

**TOWNSHIP OF SOUTH GLENGARRY  
REGULAR MEETING OF COUNCIL  
Council Chambers, Municipal Office  
Monday, March 16, 2020 7:00 PM**

Page

- 1. CALL TO ORDER**
- 2. O CANADA**
- 3. APPROVAL OF AGENDA**
  - a) Additions, Deletions or Amendments  
All matters listed under For Information Only, are considered to be routine and will be enacted by one motion. Should a Council member wish an alternative action from the proposed recommendation, the Council member shall request that this matter be moved to the appropriate section at this time.
- 4. DECLARATION OF PECUNIARY INTEREST**
  - a) [Pecuniary Interest Form](#) 4
- 5. APPROVAL OF MINUTES**
  - a) [Previous Meeting Minutes - March 2, 2020](#) 5 - 12
  - b) [Special Meeting Minutes - March 3, 2020](#) 13 - 14
- 6. PRESENTATIONS AND DELEGATIONS**
  - a) Glen Walter Park - Chris Bourgon & Rizwan Mustafa
- 7. NEW BUSINESS**
  - a) **Staff Reports**
    - i. [Sale of Surplus Land - Lancaster Heights \(K. MacDonald\)](#) 15 - 17
    - ii. [2019 - Council Remuneration and Expenses \(L.McDonald\)](#) 18 - 20
    - iii. [Council Per Diem \(L. McDonald\)](#) 21 - 25
    - iv. [Second Reading- Proposed Clean Yards By-Law \(V. Brunet\)](#) 26 - 50

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<b>c)</b>	<b>Committee Reports</b>	
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<b>11.</b>	<b>ADJOURNMENT</b>	





**DECLARATION OF PECUNIARY INTEREST**

I, \_\_\_\_\_, declare a pecuniary interest on Agenda Item(s) for the meeting of \_\_\_\_\_:

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**Signature**

## MINUTES

THE REGULAR MEETING OF THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY WAS HELD IN THE EVENING AT THE TOWNSHIP OFFICE, LANCASTER ON MARCH 2, 2020

PRESENT: Mayor Frank Prevost, Deputy-Mayor Lyle Warden, Councillor Stephanie Jaworski, Councillor Martin Lang, and Councillor Sam McDonell

STAFF PRESENT: CAO Tim Mills, Clerk Kaylyn MacDonald, GM Community Services Joanne Haley, GM Infrastructure Services Ewen MacDonald, GM Corporate Services Lachlan McDonald, Fire Chief Dave Robertson.

1. CALL TO ORDER

**Resolution No. 57-2020**

Moved by Councillor Lang

Seconded by Councillor Jaworski

BE IT RESOLVED THAT the Council Meeting of the Township of South Glengarry now be opened at 7:00pm.

CARRIED

2. O CANADA

3. APPROVAL OF AGENDA

**Resolution No. 58-2020**

Moved by Deputy Warden

Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry approve the agenda as amended.

Items moved to Other Business from For Information Only

7.d) iii Letter - Optimist Club Request for Support for Flyby at Smithfield Park

7 d) xi. Letter - 2020 Municipal Cost Share of Public Health Funding EOHU

CARRIED

4. DECLARATION OF PECUNIARY INTEREST - None

5. APPROVAL OF MINUTES

- a) Previous Meeting Minutes - February 18, 2020

**Resolution No. 59-2020**

Moved by Councillor Jaworski  
Seconded by Deputy Warden

BE IT RESOLVED THAT the Minutes of the Regular Meeting of the Council of the Township of South Glengarry held on February 18, 2020 be adopted as circulated.

CARRIED

6. PRESENTATIONS AND DELEGATIONS

- a) Bishops House Update - Glengarry Fencibles Trust (Brenda Baxter)  
Mrs. Baxter updated Council on the progress of restoration work being done at the Bishop's House historic site.

7. NEW BUSINESS

- a) Staff Reports

- i) Multi-Year Accessibility Plan - Third Reading

**Resolution No. 60-2020**

Moved by Councillor Lang  
Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 06-2020 be received and that By-law 75-2019, being a by-law to adopt a Multi-Year Accessibility Plan for the Township of South Glengarry, be read a third time, passed, signed and sealed in Open Council this 2nd day of March 2020.

CARRIED

- ii) Donation Request - Williamstown Santa Claus Parade

**Resolution No. 61-2020**

Moved by Deputy Warden  
Seconded by Councillor Lang

BE IT RESOLVED THAT Staff Report 20-2020 be received and that the Council of the Township of South Glengarry support the request of \$750 to offset the costs of organizing and running the Williamstown Santa Claus Parade.

CARRIED

- iii) 2020 Budget and Tax Rates

**Resolution No. 62-2020**

Moved by Councillor McDonell  
Seconded by Councillor Lang

BE IT RESOLVED THAT Staff Report 21-2020 be received and that By-law 09-2020, being a by-law to adopt the estimates of all sums required during the year and to adopt the tax rates for the year 2020, be read a first, second, and third time, passed, signed, and sealed in Open Council this 2nd day of March 2020.

CARRIED

iv) Resolution - Oliver Magee Municipal Drain

**Resolution No. 63-2020**

Moved by Councillor Jaworski  
Seconded by Deputy Warden

BE IT RESOLVED THAT Staff Report 22-2020 be received and that the Council of South Glengarry undertake improvements to the Oliver Magee Drain under Section 78 of the Drainage Act, as per Section 39 (1) of the Drainage Act and extend the appointment of McIntosh Perry as the Drainage Engineer. Council acknowledges that all expenses incurred to relocate the Oliver Magee Drain are to be paid for by Three Veas Co. Ltd., and that the Mayor and Clerk are authorized sign all required documentation.

CARRIED

v) Granular Tender 01-2020

**Resolution No. 64-2020**

Moved by Deputy Warden  
Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 23-2020 be received and that the Council of the Township of South Glengarry award Tender 01-2020 for the Supply and Placement of Granular Materials to Cornwall Gravel Company Inc. in accordance with their procurement submission in the amount of \$318,000 plus HST for 30,000 tonnes of granular at a cost of \$10.60 per tonne plus applicable taxes; and furthermore, that the Mayor and Clerk be authorized to sign all appropriate documents.

CARRIED

vi) Surface Treatment Procurement 03-2020

**Resolution No. 65-2020**

Moved by Councillor Jaworski  
Seconded by Councillor Lang

Staff Report 24-2020 be received and that the Council of the Township of South Glengarry award Procurement 03-2020 for the Supply and Placement of Surface Treatment to Smiths Construction, in accordance with their procurement submission of \$440,804.00, plus HST and furthermore that the Mayor and Clerk be authorized to sign all appropriate documents.

CARRIED

vii) Tandem Plough Tender 02-2020

**Resolution No. 66-2020**

Moved by Councillor McDonell  
Seconded by Councillor Jaworski

BE IT RESOLVED THAT Staff Report 25-2020 be received and that the Council of the Township of South Glengarry award Procurement 02-2020 for the purchase of a Tandem Truck complete with Box and Harness to Cornwall Freightliner as per their submission of \$249,092.00 plus HST and

furthermore, that the Mayor and Clerk be authorized to sign any relevant documents.

CARRIED

viii) Dust Suppressant Procurement 04-2020

**Resolution No. 67-2020**

Moved by Deputy Warden

Seconded by Councillor Lang

BE IT RESOLVED THAT Staff Report No.26-2020 be received and that the Township of South Glengarry award the supply and application of liquid dust suppressant to Pollard Products Inc. as per their submission of \$373.75 per tonne and furthermore that the Mayor and Clerk be authorized to sign the Contract.

CARRIED

ix) Proposed Clean Yard Bylaw

**Resolution No. 68-2020**

Moved by Councillor McDonell

Seconded by Councillor Jaworski

BE IT RESOLVED THAT Staff Report No. 27-2020 be received and that By-law 11-2020, being a by-law to provide for the maintenance of land in a clean, clear and safe condition in the Township of South Glengarry be read a first time this 2nd day of March, 2020.

CARRIED

x) Approval of Water & Waste Water Annual Reports

**Resolution No. 69-2020**

Moved by Councillor Lang

Seconded by Deputy Warden

BE IT RESOLVED THAT Staff Report 33-2020 be received and that the Council of the Township of South Glengarry acknowledge receipt of the 2019 Annual Reports for the Redwood Estates, Lancaster and Glen Walter Water Treatment Plants and the Lancaster, Green Valley and Glen Walter Sewage Treatment Plants.

CARRIED

xi) Procurement Fire Helmets

**Resolution No. 70-2020**

Moved by Councillor Jaworski

Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 29-2020 be received and that the Council of the Township of South Glengarry complete the purchase of 120 Bullard fire helmets from M&L Supply per their submission of \$44,820.00 plus HST and furthermore that \$4820.00 be reallocated from Fire Reserves for this purchase and that the Mayor and Clerk be authorized to sign any relevant documents.

CARRIED

- xii) Procurement 05-2020 Fire Pumper

**Resolution No. 71-2020**

Moved by Deputy Warden

Seconded by Councillor Lang

BE IT RESOLVED THAT Staff Report 30-2020 be received and that the Council of the Township of South Glengarry award RFP 05-2020 for the purchase of a Fire Pumper Apparatus to Dependable Emergency Vehicles per their submission of \$545,750.00 plus HST and furthermore that any additional costs not approved in the 2020 budget be transferred from Fire Reserves for this purchase and that the Mayor and Clerk be authorized to sign any relevant documents.

CARRIED

- xiii) J. Henstock Recycling Inc. Zoning By-Law Amendment

**Resolution No. 72-2020**

Moved by Councillor Lang

Seconded by Councillor Jaworski

BE IT RESOLVED THAT Staff Report 31-2020 be received and that Council adopt by-law 10-2020, being by-law to amend by-law 38-09, the comprehensive Zoning By-Law for the Township of South Glengarry for the property legally described as Part of Lot 28 & 29, Concession 1, NRR, in the geographic Township of Charlottenburgh, now in the Township of South Glengarry, County of Glengarry also known as 18613 Dundas Street, Martintown to rezone approximately 18 acres of the subject property from General Commercial Exception 2 to delete the only permitted use of a Contractor's yard to General Commercial Exception 2 to add the only permitted uses of Mini Warehouse and Storage, Retail Store 1 (RT1) and a residential use located on the upper floor of the existing structure and to rezone the remainder of the property to Rural. The Council of the Township of South Glengarry confirms that all comments received from the public were carefully and respectfully considered, however, they had no effect on the decision to approve this zoning amendment.

CARRIED

- xiv) To Extend Draft Plan Approval Loiselle - Laframboise Draft Plan of Subdivision

**Resolution No. 73-2020**

Moved by Deputy Warden

Seconded by Councillor McDonell

BE IT RESOLVED THAT Staff Report 32-2020 be received and that the Council of the Township of South Glengarry recommends to the United Counties Manager of Planning to extend draft plan approval for the subdivision known as the Loiselle/Laframboise Subdivision, legally

described as part of Lot 7, Concession 1, former Township of Lancaster now in the Township of South Glengarry.  
CARRIED

- xv) To Extend Draft Plan Approval Cairnview Estates Draft Plan Approved Subdivision

**Resolution No. 74-2020**

Moved by Councillor Lang  
Seconded by Deputy Warden

BE IT RESOLVED THAT Staff Report 33-2020 be received and that the Council of the Township of South Glengarry recommends to the United Counties Manager of Planning to approve the request to extend draft plan approval up to June 25, 2022 for Cairnview Estates Subdivision, South Lancaster, legally described as Part of Lots K & L, Concession 1 Front, former Township of Charlottenburgh, Township of South Glengarry, County of Glengarry.  
CARRIED

- b) Other Business

- i) Letter - Optimist Club Request for Support for Flyby at Smithfield Park

**Resolution No. 75-2020**

Moved by Councillor Jaworski  
Seconded by Deputy Warden

BE IT RESOLVED THAT the Council of the Township of South Glengarry is supportive of a flyby by RCAF Aircraft for the planned 2020 Canada Day Celebrations being held in Smithfield Park and directs administration to prepare a letter to Special Events Coordinator, 2Lt Frédérique Skwarka, to authorize the flyby.  
CARRIED

- ii) Letter - 2020 Municipal Cost Share of Public Health Funding EOHU

**Resolution No. 76-2020**

Moved by Councillor Jaworski  
Seconded by Deputy Warden

BE IT RESOLVED THAT that the Council of the Township of South Glengarry supports the Eastern Ontario Health Unit Board of Health's resolution 2020-1393 and urges the provincial Ministry of Health to reverse their 2020 decision to adopt a 30% cost-share formula for municipalities and return to previous year's 25% cost-share formula applicable only to previously shared mandatory programs.  
FURTHERMORE that copies of this motion be forwarded to local municipalities, the Warden's Caucus of Eastern Ontario, MPP Jim McDonnell, MPP Steven Clark and the Eastern Ontario Health Unit Board of Health.  
CARRIED

**Resolution No. 77-2020**

Moved by Councillor Jaworski  
Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry accepts the items presented on the agenda as Committee Reports and For Information Only.

