

THE CORPORATION OF THE TOWNSHIP OF EMO
REGULAR COUNCIL MINUTES
April 17, 2018

Minutes of the Regular meeting of the Council of the Corporation of the Township of Emo held on Tuesday, April 17, 2018 at 6:00 p.m.

Present: Mayor Jack Siemens; Councillors Michael Loney, Lori Ann Shortreed and Vernon Thompson; CAO/Clerk-Treasurer Bridget Foster.

Absent: Councillor Warren Toles.

Declaration of Pecuniary Interest and the General Nature Thereof: None.

RESOLUTIONS:

1. **Shortreed - Loney:** BE IT RESOLVED that we hereby approve the Regular Council Meeting agenda for Tuesday, April 17, 2018.

CARRIED.

2. **Thompson - Loney:** BE IT RESOLVED that the March 27, 2018 Regular Council Meeting and April 4, 2018 Special Council Meeting minutes, be adopted as circulated.

CARRIED.

3. **Shortreed - Thompson:** BE IT RESOLVED that we hereby accept written report from Peter McQuaker, Public Works Superintendent, Ed Bullied, Deputy Public Works Superintendent and Bridget Foster, CAO/Clerk-Treasurer (from March 28, 2018 to April 17, 2018).

CARRIED.

4. **Shortreed - Loney:** BE IT RESOLVED that approval for the draft plan be given for 14-unit vacant land plan of condominium on the property described as Part of the Eastern ½, Northwest ¼ Section 26, Geographic Township of Lash, Township of Emo, District of Rainy River, with the following conditions:

- This application is for the approval of 14 vacant land condominium units
1. That a final plan of condominium be submitted to the Township, prepared by an OLS, suitable for registration with the Ontario Land Registry Office.
 2. That the final plan illustrates 14 vacant land units, with the proposed roadway for the subject property identified as a common element, and a .3 metre strip of land reserved along the unopened portion of Hornal Road in order to restrict access to Units (Lots) 9 – 14.
 3. That a final “Declaration” be provided to the Township, in a format acceptable to the Township Planner.

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4. That the property be rezoned to permit the creation of new units/lots with a minimum frontage of 25 metres.
5. That a hydrogeologic study be prepared by a qualified engineer indicating there is an adequate supply of groundwater suitable for domestic use and drinking water purposes.
6. That written confirmation be received from the NWHU or Ministry of Environment and Climate Change that the proposed waste water disposal system(s) are acceptable for the proposed development.
7. That a Development Agreement be approved by the Township of Emo for; (i) lot grading plan, (ii) storm water management plan and (iii) the upgrade of the Horal Road to a municipal rural road standard. The affected area of the roadway is from the intersection of Highway 11 to the entrance of the proposed plan of condominium.
8. That a letter be received from Hydro One that electrical services have been installed to the property lines of the proposed units.
9. That prior to final approval by the Township of Emo, the Township is to be advised, in writing, by the owner, or their agents, how conditions 1-8 inclusive have been satisfied.
10. That draft approval for this development is for a period of five (5) years. The Owner may apply for any extension at least sixty (60) days prior to the lapsing date.

Notes to Draft Approval:

1. It is the applicant's responsibility to fulfill the conditions of draft condominium approval and to ensure that the required compliance with the conditions is forwarded to the Chief Administrative Officer, Township of Emo, Box 417, Emo, ON, P0W 1E0.
2. All measurements in the subdivision final plan must be presented in metric units.
3. That plan must be registered within 90 days following final approval by the Township of Emo, or approval may be withdrawn under subsection 51(59) of the Planning Act.

CARRIED.

5. **Thompson - Loney:** BE IT RESOLVED that we hereby nominate Ann Pollard for the 2018 Senior of the Year Award.

CARRIED.

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6. **Shortreed - Thompson:** BE IT RESOLVED that we hereby agree pass a by-law to establish a Use of Corporate Resources for Election Purposes Policy.

CARRIED.

7. **Shortreed – Loney:** BE IT RESOLVED that **By-law No. 2018-11**, being a by-law to establish a Use of Corporate Resources for Election Purposes Policy, be read a first, second and third time, be finally passed, signed by the Mayor and Clerk, and become law forthwith.

CARRIED.

8. **Loney - Shortreed:** BE IT RESOLVED that we hereby agree to pass a by-law to establish a Municipal Election Recount Policy.

CARRIED.

9. **Thompson – Shortreed:** BE IT RESOLVED that **By-law No. 2018-12**, being a by-law to establish a Municipal Election Recount Policy, be read a first, second and third time, be finally passed, signed by the Mayor and Clerk, and become law forthwith.

CARRIED.

10. **Thompson – Shortreed:** BE IT RESOLVED that we hereby authorize the payment of bills on file in Municipal General to April 17, 2018.

CARRIED.

11. **Shortreed – Loney:** BE IT RESOLVED that we hereby approve the invoices for the following Township of Emo Boards/Committees to April 17, 2018:

- Emo-LaVallee Community Centre
- Emo Recreation Council
- Emo Cemetery
- Emo Parks
- Emo Toy Library/Resource Centre

CARRIED.

12. **Shortreed - Thompson:** BE IT RESOLVED that we hereby authorize payment to S. Burnett & Associates Ltd. in the amount of \$5,288.98, being invoices to March 15, 2018.

CARRIED.

