

And that the "Emergency Management Appointments By-Law" By-Law 2022-086 **be adopted**.

Carried

3. Development Services

- a. DS-2022-32 Zoning By-law Amendment, 12106 Tecumseh Road, Scheduling of a Public Meeting

Motion: RCM - 304/22

Moved by Councillor Brian Houston
Seconded by Councillor Rick Tonial

That the scheduling of a public meeting, to be held on Tuesday, December 13, 2022 at 5:30 p.m., in accordance with the *Planning Act* for a zoning by-law amendment application submitted for a 0.35 hectare (0.87 acre) parcel of land located on the north side of Tecumseh Road, at its intersection with Poisson Street (12106 Tecumseh Road), seeking to amend Zoning By-law 1746 by rezoning the subject land from "General Commercial Zone (C3)" to a site-specific "General Commercial Zone (C3-17)" to permit the construction of a 5-storey, 40-unit, mixed-use commercial/residential development, **be authorized**.

Carried

- b. DS-2022-44 Bill 23, The More Homes Built Faster Act, Summary Report

Motion: RCM - 305/22

Moved by Councillor Rick Tonial

Seconded by Councillor Alicia Higgison

That Report DS-2022-44 *Bill 23 –More Homes Built Faster Act, 2022*, Summary Report, **be received**;

And that Report DS-2022-44 **be submitted** to the Province through the Environmental Registry of Ontario as comments from the Town of Tecumseh on *Bill 23*;

And further that Administration **draft and send** a letter to the Windsor Tecumseh MPP Andrew Dowie regarding Council's support of Report DS-2022-44 entitled "Bill 23 More homes Built Faster Act, 2022, Summary Report".

Carried

- c. DS-2022-46 Tecumseh Lakeshore - Shared Commercial Economic Development Strategy - 2023 Implementation Program

Motion: RCM - 306/22

Moved by Councillor Rick Tonial

Seconded by Councillor Tania Jobin

That Report DS-2022-46 entitled "Tecumseh Lakeshore-Shared Commercial Economic Development Strategy - 2023 Implementation Program", **be received**.

And that final approval and implementation of the programs proposed for implementation in 2023, as identified in Report DS-2022-46 **be referred** to 2023 budget deliberations.

Carried

4. Financial Services

- a. FS-2022-10 Essex Powerlines Corporation Long Term Financing Agreement Renewal

Motion: RCM - 307/22

Moved by Deputy Mayor Joe Bachetti
Seconded by Councillor Brian Houston

That Report FS-2022-10 Essex Powerlines Corporation Long-Term Financing Agreement Renewal **be received**;

And that By-law 2022-085 authorizing the Mayor and Clerk to execute a Long-Term Financing Agreement between The Corporation of the Town of Tecumseh and Essex Powerlines Corporation **be adopted**.

Carried

- b. FS-2022-11 2021 Annual Report on Investment and Cash Management

Motion: RCM - 308/22

Moved by Councillor Alicia Higgison
Seconded by Councillor Rick Tonial

That Report FS-2022-11 entitled "2021 Annual Report on Investment and Cash Management" **be received**.

Carried

- c. FS-2022-12 Budget Variance Report - August 2022

Motion: RCM - 309/22

Moved by Councillor Brian Houston
Seconded by Councillor James Dorner

That Report FS-2022-12 Budget Variance Report – August 2022, showing a projected tax-supported surplus of \$483,000 and a rate-supported deficit of \$64,000 **be received**.

Carried

5. Legislative & Clerk Services

- a. LCS-2022-34 Appointment of an Alternate Member to Essex County Council

Motion: RCM - 310/22

Moved by Councillor Tania Jobin
Seconded by Councillor Rick Tonial

That Report LCS-2022-34 entitled “Appointment of an Alternate Member to Essex County Council” **be received**;

And that the draft policy entitled “Appointment of an Alternate Member to County Council” **be approved**;

And further that Council **commence** the appointment of an Alternate Member to County Council;

And furthermore that Councillor Brian Houston **be appointed** as the alternate member of County Council for the 2022-2026 term of Council.

Carried

- b. LCS-2022-35 2022 Municipal and School Board Election Results and Voter Turnout

Motion: RCM - 311/22

Moved by Councillor Tania Jobin
Seconded by Councillor Brian Houston

That Report LCS-2022-35 entitled “2022 Municipal and School Board Election Results and Voter Turnout” **be received**.

Carried

- c. LCS-2022-36 Accessibility Report - 2022 Tecumseh Municipal Elections

Motion: RCM - 312/22

Moved by Councillor James Dorner
Seconded by Councillor Alicia Higgison

That Report LCS-2022-36 entitled “Accessibility Report: 2022 Municipal and School Board Election”, **be received**;

And that Report LCS-2022-36 **be posted** on the Town’s website for public access.

Carried

6. Public Works & Engineering Services

- a. PWES-2022-41 Upper Little River Watershed Drainage and Master Plan Class EA - Project Update and Notice of Study Completion

Motion: RCM - 313/22

Moved by Councillor Brian Houston
Seconded by Councillor Alicia Higgison

That Council **endorse** the issuance of the Notice of Study Completion by the Essex Region Conservation Authority for the Upper Little River Watershed Drainage and Master Plan Class Environmental Assessment to commence the 30-day review period.