CARRIED

- c) Committee Reports
  - i) SDG February Council News
  
- d) For Information Only
  - i) Consent Application B920
  - ii) Consent Application B320
  - iii) Letter - Optimist Club Request for Support for Flyby at Smithfield Park
  - iv) Letter - Support of Bill 156 Resolutions (Twsp of Douro-Dummer)
  - v) Resolution - Bill 156 Enforcement for safety on family farms (South Huron)
  - vi) Resolution - Support Township of Springwaters Resolution on Conservation Authority Levies
  - vii) Resolution - Support for Electronic Delegation (Town of Puslinch)
  - viii) Resolution - In Support of the Town of Tecumseh's Resolution on 911 Misdials (Township of Madoc)
  - ix) Resolution - In support of AMOs position on the legislative changes to Bill 132 and the ARA (Town of Puslinch)
  - x) Letter - Emergency Management Compliance
  - xi) Letter - 2020 Municipal Cost Share of Public Health Funding (EOHU)
  - xii) Notice - Ontario Poverty Reduction Survey
  - xiii) Notice - Proposed regulatory changes under the Aggregate Resources Act Ministry of Natural Resources and Forestry

8. UNFINISHED BUSINESS

- a) Unfinished Business Listing - March 2, 2020

9. CLOSED SESSION

**Resolution No. 78-2020**

Moved by Deputy Warden  
Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry convene to Closed Session at 9:17PM to discuss the following item(s) under Section 239 (2) of The Municipal Act S.O. 2001:

(2) A meeting or part of a meeting may be closed to the public if the subject matter being considered is,

(f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose;

- Letter from Township counsel

CARRIED

**Resolution No. 79-2020**

Moved by Councillor Lang  
Seconded by Councillor Jaworski

THAT Council now rise and reconvene at 9:26PM without reporting.

CARRIED

10. CONFIRMING BY-LAW

**Resolution No. 80-2020**

Moved by Councillor McDonell  
Seconded by Deputy Warden

BE IT RESOLVED THAT By-law No. 12-2020 to adopt, confirm and ratify matters dealt with by resolution, be read a first, second and third time, passed, signed and sealed in Open Council.

CARRIED

11. ADJOURNMENT

**Resolution No. 81-2020**

Moved by Councillor Jaworski  
Seconded by Councillor Lang

BE IT RESOLVED THAT the Council of the Township of South Glengarry adjourn to the call of the chair at 9:27PM.

CARRIED

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Mayor

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Clerk

## MINUTES

THE SPECIAL MEETING OF THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY WAS HELD IN THE EVENING AT THE GLEN WALTER FIRE HALL ON MARCH 3, 2020

PRESENT: Mayor Frank Prevost, Deputy-Mayor Lyle Warden, Councillor Martin Lang, Councillor Stephanie Jaworski, and Councillor Sam McDonell

STAFF PRESENT: CAO Tim Mills, Deputy Clerk Kaylyn MacDonald, GM Infrastructure Services Ewen MacDonald

1. CALL TO ORDER

**Resolution No. 82-2020**

Moved by Councillor Lang  
Seconded by Deputy Warden

BE IT RESOLVED THAT the Special Meeting of the Township of South Glengarry now be opened AT 7:03PM.

CARRIED

2. APPROVAL OF AGENDA

**Resolution No. 83-2020**

Moved by Councillor McDonell  
Seconded by Councillor Jaworski

BE IT RESOLVED THAT the Council of the Township of South Glengarry approve the agenda as circulated.

CARRIED

3. DECLARATION OF PECUNIARY INTEREST

a) Declaration of Pecuniary Interest – None.

4. CLOSED SESSION

**Resolution No. 84-2020**

Moved by Deputy Warden  
Seconded by Councillor McDonell

BE IT RESOLVED THAT the Council of the Township of South Glengarry convene to Closed Session at 7:04PM to discuss the following item(s) under Section 239 (2) of The Municipal Act S.O. 2001:

(2) A meeting or part of a meeting may be closed to the public if the subject matter being considered is,

(c) a proposed or pending acquisition or disposition of land by the municipality or local board;

CARRIED

**Resolution No. 85-2020**

Moved by Councillor Jaworski  
Seconded by Councillor Lang

THAT Council now rise and reconvene into Open Session at 7:37pm without reporting.

CARRIED

5. ADJOURNMENT

**Resolution No. 86-2020**

Moved by Deputy Warden  
Seconded by Councillor Lang

BE IT RESOLVED THAT the Council of the Township of South Glengarry adjourn to the call of the chair at 7:38pm.

CARRIED

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Mayor

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Clerk



**STAFF REPORT**

**S.R.34-2020**

**PREPARED BY:** K. MacDonald, Deputy Clerk  
**PREPARED FOR:** Council of the Township of South Glengarry  
**COUNCIL DATE:** March 16, 2020  
**SUBJECT:** Sale of Surplus Land - Lancaster Heights

**BACKGROUND:**

1. Council has previously declared a number of lots in Lancaster Heights as surplus to the needs of the Township and has established prices for the respective lots.
2. The Township has received an offer to purchase land legally described as PT LT 5 CON 9 LANCASTER PT 8 14R3037, SOUTH GLENGARRY.
3. The lot is located on Parkhill Circle in Lancaster Heights.

**ANALYSIS:**

4. In order to finalize the sale of the lot, Council must pass a by-law authorizing the sale pursuant to Section 6.1.2.5 of the Sale and Purchase of Property By-law (By-law 11-18).

**IMPACT ON 2020 BUDGET:**

5. The sale of the property will result in an income of approximately \$15,500.

**ALIGNMENT WITH STRATEGIC PLAN:**

Goal 1: Enhance economic growth and prosperity

**RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report 34-2020 be received and that By-law 14-2020, being a by-law to approve the sale of land legally described as PT LT 5 CON 9 LANCASTER PT 8 14R3037, South Glengarry be read a first, second and third time, passed signed and sealed in open Council this 16th day of March, 2020 and furthermore that the Mayor and Clerk be authorized to sign all related documents.



A handwritten signature in black ink, appearing to read "T. Mills", is written over a horizontal line.

**Recommended to Council for  
Consideration by:  
CAO – TIM MILLS**

SG-J-20

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
BY-LAW NUMBER 14-2020  
FOR THE YEAR 2020**

***BEING A BY-LAW TO AUTHORIZE THE SALE OF SURPLUS LANDS IN ACCORDANCE WITH THE TERMS OF BY-LAW 11-18, BEING THE SALE AND PURCHASE OF PROPERTY BY-LAW FOR THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY.***

**WHEREAS**, the *Municipal Act, 2001*, c.25 S 5 (1) provides that the powers of a municipal corporation are to be exercised by its Council;

**AND WHEREAS** the *Municipal Act 2001*, c. 25 S. 5(3) provides that the powers of every Council are to be exercised by by-law.

**AND WHEREAS** By-law 7-95 passed by the Council of the Corporation of the Township of Lancaster (predecessor to the Corporation of the Township of South Glengarry) declared PT LT 5 CON 9 LANCASTER PT 8 14R3037, SOUTH GLENGARRY as surplus.

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY ENACTS AS FOLLOWS:**

1. **THAT** the lands described as PT LT 5 CON 9 LANCASTER PT 8 14R3037, SOUTH GLENGARRY be sold and transferred to Dany Lecompte pursuant to the Agreement of Purchase and Sale.
2. **THAT** the Deputy Mayor and Deputy Clerk be authorized to execute such documents as may be necessary therefore, and to attach the Corporate seal thereto.

***READ A FIRST, SECOND AND THIRD TIME, PASSED, SIGNED AND SEALED IN OPEN COUNCIL THIS 16TH DAY OF MARCH, 2020.***

**DEPUTY MAYOR: DEPUTY-CLERK:**



## STAFF REPORT

## S.R.35-2020

**PREPARED BY:** L. McDonald, Treasurer/GM of Corporate Services

**PREPARED FOR:** Council of the Township of South Glengarry

**COUNCIL DATE:** March 16, 2020

**SUBJECT:** 2019 - Council Remuneration and Expenses

### **BACKGROUND:**

1. The *Municipal Act* requires that the Treasurer, in each year before March 31<sup>st</sup>, provide to Council an itemized statement of remuneration and expenses paid to Members of Council in the previous year. The subject statement is attached herein.

### **ANALYSIS:**

2. This information is presented as a Staff Report as opposed to an Information Report because the auditors prefer a resolution acknowledging Council's receipt of the information.
3. The costs for Council (not including RRCA | all figures in CAD):

Year	Total	Remuneration	Mileage	Comm. & Supply	Conferences & Per Diem
2019	154,358.11	110,272.64	4,980.55	4,483.30	34,621.62
2018	127,456.85	102,435.36	4,999.80	4,500.00	15,521.69
2017	125,065.98	101,030.76	4,999.80	4,500.00	14,535.42
2016	124,267.65	99,694.68	4,999.80	4,500.00	15,073.17
2015	120,751.92	98,678.28	5,983.86	4,734.30	14,805.48
2014	110,611.47	96,403.16	4,999.96	4,500.00	4,708.35
2013	117,507.61	94,681.64	5,000.00	4,500.00	13,325.97

4. In 2019, 'Remuneration' increased because the government eliminated a tax break and the 2014-2018 Council deliberated to increase the remuneration to ensure the take home pay was similar.
  - Staff Report 79-18 (July 3, 2018)
    - \$121.74 – Mayor | \$98.97 – Deputy Mayor | \$81.91 - Councillor



5. 2019 marked a significant increase in conferences and per diem distributions to Councillors. This is as a result of increased conference attendance and per diem requests.

**IMPACT ON 2020 BUDGET:**

Nil

**ALIGNMENT WITH STRATEGIC PLAN:**

Goal 5 – Improve Internal and External Communications

**RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report 35-2020 be received and that the presentation of the Statement of Remuneration for 2019 be acknowledged.

A handwritten signature in black ink, appearing to read "Tim Mills", is written over a horizontal line.

Recommended to Council for  
Consideration by:  
CAO – TIM MILLS

2019 - Council Remuneration and Expenses (L.McDonald)

Statement of Remuneration and Expenses Paid to Council Members in 2019  
as required by Section 284(1) of the Municipal Act, 2001

<u>Frank Prevost - Mayor</u>	
Remuneration	29,360.18
Mileage - Township	996.11
Remuneration - RRCA	2,871.60
Mileage & Exp. - RRCA	681.60
Communication & Supplies	896.66
Conferences & Per Diem	4,738.97
	<u>39,545.12</u>

<u>Lyle Warden - Deputy Mayor</u>	
Remuneration	23,512.92
Mileage - Township	996.11
Communication & Supplies	896.66
Conferences & Per Diem	4,333.37
	<u>29,739.06</u>

<u>Stephanie Jaworski - Councillor</u>	
Remuneration	19,133.18
Mileage - Township	996.11
Communication & Supplies	896.66
Conferences & Per Diem	8,478.97
	<u>29,504.92</u>

<u>Martin Lang - Councillor</u>	
Remuneration	19,133.18
Mileage - Township	996.11
Remuneration - RRCA	734.40
Mileage & Exp. - RRCA	93.15
Communication & Supplies	896.66
Conferences & Per Diem	8,402.14
	<u>30,255.64</u>

<u>Sam McDonell - Councillor</u>	
Remuneration	19,133.18
Mileage - Township	996.11
Communication & Supplies	896.66
Conferences & Per Diem	8,668.17
	<u>29,694.12</u>

Total Remuneration & Expenses: **158,738.86**

The foregoing was paid under the authority of resolution 108-01, as adjusted in 2019, by the annual inflation factor per the Bank of Canada, and pursuant to the provisions of Section 283 and 284 of the Municipal Act, S.O. 2001.

L.J.W. McDonald, General Manager of Corporate Services/Treasurer  
Township of South Glengarry

Total Remuneration	110,272.64	TRUE	1-5-1110-1030	110,272.64
Total Mileage	4,980.55	TRUE	1-5-1110-2220	4,980.55
Total Comm. & Supplies	4,483.30	TRUE	1-5-1110-2152	4,483.30
Conferences & Per Diem	34,621.62	TRUE	1-5-1110-2010 to 2014	34,621.62
Subtotal	<u>154,358.11</u>			
<i>Paid by RRCA</i>	4,380.75	TRUE		4,380.75
Total	<b>158,738.86</b>	TRUE		



**STAFF REPORT**

**S.R. 36-2020**

**PREPARED BY:** L. McDonald, GM of Corporate Services  
**PREPARED FOR:** Council of the Township of South Glengarry  
**COUNCIL DATE:** March 16, 2020  
**SUBJECT:** Council Per Diem

**BACKGROUND:**

1. On October 21, 2019 an information report came to Council regarding the Council Per Diem and that discussion led to a staff report.
2. On November 18, 2019 a staff report came to Council and the following adjustments were made for 2020:

	2019	2020	Yearly
Activities under 2 hours	\$60.00	\$61.14	Adjust by CPI (rounded to nearest half dollar)
Activities for ½ a day	\$100.00	\$101.90	
Activities for a whole day	\$175.00	\$178.32	

3. Additional to the changes in the above point, Administration has revised the policy to round to the nearest half dollar in 2021, for simplicity. Had this been suggested in 2020, the numbers would be \$61.00, \$102.00, and \$178.50.
4. On February 18, 2020 a staff report was deferred, and two options were requested:

Option A:

Applicable	Not Applicable
<ul style="list-style-type: none"> <li>• Conferences</li> <li>• Education &amp; Training</li> <li>• Professional Development</li> <li>• Special Meetings</li> <li>• Committees of Council*</li> </ul>	<ul style="list-style-type: none"> <li>• Council Meetings</li> <li>• Budget Meetings</li> <li>• Meetings with Residents</li> </ul>



	2019	2020	Yearly
Activities under 2 hours	\$60.00	\$61.14	Adjust by CPI (rounded to nearest half dollar)
Activities for ½ a day	\$100.00	\$101.90	
Activities for a whole day	\$175.00	\$178.32	

\* - Committee meetings held before regular Council meetings will not be acceptable for a per diem request.

Option B:

Applicable	Not Applicable
<ul style="list-style-type: none"> <li>• Conferences</li> <li>• Education &amp; Training</li> <li>• Professional Development</li> <li>• Special Meetings</li> </ul>	<ul style="list-style-type: none"> <li>• Council Meetings</li> <li>• Budget Meetings</li> <li>• Meetings with Residents</li> <li>• Committees of Council</li> </ul>

	2019	2020	Yearly
Activities under 2 hours	\$60.00	\$61.14	Adjust by CPI (rounded to nearest half dollar)
Activities for ½ a day	\$100.00	\$101.90	
Activities for a whole day	\$175.00	\$178.32	

5. The present policy lacked clarification on Special Meetings (interviews, special items, procurement workshops, etc.).
6. If Council wishes to be reimbursed for committee meetings the policy can be updated to reflect that (Option A); if not, Option B.