13. **Loney - Thompson:** BE IT RESOLVED that we hereby accept Township of Emo East End Watermain Expansion Project Completion Report, as submitted by S. Burnett & Associates Ltd.

CARRIED.

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14. **Loney - Shortreed:** BE IT RESOLVED that we hereby accept Township of Emo Sewage Facilities Annual Report for 2017, as submitted.

CARRIED.

15. **Thompson - Shortreed:** BE IT RESOLVED that we hereby authorize purchase of personal protective equipment for volunteer firefighter from the Township of Chapple in the amount of \$1,791.00, as follows:

- 1 bunker coat
- 1 bunker pant
- 1 structural gloves
- 1 structural boots
- 1 gear bag
- 1 yellow helmet
- 1 structural hood

CARRIED.

16. **Shortreed - Loney:** BE IT RESOLVED that we hereby declare the Emo Walleye Classic scheduled May 24-26, 2018, a Community Event with Municipal Significance.

CARRIED.

17. **Shortreed - Thompson:** BE IT RESOLVED that we hereby to hire Tulloch Engineering to complete Closure and Post Closure Liability Assessment for the Emo Landfill Site in the amount of \$2,750.00, plus HST;

And further, we hereby agree to hire Tulloch Engineering to complete the following requirements, as identified by Ministry of Environment and Climate Change (MOECC), in Inspection Report completed on May 19, 2017:

-Action 1 – Investigation of the Reasonable Use Guideline incl. wells in the amount of \$24,250.00, plus HST;

-Action 2 – Reasonable Use Guideline Report Submitted to MOECC in the amount of \$3,500.00, plus HST;

-Action 3 a) Approved landfilling area and 150m CAZ in the amount of \$8,750.00, plus HST;

-Action 3 b) – Provide a map to the MOECC in the amount of \$2,500.00 plus HST.

CARRIED.

18. **Thompson - Loney:** BE IT RESOLVED that we hereby to hire TBT Engineering Consulting Group to compete a full Designated Substance Survey (DSS) for the Emo OPP Station Building in the amount of \$7,000.00, plus HST, as per quotation;

And further, to hire TBT Engineering Consulting Group to complete air sampling for mould at the Emo OPP Station Building, as a result of recent flooding of basement, in the amount of \$1,000.00, plus HST and additional samples for a fee of \$100.00 per sample, as required.

CARRIED.

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19. **Thompson - Loney:** BE IT RESOLVED that we hereby agree to send Council to the Rainy River District Social Services Administration Board Annual General Meeting scheduled May 17, 2018 in Fort Frances, ON.

CARRIED.

20. **Shortreed - Loney:** BE IT RESOLVED that we hereby approve General Financial Statement to February 28, 2018, as submitted.

CARRIED.

21. **Loney - Thompson:** BE IT RESOLVED that we hereby agree to go in-camera at 8:55 p.m. for the following reasons:

- Security of property;
- Personal matters regarding an identifiable individual, including employees;
- Proposed or pending acquisitions or disposition of real property;
- Labour relations and employee negotiations;
- Litigation or potential litigation, including matter before administrative tribunals affecting the municipality or local board;
- Advice subject to a solicitor-client privilege, including communications necessary for that purpose;
- Any matter with respect to which a council, local board or committee or other body may hold a closed meeting under any other statute;
- Consideration of a request under the Municipal Freedom of Information and Protection of Privacy Act.

CARRIED.

22. **Shortreed - Loney:** BE IT RESOLVED that we hereby agree to come out of in-camera session at 9:12 p.m.

CARRIED.

23. **Shortreed - Thompson:** BE IT RESOLVED that we hereby adjourn to meet again on May 8, 2018 at 6:00 p.m.

CARRIED.

Errors or Omissions from April 17, 2018 Regular Council Meeting minutes: None.

Business arising from April 17, 2018 Regular Council Meeting minutes: None.

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Peter McQuaker, Public Works Superintendent, attended the meeting to present his written report, with discussion as follows:

- Cemetery has been cleaned up and the Canadian and Emo flags have been hung along the highway;
- Grader is in need of repairs - Strongco is in the area and will look at it in order to determine what can be done to fix it;
- Old tanker that was previously approved to be utilized as the flush truck, once flush truck tank has been transferred over, is not being used for this purpose. Pete noted it was determined the repairs were too extensive; therefore, intending to utilize it for hauling a rented belly dump truck, if needed in the future;
- 18 cords of wood were hauled out from the proposed RV park by Keith Smith. Pete indicated Keith Smith would be giving the Township of Emo payment for this wood.

Nathan Schmidt, Officer Commander for the Ontario Provincial Police attended the meeting to present the 2017 Detachment Commander Report.

Carmen Sheppard attended the meeting to address the poor road conditions of Aylsworth Road and Fisher Road.

Ben Grant attended the meeting express his concerns regarding the proposed 14 unit vacant land condominium, as follows:

- 0.3 metres strip of land between the lots on the east side of the development and Hornal Road;
- Metal markers around the perimeter of the property that are visible to indicate where the property lines are;
- Hydrogeological study that considers the surrounding property wells, in order to eliminate the risk of potential damage to existing, surrounding wells.

Letters received from Barb McQuaker and Roben Ogden regarding the 14 unit vacant lot condominium were read.

Alan Cooke, applicant of the 14 unit vacant land condominium, attended the meeting to address concerns that have been raised by the public.

The meeting adjourned 9:15 p.m.