Carried

- b. PWES-2022-43 Transfer of License Agreement on Title to Lands at 5220 and 5250 Outer Drive and 5245 Burke Street

Motion: RCM - 314/22

Moved by Councillor Rick Tonial
Seconded by Councillor James Dorner

That Report PWES-2022-43 regarding the Transfer of License Agreement on Title to Lands at 5220 and 5250 Outer Drive and 5245 Burke Street **be received**;

And that By-law 2022-084 **be given** its first, second and third reading, transferring the License Agreement, via Consent, between the Corporation of the Town of Tecumseh and Moldplas Inc. and Build-A-Mold Limited to The Corporation of the Town of Tecumseh and Nobel REIT Limited Partnership by its general partner Nobel REIT GP Inc. to reflect the new property ownership.

Carried

O. By-Laws

1. By-Law 2022-082

A By-Law to Appoint an Alternate Member to the Council of the County of Essex during an absence of the Mayor or Deputy Mayor

2. By-Law 2022-083

Being a by-law to confirm and appoint certain officers, servants and employees of The Corporation of the Town of Tecumseh

3. By-Law 2022-084

Being a by-law to authorize the execution of a License Agreement between The Corporation of the Town of Tecumseh and Nobel REIT GP Inc.

4. By-Law 2022-085

Being a by-law to authorize the execution of a Long-Term Financing Agreement with The Corporation of the Town of Tecumseh and Essex Powerlines Corporation

5. By-Law 2022-086

Being a by-law to establish an Emergency Management Program for the Town of Tecumseh and to appoint certain positions required under the Emergency Management and Civil Protection Act.

6. By-Law 2022-087

Being a by-law to authorize the execution of an amending License Agreement between The Corporation of the Town of Tecumseh and Conseil scolaire catholique Providence

Motion: RCM - 315/22

Moved by Councillor Tania Jobin
Seconded by Councillor Brian Houston

That By-Law 2022-82 being a by-law to appoint an Alternate Member to the Council of the County of Essex during an absence of the Mayor or Deputy Mayor;

That By-Law 2022-083 being a by-law to confirm and appoint certain officers, servants, and employees of The Corporation of the Town of Tecumseh;

That By-Law 2022-084 being a by-law to authorize the execution of a License Agreement between The Corporation of the Town of Tecumseh and Nobel REIT GP Inc.;

That By-Law 2022-085 being a by-law to authorize the execution of a Long Term Financing Agreement with the Corporation of the Town of Tecumseh and Essex Powerlines Corporation;

That By-Law 2022-086 being a by-law to establish an Emergency Management Program for the Town of Tecumseh and to appoint certain positions required under the Emergency Management and Civil Protection Act;

That By-Law 2022-087 being a by-law to authorize the execution of an amending License Agreement between The Corporation of the Town of Tecumseh and Conseil scolaire catholique Providence.

Be given first and second reading.

Carried

Motion: RCM - 316/22

Moved by Councillor Brian Houston
Seconded by Councillor Tania Jobin

That By-Law 2022-82 being a by-law to appoint an Alternate Member to the Council of the County of Essex during an absence of the Mayor or Deputy Mayor;

That By-Law 2022-083 being a by-law to confirm and appoint certain officers, servants, and employees of The Corporation of the Town of Tecumseh;

That By-Law 2022-084 being a by-law to authorize the execution of a License Agreement between The Corporation of the Town of Tecumseh and Nobel REIT GP Inc.;

That By-Law 2022-085 being a by-law to authorize the execution of a Long-Term Financing Agreement with the Corporation of the Town of Tecumseh and Essex Powerlines Corporation;

That By-Law 2022-086 being a by-law to establish an Emergency Management Program for the Town of Tecumseh and to appoint certain positions required under the Emergency Management and Civil Protection Act;

That By-Law 2022-087 being a by-law to authorize the execution of an amending License Agreement between The Corporation of the Town of Tecumseh and Conseil scolaire catholique Providence.

Be given third and final reading.

Carried

P. Unfinished Business

1. November 22, 2022

The Members receive the Unfinished Business listing for Tuesday, November 22, 2022.

Q. New Business

Traffic Calming Measures

A Member requests Administration to review traffic calming measures such as flexible road speed signs on Hebert Street.

R. Motions

1. Confirmatory By-law 2022-088

Motion: RCM - 317/22

Moved by Councillor Brian Houston
Seconded by Councillor Rick Tonial

That By-Law 2022-088 being a by-law to confirm the proceedings of the Tuesday, November 22, 2022, regular meeting of the Council of The Corporation of the Town of Tecumseh **be given** first, second, third and final reading.

Carried

S. Notices of Motion

There are no Notices of Motion presented to Council.

T. Next Meeting

Tuesday, December 13, 2022

5:30 pm Public Council Meeting - Zoning By-Law Amendment -12106 Tecumseh Road

6:00 pm Special Council Meeting - Committee and Board Appointments

7:00 pm Regular Council Meeting

U. Adjournment

Motion: RCM - 318/22

Moved by Councillor Alicia Higgison
Seconded by Councillor James Dorner

That there being no further business, the Tuesday, November 22, 2022 meeting of the Regular Council **be adjourned** at 10:14 pm.

Carried

Gary McNamara, Mayor

Jennifer Alexander, Acting Clerk