**ANALYSIS:**

7. Historically (1998-present), Committee meetings have been considered part of business and thus compensated within your bi-weekly Council remuneration (refer to the staff report on Council remuneration on this Council agenda).
8. The committees are fundamentally volunteer in nature. If Council is reimbursed for their time, this may set a precedent for reimbursement for administration (outside of office hours) and reimbursement for our citizen volunteers.

**IMPACT ON 2020 BUDGET:**

9. Estimate at \$1,000 to \$6,000.



**ALIGNMENT WITH STRATEGIC PLAN:**

10. Nil

**RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report 09-2020 be received and that the Council of the Township of South Glengarry approve Option \_\_\_ for the Per Diem for Council Members policy as amended.

Option A


That the Per Diem policy be revised to include reimbursement for Committee meetings and annual adjustments to Per Diems according to the Consumer Price Index.

Option B

That the Per Diem policy be revised to reflect annual adjustments based on the Consumer Price Index.

A handwritten signature in black ink, appearing to read "Tim Mills", is written over a horizontal line.

Recommended to Council for  
Consideration by:  
CAO – TIM MILLS

<b>Township of South Glengarry</b>				<b>POLICY</b>	
Policy and Procedural Manual			Page Number:	1 of 1	
Policy Number:	<b>95-14 (as amended)</b>		Review Frequency:	<b>Every 5 Years</b>	
Approved By:	<b>COUNCIL</b>		Date Approved:	<b>September 8, 2014</b>	
			Revision Date:	<b>November 18, 2019 February 18, 2020</b>	
Subject:	<b>Per Diem for Council Members</b>				

The Mayor and Members of Council will be compensated for representing the business interests of the Township of South Glengarry. These activities shall be compensated for upon submission and approval of an of an expense claim upon completion of the activities.

In addition, to enhance the effectiveness of their Council positions, there are conferences/ workshops / seminars /professional development sessions that members of Council may wish to attend.

Following attendance at a conference or workshop / seminar / professional development session, the attending member of Council is to provide a report to Council regarding the event(s) or co-author such a report with other attendees of the same event(s).

An annual budget will be established for attendance at such conferences/workshops/seminar/professional development sessions with an allotment being provided to the Mayor and Members of Council.

Applicable	Not Applicable
<ul style="list-style-type: none"> <li>• Conferences</li> <li>• Education &amp; Training</li> <li>• Professional Development</li> <li>• Special Meetings</li> <li>• Committees of Council (Option 1)</li> </ul>	<ul style="list-style-type: none"> <li>• Council Meetings</li> <li>• Budget Meetings</li> <li>• Meetings with Residents</li> <li>• Committees of Council (Option 2)</li> </ul>

The per diem rates that are eligible for claim shall be as follows for the time incurred for the approved activities:

- a) Activities under 2 hours - \$61.14
- b) Activities for ½ a day - \$101.90
- c) Activities for a whole day - \$178.32

The per diem rates paid to members of Council shall increase by the Consumer Price Index annually. Additionally, the amount will be rounded up/down to the nearest half

| dollar (starting in 2021)

| The effective date of this policy will be September 8, 2014

- Reviewed November 18, 2019
- Revised March 16, 2020



**STAFF REPORT**

**S.R. 37-2020**

**PREPARED BY:** Veronique Brunet, Manager Municipal Law Enforcement

**PREPARED FOR:** Council of the Township of South Glengarry

**COUNCIL DATE:** March 16, 2020

**SUBJECT:** Second Reading- Proposed Clean Yards By-Law

**BACKGROUND:**

1. The Township received numerous Property Maintenance complaints that must be addressed with the Property Standards by-law. The Property Standards by-law was enacted under the authority of the *Building Code Act*, 1992, to establish the standard for the maintenance and occupancy of buildings within the municipality. However, this act sets time limitations for compliance in regard to the issuance of orders, which requires 14 days to permit an appeal of the order. As a result, the minimum time that an order can require compliance is 19 days. This allows time to address the 5 days for a receipt of the order via registered mail. If an appeal has been filed, the matter may take a few months to be addressed.
2. Section 127 of the *Municipal Act*, 2001, provides clear authority to enact a by-law regulating the cleaning and clearing of yards. A by-law under this section of the *Municipal Act* will be able to provide broader powers for the Township to address specific work to be done to correct infractions within reasonable timelines. The Township may also take action to clean up the property and invoice the owner for payment. Non-payment results in the costs being transferred to the owner's property taxes.

**ANALYSIS:**

**3. Alterations**

**New Definitions:**

Section 1.1 i) "Naturalized Area" means a natural or ecological succession when land is not mowed, ploughed or cut, with the absence of noxious weeds. For the purposes of this By-Law a Naturalized area refers to vacant lots.

Section 1.1 m) "Normal Farm Practice" refers to the definition in the *Farming and Food Production Protection Act*, 1998



Change of Text:

Old: Section 2.1 a) Paragraph 2.1 does not apply to crops being grown on a farm.

New: Section 2.1 a) Paragraph 2.1 does not apply to any normal farm practice.

**4. Enforcement**

It is staff's position that a clean yard by-law will address the varying urban and rural situations intended to improve property conditions in a timely manner. Staff has incorporated authorities found in the *Municipal Act* that will provide for more effective enforcement tools.

The Clean Yard By-law is intended to maintain a progressive enforcement approach, which would look like the following:

Step one:	First contact will be in person, conversation and education with a plan to meet compliance. Informal notice may be sent detailing the items to be corrected.
Step two:	Should no progress be seen within the agreed upon time, an order to comply will be issued requiring Property Owners to discontinue the contravening activity and/or do work to correct the contravention.
Step three:	Property owners who do not comply with the order may not only find themselves subject to charges and fines, but also having unpaid costs added to their taxes by the Township for work done to correct the contravention.

**IMPACT ON 2020 BUDGET:**

No impact.

**ALIGNMENT WITH STRATEGIC PLAN:**

Goal 3: Strengthen the effectiveness and efficiency of our organization

Goal 4: Improve quality of life in our community

Goal 5: Improve internal and external communications

Values: Innovation, Excellence



**RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report No. 37-2020 be received and that By-law 11-2020, being a by-law to provide for the maintenance of land in a clean, clear and safe condition in the Township of South Glengarry be read a second time this 16th day of March, 2020.

A handwritten signature in black ink, appearing to read "Tim Mills", is written over a horizontal line.

Recommended to Council for  
Consideration by:  
CAO – TIM MILLS

SG-I-20

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
BY-LAW 11-2020  
FOR THE YEAR 2020**

***BEING A BY-LAW TO PROVIDE FOR THE MAINTENANCE OF LAND  
IN A CLEAN, CLEAR AND SAFE CONDITION***

**WHEREAS**, the *Municipal Act*, 2001, c.25 S 5 (1) provides that the powers of a municipal corporation are to be exercised by its council;

**AND WHEREAS** the *Municipal Act*, 2001, c. 25 S. 5(3) provides that the powers of every council are to be exercised by by-law.

**AND WHEREAS** Section 8 of the *Municipal Act*, 2001, S.O. 2001, c.25 (hereinafter referred to as the "*Municipal Act*") provides that the powers of a municipality under the *Municipal Act* or any other Act shall be interpreted broadly so as to confer broad authority on the municipality to enable the municipality to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues;

**AND WHEREAS** Section 9 of the *Municipal Act* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under the *Municipal Act* or any other Act;

**AND WHEREAS** pursuant to Section 11(2) of the *Municipal Act*, a municipality may pass by-laws respecting the environmental well-being of the municipality, the health, safety and well-being of the persons and the protection of persons and property;

**AND WHEREAS** pursuant to Section 127 of the *Municipal Act*, a municipality may define what constitutes debris and refuse and may require the owner or occupant of land to clean and clear land, to clear refuse or debris from the land, to regulate how cleaning and clearing is to be done and to prohibit the depositing of refuse or debris without the consent of the owner or occupant of the land;

**AND WHEREAS** pursuant to Section 128 of the *Municipal Act*, a municipality may prohibit and regulate with respect to public nuisances, including matters that, in the opinion of Council, are or could become or cause public nuisances;

**AND WHEREAS** pursuant to Section 131 of the *Municipal Act*, a municipality may prohibit and regulate the use of any land for the storage of used motor vehicles for the purpose of wrecking or dismantling them or salvaging parts from them for sale or other disposition;

**AND WHEREAS** pursuant to Section 425 of the *Municipal Act*, a municipality may pass by-laws providing that a person who contravenes a by-law of the municipality passed under this Act is guilty of an offence;

**AND WHEREAS** pursuant to Section 426 of the *Municipal Act*, no person shall hinder or obstruct, or attempt to hinder or obstruct, any person who is exercising a power or performing a duty under this Act or under a by-law passed under this Act;

**AND WHEREAS** pursuant to Section 436 of the *Municipal Act*, a By-Law Enforcement Officer may enter upon any land at any reasonable time for

the purpose of carrying out an inspection to determine compliance with this by-law;

**AND WHEREAS** pursuant to Section 446(1) of the *Municipal Act*, a municipality may direct or require a person to do a matter or thing and that, in default of it being done by the person directed or required to do it, the matter or thing shall be done at the person's expense;

**AND WHEREAS** pursuant to Section 446(3) of the *Municipal Act*, a municipality may recover the costs of doing a matter or thing under subsection (1) from the person directed or required to do it by action or by adding the costs to the tax roll and collecting them in the same manner as property taxes;

**NOW THEREFORE** the council of the Corporation of the Township of South Glengarry hereby enacts the following as a by-law;

### **SHORT TITLE**

This by-law may be referred to as the "Clean Yard By-Law".

### **PART 1 - DEFINITIONS**

#### **1.1** In this by-law;

- a) "Boulevard" means that portion of a highway between the Town property line and roadway, which is not used or intended for use for vehicular travel by the general public and includes any landscaped areas that are separated from private property by sidewalks.
- b) "Buffer Strip" means a maintained clearance of 1.5m from the property line.
- c) "Compost" means the natural decomposition of organic materials to produce humus in a compost container, pile or digester.
- d) "Council" means the Council for the Corporation of the Township of South Glengarry
- e) "Derelict Motor Vehicle" means a motor vehicle having, missing, or damaged components or parts, including tires, bodywork or glass or a motor vehicle that does not bear a valid licence plate including a current validation sticker.
- f) "Domestic Waste" means any debris, rubbish, refuse or garbage of any type arising from a residence, belonging to or associated with a house or use of a house or residential property, including but not limited to garbage, discarded material or things, yard waste, broken or dismantled things and materials or things exposed to the elements and deteriorating or decaying on a property due to exposure to the weather.
- g) "Ground Cover" means one or more species of grass or suitable vegetation.
- h) "Industrial Waste" means any debris, rubbish, refuse or garbage of any type arising from an industrial or commercial operation, or belonging to or associated with industry or commerce or industrial or commercial property including but not limited to garbage, discarded material or things, broken or dismantled things, yard waste, materials or things exposed to the elements and deteriorating or decaying on a property due to exposure to the weather.

- i) "Landscape Feature" means a fence, retaining wall, gazebo, trellis and similar decorative features.
- j) " Manager" means the Township's Manager of Municipal Law Enforcement and his or her designate or successor;
- k) "Motor Vehicle" means an automobile, truck, motorcycle, snowmobile, trailer, recreational vehicle and any other vehicle propelled or driven by other than muscular power, but does not include the cars of an electric or steam railway or other vehicles running solely upon rails or a traction engine, farm tractor, self-propelled implement of husbandry or road building machine within the meaning of the Highway Traffic Act, R.S.O. 1990, c. H.8, as amended.
- l) "Naturalized Area" means a natural or ecological succession when land is not mowed, ploughed or cut, with the absence of noxious weeds. For the purposes of this By-Law a Naturalized area refers to vacant lots.
- m) "Normal Farm Practice" refers to the definition in the Farming and Food Production Act.
- n) "Noxious weed" means a plant that has been listed in the Schedule of Noxious Weeds found in Regulation 1096 made under the Weed Control Act.
- o) "Officer" means an officer of the Township responsible for enforcement of by-laws.
- p) "Owner" means the registered owner of land, the owner in trust, a mortgagee in possession and includes a person, firm, partnership, corporation, company, association or organization of any kind and its principal(s).
- q) "Principal Building" means a building which, by reason of its use, constitutes the primary purpose for which the lot is used.
- r) "Property" means any land within the Township of South Glengarry including yards and vacant lots.
- s) "Rural Settlement Areas" means all areas as defined by the Township's Comprehensive Zoning By-Law.
- t) "United Counties" means the United Counties of Stormont, Dundas and Glengarry.
- u) "Urban Settlement Area" means all areas as defined by the Township's Comprehensive Zoning By-Law.
- v) "Waste" means a substance or material that is unusable or unwanted and includes but is not limited to:
  - (i) animal feces;
  - (ii) broken or discarded material;
  - (iii) disconnected appliances and parts of such appliances;
  - (iv) firewood not stacked neatly;
  - (v) indoor furniture;
  - (vi) inoperative machinery, inoperative motor vehicles, parts of such machinery not packaged for immediate shipment or parts of vehicles not

- packaged for immediate shipment;
- (vii) material resulting from construction, demolition, repair or renovation projects,
- (viii) piping, ducting, tubing, conduits, cable, wire and fittings or related accessories not packaged for immediate shipment;
- (ix) torn or cut twigs or branches;
- (x) waste lumber,
- (xi) domestic, yard, or industrial waste.

w) "Yard Waste" includes grass clippings, trees or parts thereof, brush and leave.

## **PART 2 - GENERAL PROVISIONS**

### **Vegetation**

- 2.1** Every owner or occupant of property shall keep vegetation in the yard of their property clean and cleared up.
- a) Paragraph 2.1 does not apply to any normal farm practice.
  - b) For the purposes of paragraph 2.1, to "clean" or "clear up" means:
    - i. For property located inside Rural and Urban Settlement Areas to keep all vegetation cut to a height of equal to or less than 20 cm, except:
      - 1. ornamental plants;
      - 2. shrubs or trees;
      - 3. cultivated fruits or vegetables;
      - 4. plants buffering or otherwise protecting a natural feature such as
        - a watercourse; or
      - 5. naturalized areas.
    - ii. For property located in any zone outside of those mentioned in sub-paragraph 2.1 b) i. to keep all vegetation within 1.5m of any property line cut to a height of equal to or less than 20cm, except:
      - 1. ornamental plants;
      - 2. shrubs or trees;
      - 3. cultivated fruits or vegetables; or
      - 4. plants buffering or otherwise protecting a natural feature such as a watercourse.
    - iii. to remove all noxious weeds; and
    - iv. to maintain the yard so as to prevent instability including but not limited to the erosion of the soil.
- 2.2** Notwithstanding Section 2.1 all Naturalized Areas shall maintain a buffer strip equal to or more than 1.5m from all property lines cut to a maximum of 20cm.

### **Waste**

- 2.3** Every owner or occupant of a property shall keep the yard of their property free and clear of all waste.

- a) Every owner or occupant of property shall keep the boulevard adjacent to their property free and clear of all waste.
  - b) Every owner or occupant of a property shall keep all hedges and trees adjacent to a public sidewalk or roadway cut and trimmed to allow safe unhindered passage.
- 2.4** No person shall use the yard of any property within the Township for depositing of any waste.
- 2.5** Subject to paragraph 2.5 paragraphs 2.3 and 2.4 do not apply to:
- a) property used by the Township for the purpose of depositing waste; or
  - b) property used for the purpose of depositing waste under federal, provincial or municipal authority.
- 2.6** No person other than the Township or a person with federal, provincial or municipal authority shall deposit waste on property described in subparagraph 2.5 b).
- 2.7** Every owner or occupant of a property shall ensure that all waste which accumulates on their property is:
- a) when not placed out for collection in accordance with applicable Township by-laws, in containers:
    - i. made of rigid, watertight construction;
    - ii. provided with a tight-fitting cover, which may be removed only when the container is empty or is being actively loaded;
    - iii. maintained in good condition without holes or spillage; and
    - iv. closed, or emptied, rinsed and cleaned when not in use, to prevent the escape of offensive odour or waste; and
    - v. kept in a side or rear yard located against a building, structure, fence or retaining wall and arranged in an orderly manner; and
  - b) not allowed to accumulate for longer than 10 days.

**Compost**

- 2.8** No owner shall establish one or more compost piles or structures except in accordance with the following:
- a) the compost pile or structure is for the sole use of the owner or occupant of the property on which the compost pile or structure is located;
  - b) that only acceptable compostable material as outlined by the Ontario Ministry of the Environment and local health authorities are placed within the compost pile or structure;
  - c) the compost pile or structure is no larger than 1 square metre (10 square feet) in area or 1.8 metres (6 feet) in height;

- d) the compost pile or structure is not located in any front yard as defined in the Township Zoning By-Law and not located closer than 0.6 metres (2 feet) from any side or rear property line;
- e) the compost pile or structure is enclosed on all sides by concrete block or lumber or a similar material or within a commercial plastic container designed for composting;
- f) the compost material is kept covered with yard waste, soil or humus at all times;
- g) the compost pile or container is maintained so as to not attract vermin or animals or create a nuisance by way of offensive odours.

**Drains**

- 2.9 Every owner or occupant of property on which there is a private drain shall keep their drain operational and in good repair.
- 2.10 No owner or occupant of property shall obstruct or permit the obstruction of a private drain on their property.
- 2.11 No owner or occupant of property shall obstruct, or cause or permit the obstruction of a watercourse on their property.

**Swimming Pool, Hot Tub, Artificial Ponds**

- 2.12 Every owner or occupant of property shall ensure that water from a swimming pool, hot tub, artificial pond, rain barrel or similar water container is not drained on to an adjacent property.
- 2.13 Every owner or occupant of property containing a swimming pool, hot tub, wading pool or artificial pond shall maintain such swimming pool, hot tub, wading pool or artificial pond in good repair and working condition and free of standing water.

**Unsafe or Hazardous Conditions**

- 2.14 Every owner or occupant of property shall ensure that any well, cistern, cesspool, privy vault, pit or excavation:
  - a) in active use, is secured by a fence with a warning sign;
  - b) not in active use, is permanently sealed or secured by a fence, cover or other means.
- 2.15 Every owner or occupant of property shall keep the surfaces of steps, walks, driveways, parking spaces and similar areas of their property maintained and free of snow and ice so as to afford safe passage under their normal use.
- 2.16 Every owner or occupant of property shall keep the yard of their property clean and free from any objects or conditions that might create a health, fire or accident hazard or an unsafe condition.

**PART 3 - ADMINISTRATION AND ENFORCEMENT**

- 3.1 This by-law shall be enforced on a basis of written complaints, unless the Manager is aware of an obvious unsafe condition warranting correction.
- 3.2 The Manager will not inspect the entire premises or suite but will inspect only those items which are the subject of the written complaint.
- 3.3 Notwithstanding 3.2, the Manager may inspect other areas or items believed to be unsafe.
- 3.4 The Manager is authorized to administer and enforce this By-law including but not limited to:
  - a) arranging for:
    - i. the assistance or work of Township staff, or Township agents;
    - ii. the making of orders or other requirements and the imposition of conditions as authorized under this By-law;
    - iii. the obtaining of court orders or warrants as may be required;
    - iv. the commencement of such actions on behalf of the Township to recover costs or restrain contravention of this By-law as deemed necessary; and
  - b) prescribing the format and content of any forms or other documents required under this By-law.
- 3.5 The Manager may assign Officers to enforce this By-law and Officers so assigned or appointed by Council to enforce this By-law shall have the authority to:
  - a) carry out inspections;
  - b) make orders or other requirements as authorized under this By-law; and
  - c) give immediate effect to any orders or other requirements made under this By-law.
- 3.6 The Manager may assign duties or delegate tasks under this By-law to be carried out in the Manager's absence or otherwise.

**Entry and Inspections**

- 3.7 An Officer may enter on land at any reasonable time and in accordance with the conditions set out in sections 435 and 437 of the *Municipal Act*, 2001 for the purpose of carrying out an inspection to determine whether or not the following are being complied with:
  - a) this By-law;
  - b) a direction or order made under this By-law;
  - c) an order made under s. 431 of the *Municipal Act*, 2001.
- 3.8 An Officer may, for the purposes of the inspection under Section 3.7 and in accordance with the conditions set out in section 436 of the *Municipal Act*, 2001:
  - a) require the production for inspection of documents or things relevant to the inspection;
  - b) inspect and remove documents or things relevant to the inspection for the purpose of making copies or extracts;
  - c) require information in writing or otherwise as required by the Officer from any person concerning a matter related to the inspection; or
  - d) alone or in conjunction with a person possessing special or expert knowledge, make examinations or take tests, samples or photographs necessary for the purposes of the inspection.
- 3.9 An Officer may undertake an inspection pursuant to an order issued by a provincial judge or justice of the peace under Section 438 of the *Municipal Act*, 2001, in accordance with the conditions set out in that section, where he or she has been prevented or is likely to be prevented from carrying out

an inspection under Sections 3.7 and 3.8.

- 3.10** No Person shall interfere with or obstruct an Officer while performing their duties under this by-law.

**Orders including Delivery**

- 3.11** If an Officer is satisfied that a contravention of this By-law has occurred, he or she may make an order requiring the person who contravened the By-law or who caused or permitted the contravention or the owner or occupier of the property on which the contravention occurred to do work to correct the contravention.

- 3.12** An order under Section 3.11 shall set out:

- a) reasonable particulars of the contravention adequate to identify the contravention and the location of property on which the contravention occurred;
- b) the work to be completed;
- c) the date or dates by which the work must be completed; and
- d) notice that if the order is not complied with, then the work may be done at the expense of the owner;
- e) notice that if the cost of work plus administration fees are not paid in time, they may be recovered by adding the amount to the tax roll for the Property.

- 3.13** Delivery of an order to discontinue a contravening activity made under Section 3.11 or an order to do work made under Section 3.12 may be given personally or by registered mail to the last known address of:

- a) the owner; and
- b) such other persons affected by the order as an Officer determines.

Delivery by registered mail shall be deemed to have taken place on the fifth day after the date of mailing.

- 3.14** In addition to delivery in accordance with Section 3.13, an order to discontinue contravening activity made under Section 3.11 or an order to do work made under Section 3.9 may be delivered by an Officer placing a placard containing the order in a conspicuous place on the property where the contravention occurred.

- 3.15** Where a time frame is set out in an order for carrying out any action, an Officer may extend the time for compliance beyond the established time frame provided such extension is required and is acceptable to the Officer.

**Township Carrying Out Work**

- 3.16** Where a person does not comply with a direction or a requirement within an order, under this By-law to do a matter or thing, the Manager, in addition to all other remedies, may cause the Property to be brought into compliance with this by-law. For this purpose, the Manager with such assistance by others as may be required, may enter onto the Property at any reasonable time without further notice to the Owner in order to do such work necessary to achieve compliance with this by-law at the person's expense.

- 3.17** In the event that an order has been served on a person in accordance with Section 2.1 of this by-law, such order shall serve to be notice requiring compliance with this by-law for the entire calendar year.

**3.18** The Township may recover the costs of doing a matter or thing under Section 2.1 by action or by adding the costs to the tax roll and collecting them in the same manner as property taxes and such costs shall include an administration fee of 30 per cent (30%). The amount of the Township's costs, including interest to the date payment is made in full, constitutes a lien upon the land, upon the registration of a notice of lien upon the land.

**Penalties**

**3.19** Every person who contravenes any provision of this by-law is guilty of an offence and, upon conviction, is liable to:  
a) a set fine as set out in Schedule "A"; or  
b) a fine as provided for in section 61 of the Provincial Offences Act, R.S.O 1990, c. P.33.

**3.20** Where a person is convicted of an offence under this by-law, the Ontario court of Justice or any court of competent jurisdiction thereafter may, in addition to any other penalty imposed on the person convicted, make an order prohibiting the continuation or repetition of the offence by the person convicted.

**Validity and Severability**

**3.21** If a court of competent jurisdiction should declare any section or part of a section of this by-law to be invalid, such section or part of a section shall not be construed as having persuaded or influenced Council to pass the remainder of the by-law, and it is hereby declared that the remainder of the by-law shall be valid and shall remain in force.

**3.22** Where a provision of this by-law conflicts with the provision of another by-law in force within the Township, the provisions that establish the higher standards to protect the health, safety and welfare of the general public shall prevail.

**Repeal**

**3.23** On the date this by-law comes into effect, By-Law 28-03 as amended shall be hereby repealed.

**3.24** This By-law shall come into force upon the date of passing by Council.

***READ A FIRST TIME MARCH 2, 2020.***

***READ A SECOND TIME MARCH 16, 2020.***

**MAYOR: \_\_\_\_\_ CLERK: \_\_\_\_\_**

**SCHEDULE 'A'**

**CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY**  
**Set Fine Schedule**  
**Part 1 Provincial Offences Act**

**By-Law No.11-2020: Clean Yard By-law**

<b>Item</b>	<b>Short Form Wording</b>	<b>Provision Creating or Defining of Offence</b>	<b>Set Fine</b>
1	Fail to keep vegetation less than 21 cm.	2.1 b) i.	\$250.00
2	Fail to keep vegetation less than 21 cm within 1.5m of property line.	2.1 b) ii.	\$250.00
3	Fail to remove noxious weeds.	2.1 b) iii.	\$250.00
4	Fail to keep buffer strip of Naturalized area cut less than 21 cm.	2.2	\$250.00
5	Fail to keep yard free of waste.	2.3	\$250.00
6	Fail to keep waste stored in containers.	2.7 a)	\$250.00
7	Allow waste to accumulate for more than 10 days.	2.7 b)	\$250.00
8	Fail to keep compost pile to less than 1sqm in area or 1.8m in height.	2.8 c)	\$250.00
9	Fail to keep compost pile at least 2m from property line.	2.8 d)	\$250.00
10	Fail to keep compost pile enclosed.	2.8 e)	\$250.00
11	Fail to keep compost pile maintained.	2.8 g)	\$250.00
12	Obstruct or permit to obstruct a private drain on property.	2.10	\$250.00
13	Allow water to drain from a swimming pool, hot tub, wading pool, or similar water container onto an adjacent property.	2.12	\$250.00
14	Fail to maintain swimming pool, hot tub, wading pool, or similar water container in good repair.	2.13	\$250.00
15	Fail to protect pit, excavation, or well in active use.	2.14 a)	\$350.00
16	Fail to protect pit, excavation, or well not in active use.	2.14 b)	\$350.00
17	Obstructing an Officer.	3.7	\$350.00

Note: The general penalty provision for the offences listed above is Section 3.16 of By-law no. 11-2020, a certified copy of which has been filed and s. 61 of the Provincial Offences Act, R.S.O. 1990, c.P.33

**SCHEDULE 'B'**

**CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY  
By-Law No.11-2020: Clean Yards By-law**

**Service Use and Activity Charges**

<b>Item</b>	<b>Service or Activity Fee</b>	<b>Fee</b>
1.	<b>1st Order.</b> Where the informal notice has not been complied with, for the first Order issued in respect to any property.	<b>\$ 50.00</b>
2.	<b>Subsequent Orders.</b> Where there has been a previous Order issued, each subsequent Order issued thereafter.	<b>\$ 350.00</b>
3.	<b>Township undertakes to complete the work.</b> Where the Township undertakes to complete the work required to comply with any final order.	<b>Cost of the work performed plus an administrative fee of 30%</b>
4.	<b>Certificate of Compliance.</b> Where after inspecting a property, an Officer, may on the request of the Owner, issue the Owner a certificate of compliance.	<b>\$25.00</b>

**SOUTH  
GLENGARRY**



*Ontario's Celtic Heartland*

# Proposed Clean Yard By-Law 2<sup>nd</sup> Reading Presentation

By: Véronique Brunet 2020

## Township of South Glengarry

*Ontario's Celtic Heartland*

# Clean Yard By-Law

The Township of South Glengarry's Community Services Staff has reviewed the concerns brought forward by the members of council during the 1<sup>st</sup> reading of the proposed Clean Yards By-Law.

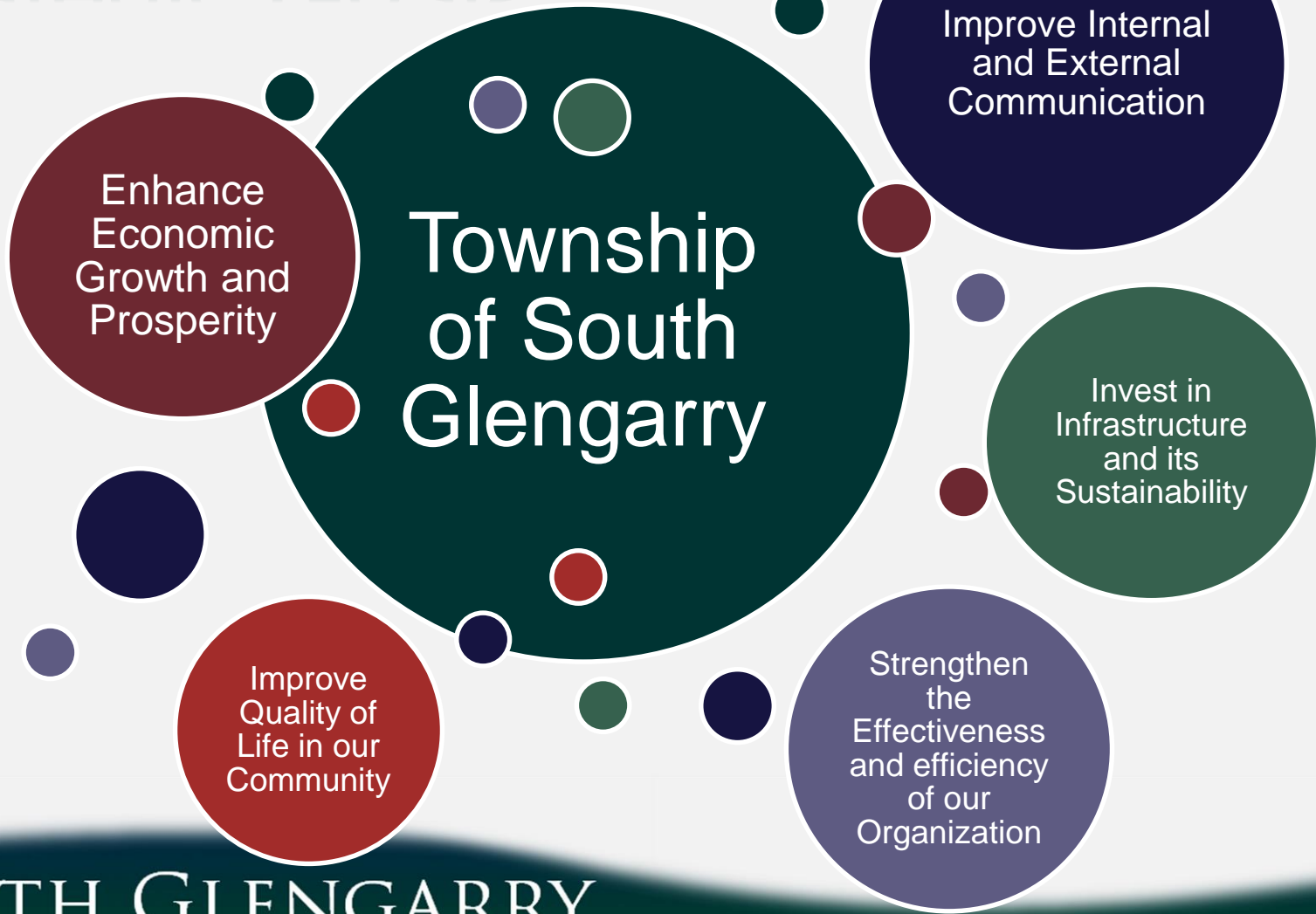


*Municipal Act, 2001* allows the Township to create a By-law that regulates the cleaning and clearing of yards.

SOUTH GLENGARRY

Ontario's Celtic Heartland




# Strategic Goals



**SOUTH GLENGARRY**

*Ontario's Celtic Heartland*

# Clean Yard By-Law

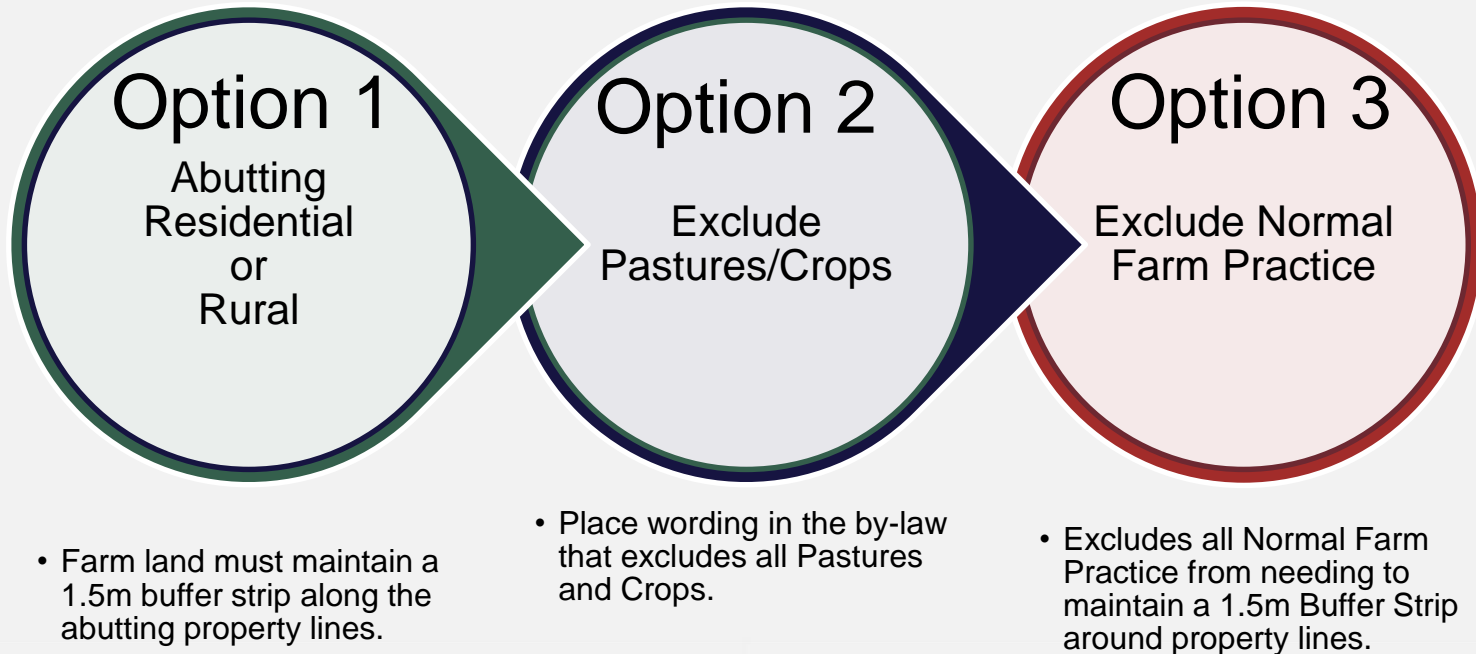
Reason for New By-law	Alignment with Strategic Plan
Reasonable compliance dates	 <p><b>#5. Improve internal and external communications</b> 5.3-Explore opportunities to enhance and improve the delivery of customer service</p>
Outdated By-law	 <p>Value- <b>Innovation</b> . Pursuing opportunities to improve</p>
Officer efficiency	 <p><b>#3. Strengthen the effectiveness and efficiency of our organization</b></p>
Consideration to Land Types	 <p><b>#4. Improve quality of life in our community</b> 4.4- Develop and implement a series of beautification plans for the hamlets/villages</p>
Enforcement	 <p>Value- <b>Excellence</b> . Promoting learning and development . Delivering high quality services on a consistent basis</p>

SOUTH GLENGARRY

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# Clean Yard By-Law

How to address agricultural use lands within South Glengarry?



SOUTH GLENGARRY

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# Clean Yard By-Law

What works best for South Glengarry?



By Definition:

- (a) is conducted in a manner consistent with proper and acceptable customs and standards as established and followed by similar agricultural operations under similar circumstances, or
- (b) makes use of innovative technology in a manner consistent with proper advanced farm management practices;

*'Farming and Food Production Protection Act*



SOUTH GLENGARRY

*Ontario's Celtic Heartland*

# Clean Yard By-Law

Conclusion

Agricultural  
Use Land



1.5 m  
Buffer Strip

**Exception:  
2.1a)**  
Paragraph 2.1  
does not apply  
to any normal  
farm practice.

SOUTH GLENGARRY

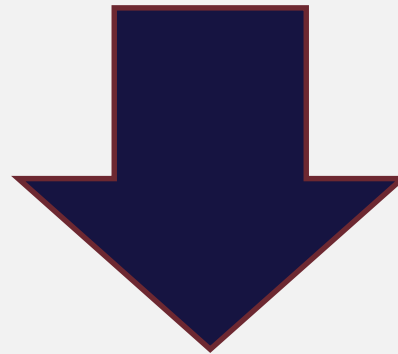
*Ontario's Celtic Heartland*

# Clean Yard By-Law

## Impact of Not Regulating Farm Lands?

Although there is no enforcement to cut the grass, officers will attempt to mediate the situation.

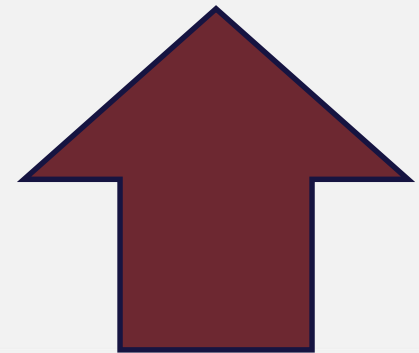
Ultimately, the land used for normal farm practice will not be subject to cut their grass under this proposed by-law.



Grass  
Complaints  
against Farm  
Land



Inconvenience  
to farmers to  
maintain  
Buffer Strip



SOUTH GLENGARRY

*Ontario's Celtic Heartland*

# Clean Yard By-Law

The proposed by-law will be able to address the unique variation of lands within our Township, such as; Urban Settlement Areas and Rural Settlement Areas

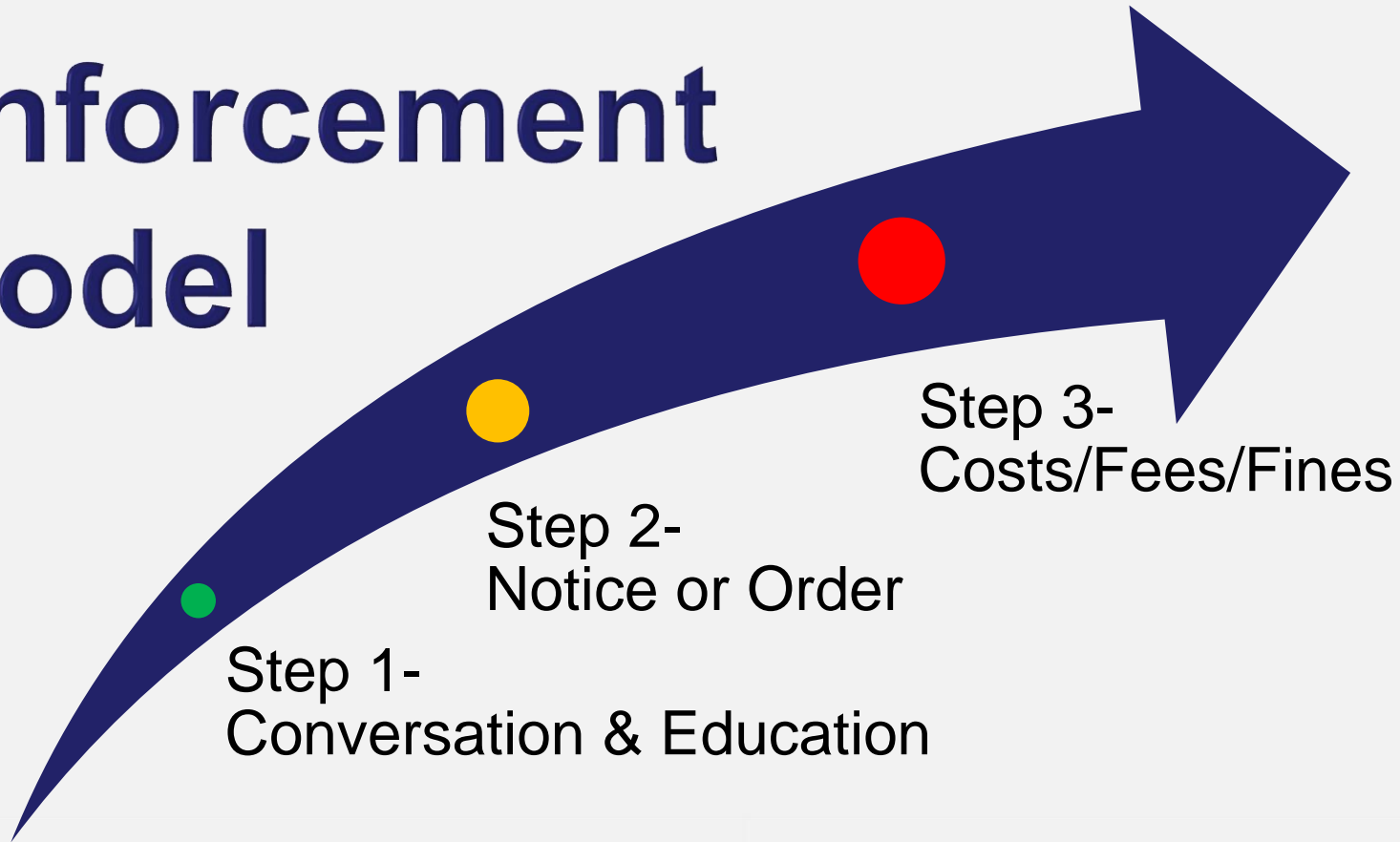


SOUTH GLENGARRY

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# Clean Yard By-Law

## Enforcement Model



SOUTH GLENGARRY

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## STAFF REPORT

S.R. 38-2020

**PREPARED BY:** Véronique Brunet- Manager of Municipal Law Enforcement

**PREPARED FOR:** Council of the Township of South Glengarry

**COUNCIL DATE:** March 16, 2020

**SUBJECT:** Proposed Fence By-Law

### **BACKGROUND:**

1. At present, the by-law regulating fences can be found in the Zoning By-law and Lot Maintenance By-law. Currently the Lot Maintenance By-Law is proposed to be replaced by the Clean Yard By-law. By removing the requirements for fences from the Clean Yard By-law, it would provide an opportunity to enact a Fence By-law which applies consistently to the entire Township. However, Zoning regulations that require fencing, for example, for screening between uses will be retained in the Zoning By-Law. The proposed Fence By-Law provides for consistent regulation of fences throughout the Township in order to effectively respond to residents concerns and queries.
2. Section 11 (3) of the *Municipal Act*, 2001, provides clear authority to enact a by-law in respects to structures, including fences. A by-law under this section of the *Municipal Act* will be able to provide broader powers for the Township to address specific areas of concern regarding the type of fence and its location on a property depending on the zoning. The current section dedicated to fences in the Lot Maintenance By-law does not provide a detailed guideline to address these issues. The proposed Fences By-law will also include a comprehensive fee's guideline and set fines.

### **ANALYSIS:**

3. The current by-law which addresses fences dictates the basic standard of the fence, the permitted height in residential and non-residential zones, as well as the calculation of height. Although there is reference to fences in the Lot Maintenance By-law, there are many issues that are unable to be addressed when brought forward by the public.

#### **4. Additions/Alterations**

The proposed Fence By-Law;



- i. Defines what a “fence” is considered under this by-law.
- ii. Prohibits the construction of a fence to be made with sheet metal, corrugated metal panels, any hazardous materials (razor or barbed wire), any sharp projections, a conductor of electrical current, or any material that is not usually intended for permanent fencing.
- iii. Prohibits barbed wire & electrical conductor fences, except on agricultural lands for agricultural uses, in an industrial or commercial zone, on a facility owned or operated by any level of government or a utility provider; providing that the barbed wire is located 2.0 metres above the adjacent finished ground and projects inwards towards the area enclosed by the fence
- iv. Does not allow for fences being placed on any lands owned by the Township, highway, road allowance, etc.
- v. Limits the height of a fence from ground level in any non-residential zones (commercial, industrial, institutional, and open space zones) to 3.0 metres, except for a sports field or court where the maximum height is 4.25 metres.
- vi. Addresses the use of privacy screens and hoarding within the Township.
- vii. Limits the height of a fence when located on a deck or platform to be less than 2.6 m in height and must meet the required setbacks.
- viii. Regulates the construction and maintenance of the fence as well as graffiti.
- ix. Allows the Township to request a Temporary Fence be installed by the owner where there appears to be an unsafe situation or hazard to the public.
- x. Deems fences that complied with the applicable by-laws when they were built to comply with the proposed by-law so long as such fence continues to be the same height, length, and width and comprised of the same material.

## 5. Enforcement

It is Administration’s position that the proposed by-law provides for consistent administrative and enforcement measures with clear direction to a person or persons who are in violation as to the remedy to bring their property into compliance.

The proposed by-law allows for additional enforcement tools such as undertaking the work and adding the costs to the tax roll or court proceedings if a person or persons fail to comply with an order to do the work. Including the use of set fines



when necessary, ranging from \$150-350.

The proposed Fence By-law is intended to maintain a progressive enforcement approach, which would look like the following:

Step one:	First contact will be in person, conversation and education with a plan to meet compliance. Informal notice may be sent detailing the items to be corrected.
Step two:	Should no progress be seen within the agreed upon time, an order to comply will be issued requiring Property Owners to discontinue the contravening activity and / or do work to correct the contravention.
Step three:	Property owners who do not comply with the order may not only find themselves subject to charges and fines, but also costs added to their taxes by the Township for work done to correct the contravention.

#### **ALIGNMENT WITH STRATEGIC PLAN:**

Goal 4: Improve quality of life in our community

Goal 5: Improve internal and external communications

Values: Innovation, Excellence

#### **IMPACT ON 2020 BUDGET:**

No impact.

#### **RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report 38-2020 be received and that By-law 13-2020, being a by-law to regulate fences, be read a first and second time this 16th day of March, 2020.

Recommended to Council for  
Consideration by:  
CAO – TIM MILLS

SG-I-20

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
BY-LAW 13-2020  
FOR THE YEAR 2020**

***BEING A BY-LAW TO REGULATE FENCES***

**WHEREAS**, the *Municipal Act, 2001*, c.25 S 5 (1) provides that the powers of a municipal corporation are to be exercised by its council;

**AND WHEREAS** the *Municipal Act, 2001*, c. 25 S. 5(3) provides that the powers of every council are to be exercised by by-law.

**AND WHEREAS** Section 8 of the *Municipal Act, 2001*, S.O. 2001, c.25 (hereinafter referred to as the "*Municipal Act*") provides that the powers of a municipality under the *Municipal Act* or any other Act shall be interpreted broadly so as to confer broad authority on the municipality to enable the municipality to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues;

**AND WHEREAS** Section 11 (3) of the *Municipal Act*, as amended, authorizes a municipality to pass a By-law respecting structures including fences;

**AND WHEREAS** Section 9 of the *Municipal Act* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under the *Municipal Act* or any other Act;

**AND WHEREAS** pursuant to Section 425 of the *Municipal Act*, a municipality may pass by-laws providing that a person who contravenes a by-law of the municipality passed under this Act is guilty of an offence;

**AND WHEREAS** pursuant to Section 426 of the *Municipal Act*, no person shall hinder or obstruct, or attempt to hinder or obstruct, any person who is exercising a power or performing a duty under this Act or under a by-law passed under this Act;

**AND WHEREAS** pursuant to Section 436 of the *Municipal Act*, a By-Law Enforcement Officer may enter upon any land at any reasonable time for the purpose of carrying out an inspection to determine compliance with this by-law;

**AND WHEREAS** pursuant to Section 446(1) of the *Municipal Act*, a municipality may direct or require a person to do a matter or thing and that, in default of it being done by the person directed or required to do it, the matter or thing shall be done at the person's expense;

**AND WHEREAS** pursuant to Section 446(3) of the *Municipal Act*, a municipality may recover the costs of doing a matter or thing under subsection (1) from the person directed or required to do it by action or by adding the costs to the tax roll and collecting them in the same manner as property taxes;

**NOW THEREFORE** the council of the Corporation of the Township of South Glengarry hereby enacts the following as a by-law;

**SHORT TITLE**

This by-law may be referred to as the "*Fence By-Law*".

## PART 1 - DEFINITIONS

### 1.1 In this by-law;

- a) "Agricultural Fence" means a fence located on a property zoned Rural (RU) or Agricultural (AG) as per the Township's Comprehensive Zoning By-Law used for agricultural purposes.
- b) "Building" means a structure, whether permanent or temporary, consisting of a wall, roof, and floor, or any of them.
- c) "Manager" means the Township's Manager of Municipal Law Enforcement and his or her designate or successor;
- d) "Farm" means an agricultural operation as defined in the Farming and Food Production Protection Act, 1998 and includes such an operation that is not carried on with the expectation of gain but otherwise meets the definition in that Act;
- e) "Fence" includes:
  - i. a railing, wall, line of posts, wire, gate, boards, pickets, latticework, natural stone fence, or any combination thereof, or other similar erection used for the purposes of enclosing or dividing in whole or in part a lot, safeguarding, retaining, or establishing a lot line or providing privacy (this does not include a hedge);
  - ii. a see-through screen erected to contain a recreational activity such as a chain-link fence erected around a tennis court;
  - iii. a Privacy screen means a solid wall at least 2.6m in height located on a deck, designed to conceal a portion of the lot from the public.
- f) "Height", unless otherwise defined in this By-law, means the vertical distance measured between the finished ground adjacent to a fence and the highest point of the fence, provided that where a fence is located on top of a retaining wall, "height" means the vertical distance measured between the top of the retaining wall and the highest point of the fence;
- g) "Lot" means a parcel of land which can be legally conveyed pursuant to the provisions of the Planning Act;
- h) "Lot line" means the boundary of a lot including the vertical projection thereof;
- i) "Maintain" includes "have", "construct" or "repair";
- j) "Officer" means an officer of the Township of South Glengarry responsible for enforcement of by-laws.
- k) "Township" means the Township of South Glengarry
- l) "Zone" means any land use zone established in the Comprehensive Zoning By-Law of the Township and passed under the Planning Act or any predecessor or successor Act.

## PART 2 - GENERAL FENCE PROVISIONS

### 2.1 No person shall have, erect, construct, maintain the following:

- a) snow fencing as part or in place of fencing, unless said fencing is used to temporarily control snow, and or, to protect property undergoing construction for which an approved Township permit is in effect. Such snow fencing shall be removed upon completion of construction;

- b) a fence comprised of sheet metal or corrugated metal panel members;
- c) a fence that contains or is constructed of any hazardous material such as razor wire or barbed wire.
- d) a fence that contains any other sharp projections capable of causing physical injury to humans;
- e) a fence or any attachment to a fence which may be used as a conductor of an electrical current.
- f) a fence that uses materials not usually intended for use in permanent fencing, unless specifically permitted by this By-law or any other Township By-law (i.e. tires or corrugated plastic);
- g) a gate within a portion of a fence that abuts land owned by the Township; and
- h) a fence on any lands owned by the Township, or on a highway, or road allowance opened or unopened, or Township right-of-way, or Township easement;

**2.2** Notwithstanding Subsection 2.1 c), the use of barbed wire or other barbed or sharp materials fencing shall only be permitted:

- a) On agriculturally zoned lands which necessarily require the use of barbed wire on fences as a part of active agricultural activity;
- b) For fences located in an industrial zone and provided that such materials are used at a height of at least 2.4 m (8 ft) above the finished grade. The barbed wire shall project inwards to the area enclosed by the fence; and on top of a fence erected for security purposes, around any facility owned, operated or maintained by a municipal, provincial or federal government or their respective agencies or a utility provider.

**2.3** Notwithstanding Subsection 2.1 e), a fence or any attachment to a fence may be used as a conductor of an electrical current on properties which necessarily require such fence as part of active agricultural activity.

### **PART 3 – FENCES IN RESIDENTIAL, RURAL AND AGRICULTURAL ZONES**

**3.1** No person shall have, erect, construct, maintain a fence on a lot in a residential or rural zone, except in accordance with the following regulations:

#### **Fences in Rear and Side Yards**

- a) The maximum height of a fence in a rear or side yard shall be 2.0 m.
- b) Notwithstanding Section 3.1 a), in the case of a corner lot where a rear yard abuts a front yard of an adjacent lot the maximum height of a fence shall be 1 m in height.

#### **Fences in Front Yards and Exterior Side Yards**

- c) The maximum height of a fence located in a front or exterior side yard shall be 1m.
- d) Notwithstanding Sections 3.1 c) the maximum height of an agricultural fence located in a front yard or exterior side yard shall be 1.83 m (6 ft.).

**3.2** Where a fence located on a property in a rural or residential zone which abuts a property in a non-residential zone, the non-residential fence height provisions will apply to the portion of the fence abutting the non-residential property.

### **Entranceways/Ornamental Gateways**

**3.3** Section 3.1 c) does not apply to the erection of an ornamental gateway, entranceway or similar structure located in an estate residential, rural, or rural residential zone.

### **Pool Enclosures**

**3.4** Where a fence is located on a property for the purposes of enclosing an above ground pool, in-ground pool, artificial pond, hot tub or other similar bodies of water, it shall be in compliance with the Township's Pool Enclosure By-Law.

## **PART 4 – FENCES IN NON-RESIDENTIAL ZONES**

**4.1** No Person shall have, erect, construct, or maintain on a lot in a non-residential zone which for the purposes of this By-law includes; commercial, industrial, institutional, and open space zones, except in accordance with the following regulations:

- a) The maximum height of a fence located in a non-residential zone shall be 3.0 m.
- b) Notwithstanding Subsection 4.1a), the maximum height of a fence located within a 6.0 m setback of the front property line shall be 1.2 m.
- c) The maximum height of a fence that encloses a sports field or court shall be 4.25 m.

## **PART 5 - EXISTING FENCES**

**5.1** Despite the provisions of this By-law, a fence that was in existence prior to the date this By-law comes into force, and was in compliance with the applicable fence regulations in force under the Township's applicable by-laws at the time the fence came into existence, shall be deemed to comply with this By-law for so long as such fence continues to be the same height, length and width and comprised of the same material.

## **PART 6 - PRIVACY SCREENS**

**6.1** No Person shall have, erect, construct, or maintain a privacy screen except in accordance with the following regulations:

- a) where a privacy screen is located on a raised deck or platform it shall be less than 2.6m in height.

## **PART 7 - CONSTRUCTION AND MAINTENANCE**

### **Restrictions**

**7.1** Every fence or privacy screen, shall be designed and installed in such a manner as to meet its intended function.

**7.2** All surfaces (fence or privacy screen ) that have been previously painted, stained, varnished or which have received other similar protective finishes shall be maintained without visible deterioration.

**7.3** Every fence or privacy screen shall be maintained in a structurally sound condition and in good repair.

**7.4** Every fence or privacy screen must not present an unsightly appearance to the neighbouring environment.

### **Graffiti**

**7.5** No Person shall place graffiti or cause or permit graffiti to be placed on any fence or privacy screen.

**7.6** Every owner shall at all times maintain their fence or privacy screen free of graffiti.

### **Temporary Fencing - Unsafe**

**7.7** Where, in the opinion of the Manager, a property contains an unsafe situation or hazard to the public the Manager may require the owner to erect such fencing as the Manager deems appropriate to the circumstance.

## **PART 8 - ADMINISTRATION AND ENFORCEMENT**

**8.1** This by-law shall be enforced on a basis of written complaints, unless the Manager is aware of an obvious unsafe condition warranting correction.

**8.2** The Manager will not inspect the entire premises or suite but will inspect only those items which are the subject of the written complaint.

**8.3** Notwithstanding 8.2, the Manager may inspect other areas or items believed to be unsafe.

**8.4** The Manager is authorized to administer and enforce this By-law including but not limited to:

- a) arranging for:
    - i. the assistance or work of Township staff, or Township agents;
    - ii. the making of orders or other requirements and the imposition of conditions as authorized under this By-law;
    - iii. the obtaining of court orders or warrants as may be required;
    - iv. the commencement of such actions on behalf of the Township to recover costs or restrain contravention of this By-law as deemed necessary; and
  - b) prescribing the format and content of any forms or other documents required under this By-law.
- 8.5** The Manager may assign Officers to enforce this By-law and Officers so assigned or appointed by Council to enforce this By-law shall have the authority to:
- a) carry out inspections;
  - b) make orders or other requirements as authorized under this By-law; and
  - c) give immediate effect to any orders or other requirements made under this By-law.

**8.6** The Manager may assign duties or delegate tasks under this By-law to be carried out in the Manager's absence or otherwise.

### **Entry and Inspections**

**8.7** An Officer may enter on land at any reasonable time and in accordance with the conditions set out in sections 435 and 437 of the *Municipal Act*, 2001 for the purpose of carrying out an inspection to determine whether or not the following are being complied with:

- a) this By-law;

- b) a direction or order made under this By-law;
  - c) an order made under s. 431 of the *Municipal Act, 2001*.
- 8.8** An Officer may, for the purposes of the inspection under Section 8.7 and in accordance with the conditions set out in section 436 of the *Municipal Act, 2001*:
- a) require the production for inspection of documents or things relevant to the inspection;
  - b) inspect and remove documents or things relevant to the inspection for the purpose of making copies or extracts;
  - c) require information in writing or otherwise as required by the Officer from any person concerning a matter related to the inspection; or
  - d) alone or in conjunction with a person possessing special or expert knowledge, make examinations or take tests, samples or photographs necessary for the purposes of the inspection.
- 8.9** An Officer may undertake an inspection pursuant to an order issued by a provincial judge or justice of the peace under Section 438 of the *Municipal Act, 2001*, in accordance with the conditions set out in that section, where he or she has been prevented or is likely to be prevented from carrying out an inspection under Sections 8.7 and 8.8.
- 8.10** No Person shall interfere with or obstruct an Officer while performing their duties under this by-law.

#### **Orders including Delivery**

- 8.11** If an Officer is satisfied that a contravention of this By-law has occurred, he or she may make an order requiring the person who contravened the By-law or who caused or permitted the contravention or the owner or occupier of the property on which the contravention occurred to do work to correct the contravention.
- 8.12** An order under Section 8.11 shall set out:
- a) reasonable particulars of the contravention adequate to identify the contravention and the location of property on which the contravention occurred;
  - b) the work to be completed;
  - c) the date or dates by which the work must be completed; and
  - d) notice that if the order is not complied with, then the work may be done at the expense of the owner.
- 8.13** Delivery of an order to discontinue a contravening activity made under Section 8.11 or an order to do work made under Section 8.12 may be given personally or by registered mail to the last known address of:
- a) the owner; and
  - b) such other persons affected by the order as an Officer determines.
- Delivery by registered mail shall be deemed to have taken place five days after the date of mailing.
- 8.14** In addition to delivery in accordance with Section 8.13, an order to discontinue contravening activity made under Section 8.11 or an order to do work made under Section 8.8 may be delivered by an Officer placing a placard containing the order in a conspicuous place on the property where the contravention occurred.
- 8.15** Where a time frame is set out in an order for carrying out any action, an Officer may extend the time for compliance beyond the established time frame provided such extension is required and is acceptable to the Officer.

#### **Township Carrying Out Work**

**8.16** Where a person does not comply with a direction or a requirement within an order, under this By-law to do a matter or thing, the Manager, with such assistance by others as may be required, may carry out such direction or requirement at the person’s expense.

**8.17** The Township may recover the costs of doing a matter or thing under Section 8.16 by action or by adding the costs to the tax roll and collecting them in the same manner as property taxes and such costs shall include an administration fee of 30 per cent (30%). The amount of the Township’s costs, including interest to the date payment is made in full, constitutes a lien upon the land, upon the registration of a notice of lien upon the land.

**Penalties**

**8.18** Every person who contravenes any provision of this by-law is guilty of an offence and, upon conviction, is liable to:  
a) a set fine as set out in Schedule "A"; or  
b) a fine as provided for in section 61 of the Provincial Offences Act, R.S.O 1990, c. P.33.

**8.19** Where a person is convicted of an offence under this by-law, the Ontario court of Justice or any court of competent jurisdiction thereafter may, in addition to any other penalty imposed on the person convicted, make an order prohibiting the continuation or repetition of the offence by the person convicted.

**Validity and Severability**

**8.20** If a court of competent jurisdiction should declare any section or part of a section of this by- law to be invalid, such section or part of a section shall not be construed as having persuaded or influenced Council to pass the remainder of the by-law, and it is hereby declared that the remainder of the by-law shall be valid and shall remain in force.

**8.21** Where a provision of this by-law conflicts with the provision of another by-law in force within the Township, the provisions that establish the higher standards to protect the health, safety and welfare of the general public shall prevail.

**8.22** This By-law shall come into force upon the date of passing by Council.

***READ A FIRST TIME THIS 16<sup>TH</sup> DAY OF MARCH 2020.***

***MAYOR:*** \_\_\_\_\_ ***CLERK:*** \_\_\_\_\_

**SCHEDULE 'A'**  
**CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY**  
**Set Fine Schedule**  
**Part 1 Provincial Offences Act**

**By-Law No.13-2020: Fence By-law**

<b>Item</b>	<b>Short Form Wording</b>	<b>Provision Creating or Defining of Offence</b>	<b>Set Fine</b>
1	Failed to remove temporary snow fence.	2.1a)	\$150.00
2	Erect fence with sheet metal panels.	2.1b)	\$150.00
3	Erect fence with hazardous material.	2.1c)	\$150.00
4	Erect fence with electrical current.	2.1e)	\$150.00
5	Erect fence on lands owned by Township.	2.1h)	\$150.00
6	Erect fence in residential or rural zone exceeding permitted height.	3.1a)	\$150.00
7	Erect fence in front or exterior side yard in residential or rural zone exceeding permitted height.	3.1c)	\$150.00
8	Erect fence in rural zone exceeding permitted height.	4.1a)	\$150.00
9	Erect fence in agricultural zone exceeding permitted height.	4.1a)	\$150.00
10	Erect fence in non-residential zone exceeding permitted height.	4.1a)	\$150.00
11	Erect fence in non-residential, rural, or agricultural zones exceeding permitted height within the setback.	4.1b)	\$150.00
12	Erect privacy screen on property other than on a deck.	6.1	\$150.00
13	Erect privacy screen exceeding permitted height.	6.1a)	\$150.00
14	Fail to maintain fence surfaces.	7.2	\$150.00
15	Failed to maintain fence in good repair.	7.3	\$150.00
16	Fail to erect temporary Security Fence.	7.7	\$150.00
17	Obstructing an Officer.	8.7	\$350.00

Note: The general penalty provision for the offences listed above is Section 8.18 of By-law no 13-2020, a certified copy of which has been filed and s. 61 of the Provincial Offences Act, R.S.O. 1990, c.P.33

**SCHEDULE 'B'**  
**CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY**  
**By-Law No. 13-2020: Fence By-law**  
**Service Use and Activity Charges**

<b>Item</b>	<b>Service or Activity Fee</b>	<b>Fee</b>
1.	<b>1st Order</b> Where the informal notice has not been complied with, for the first Order issued in respect to any property.	<b>\$ 50.00</b>
2.	<b>Subsequent Orders</b> Where there has been a previous Order issued, each subsequent Order issued thereafter.	<b>\$ 350.00</b>
6.	<b>Inspections where Owner fails to comply with an Order</b> Owner who failed to comply with a confirmed Order shall pay the fee for each inspection to determine if contraventions of this By-law observed on an initial inspection have been corrected where the contraventions have not been remedied by the time provided for in the said Order.	<b>\$75.00 per inspection</b>
10.	<b>Township undertakes to complete the work</b> Where the Township undertakes to complete the work required to comply with any final order.	<b>Cost of the work performed plus an administrative fee of 30%</b>
11.	<b>Certificate of Compliance</b> Where after inspecting a property, an Officer, may, or on the request of the Owner, issue the Owner a certificate of compliance.	<b>\$25.00</b>

**SOUTH  
GLENGARRY**



*Ontario's Celtic Heartland*

# Proposed Fence By-Law Presentation

By: Véronique Brunet 2020

# GLENGARRY

*Ontario's Celtic Heartland*

# Fence By-Law

If the Township of South Glengarry's Council moves forwards with the Proposed Clean Yard By-Law, a by-law for Fence regulations must also be implemented.

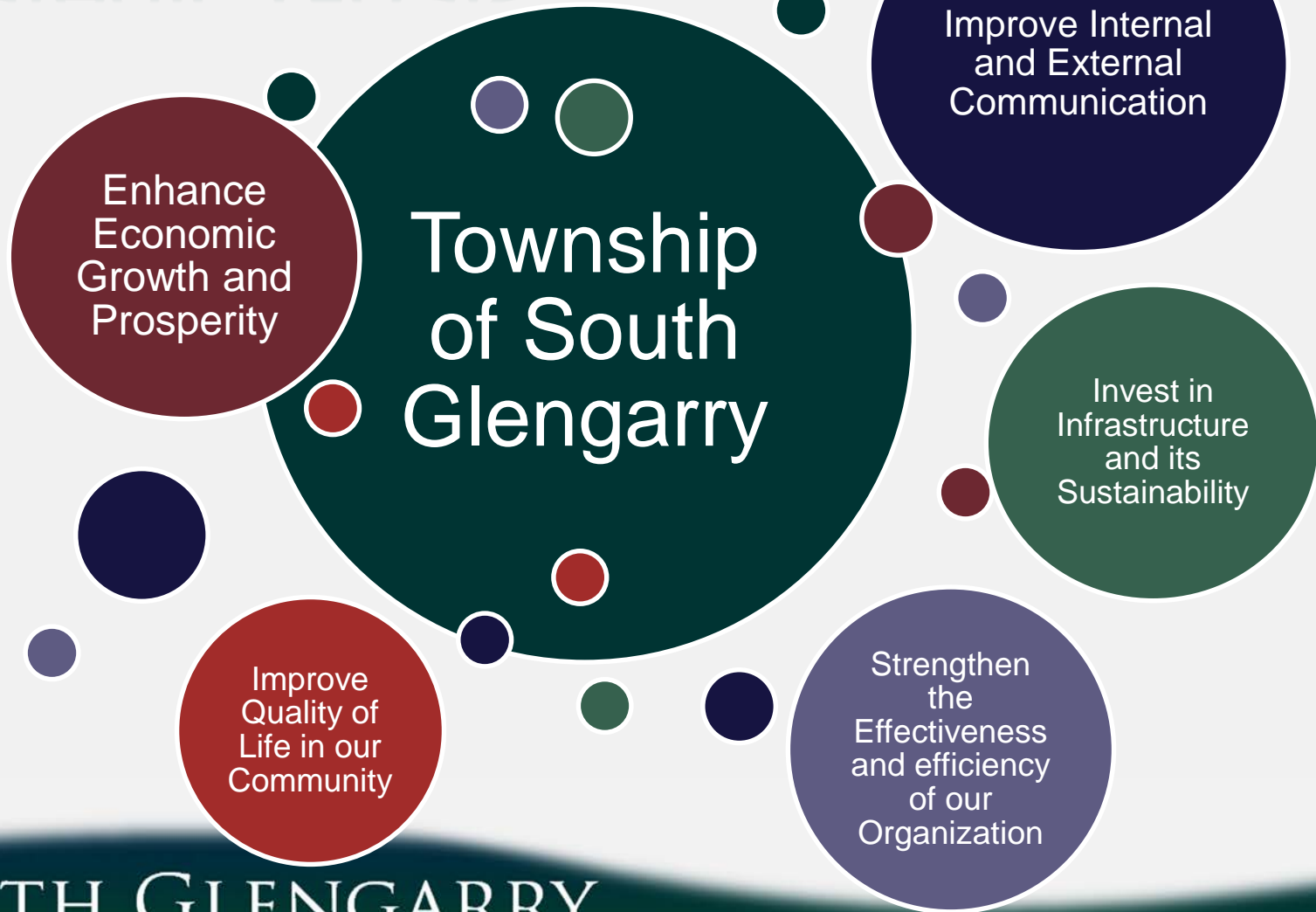


The proposed By-Law would replace the current by-law that may be repealed, the Lot Maintenance By-Law 28-03.



*Municipal Act 2001* allows the Township to create a By-law in respects to structures including fences.

# Strategic Goals

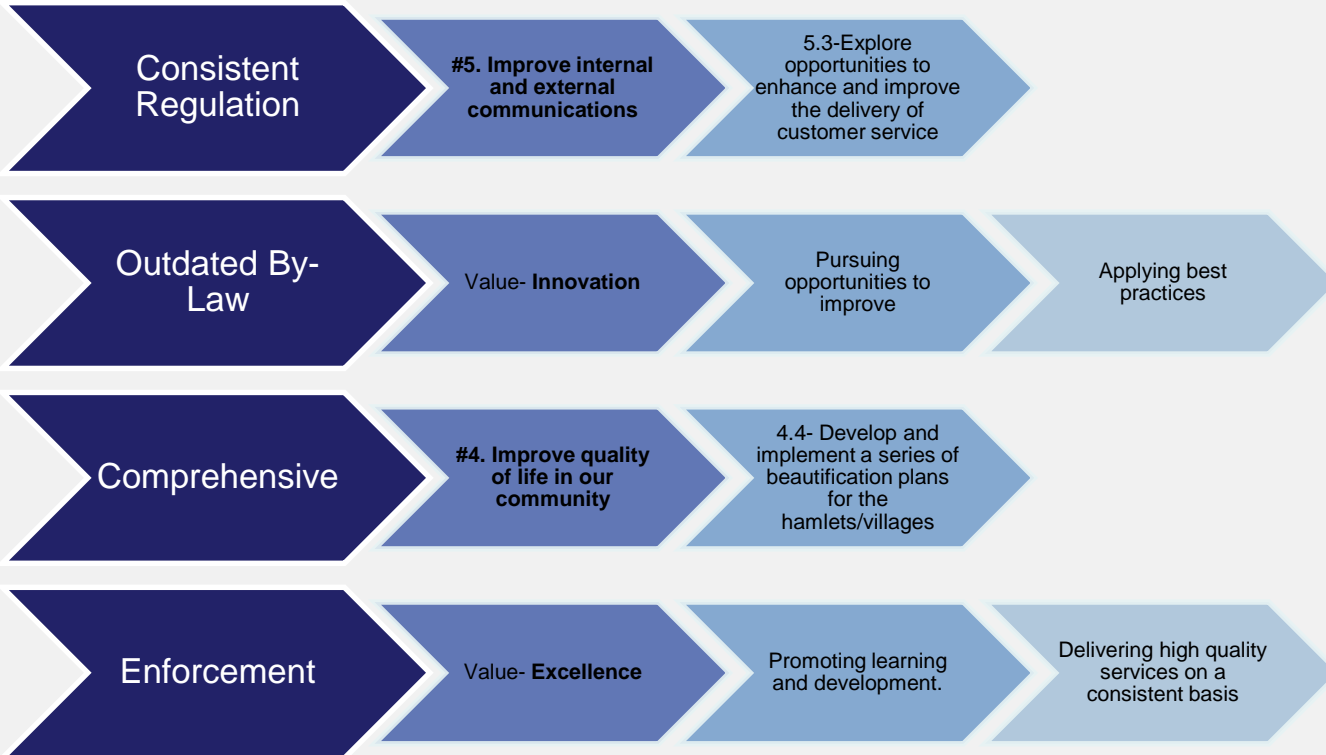


**SOUTH GLENGARRY**

*Ontario's Celtic Heartland*

# Fence By-Law

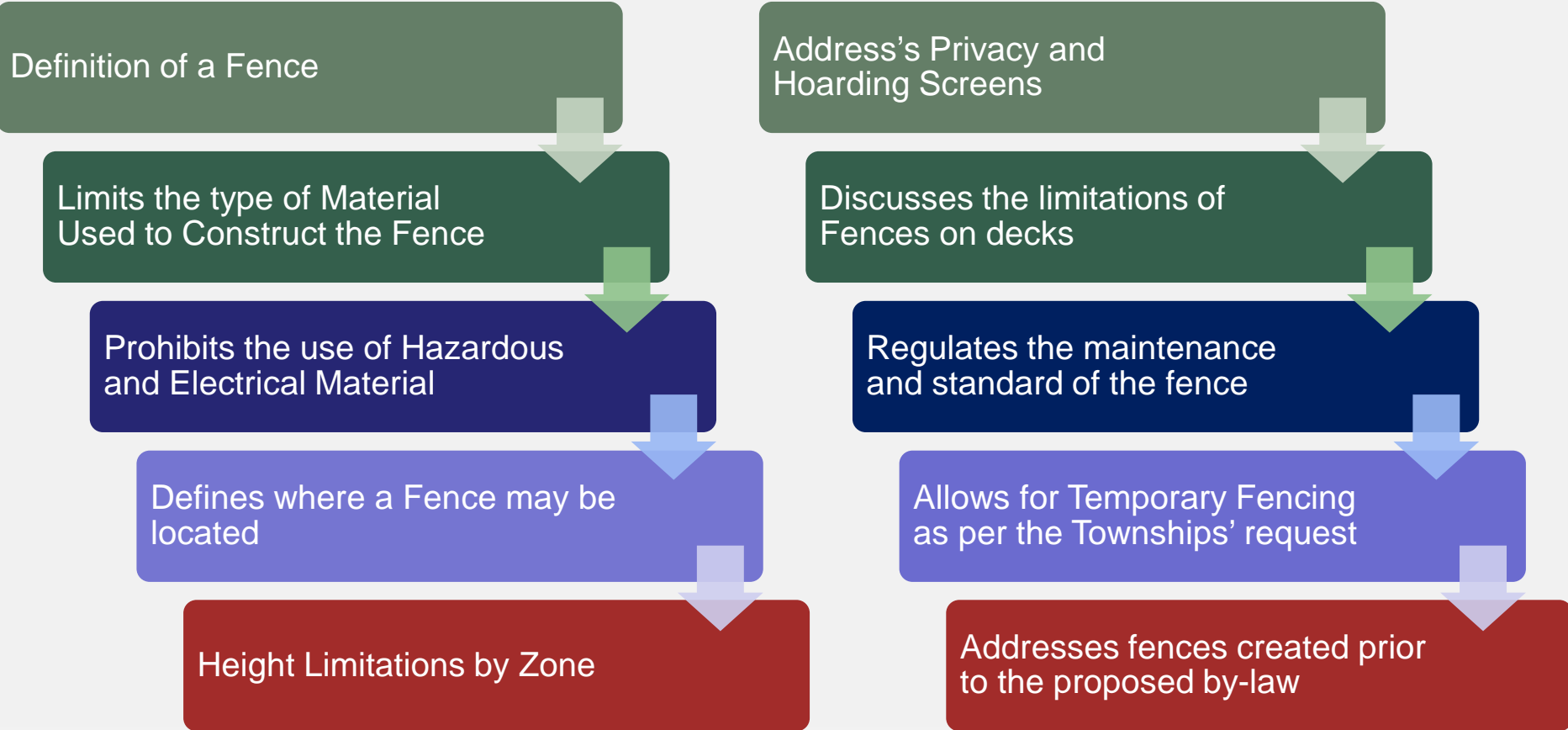
Reasons for a Fence By-law and their relation to the Strategic Plan



SOUTH GLENGARRY

Ontario's Celtic Heartland

# Fence By-Law



SOUTH GLENGARRY

*Ontario's Celtic Heartland*

# Fence By-Law



Proposed  
Enforcement  
Fees and  
Penalties

SOUTH GLENGARRY

Ontario's Celtic Heartland

# Fence By-Law

The following is a list of surrounding Municipalities; whether or not they address **fencing** and their fines- if any;

Municipality	Applicable By-Law	Set Fines
North Dundas	Property Standards	N/A
South Dundas	Property Standards	\$100.00
North Stormont	N/A	N/A
South Stormont	Fence	\$70.00-\$200.00
North Glengarry	N/A	N/A
Cornwall	Fence	N/A
Edwardsburg/Cardinal	Zoning	N/A
Russell	Fence	N/A
Alfred-Plantagenet	Property Standards	N/A

## SOUTH GLENGARRY

*Ontario's Celtic Heartland*

# Fence By-Law

Due to the proposed Clean Yard By-Law, it is necessary for the creation of a Fence By-law.



Although the Township does not receive ample complaints throughout the year regarding Fences, it is vital to be able to address the concerns if and when they occur.



The Township receives numerous inquiries on the matter; with a Fence By-law the staff will have a better more efficient resource to aid the residents of South Glengarry

**SOUTH GLENGARRY**

*Ontario's Celtic Heartland*

# Fence By-Law

The proposed by-law will be able to address the unique variation of lands within our Township, it does so by addressing permitted uses by the property Zonage

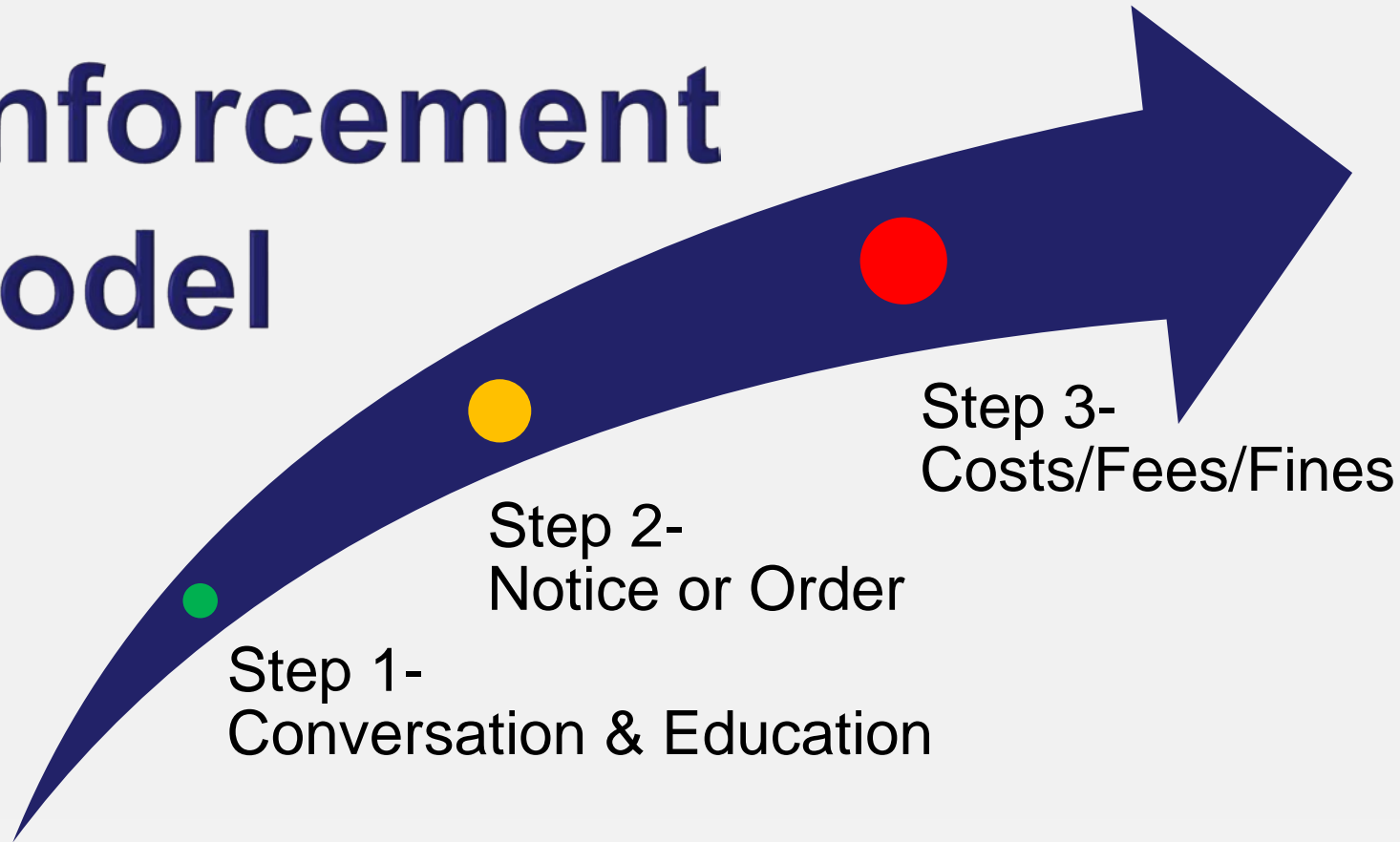


SOUTH GLENGARRY

*Ontario's Celtic Heartland*

# Fence By-Law

## Enforcement Model



SOUTH GLENGARRY

*Ontario's Celtic Heartland*



SOUTH GLENGARRY

*Ontario's Celtic Heartland*



**STAFF REPORT**

**S.R. 39-2020**

**PREPARED BY:** Joanne Haley, GM Community Services

**PREPARED FOR:** Council of the Township of South Glengarry

**COUNCIL DATE:** March 16, 2020

**SUBJECT:** MacPherson Site Plan Control Agreement

**BACKGROUND:**

1. The subject property is legally described Part of Lot 13, Concession1 Front, in the geographic Township of Charlottenburgh now in the Township of South Glengarry also known as 19180 County Road 2.
2. The subject property is currently developed with a single detached dwelling that is proposed to be removed. A new single detached dwelling is proposed to be built on the identical footprint. Prior to a building permit being issued, as per our Site Plan Control By-Law 14-18, all development located on the south side of County Road 2/South Service Road along the St. Lawrence River where the properties are less than 1 acre in size are subject to Site Plan Control.

**ANALYSIS:**

3. The subject property is 1328 square meters (approximately 0.33 acres) in area and is privately serviced. The property is designated Rural Settlement Area and is zoned Residential One & Floodplain- Holding (FPH). This proposed use conforms to both the Official Plan and the Zoning By-law.
4. The proposed site plan was circulated to, reviewed and approved by the Building Department, the United Counties Transportation Department and the RRCA. The site plan conforms to the Township's Site Plan Control By-Law. The RRCA requires a regulation permit to be issued prior to a building permit being issued and the United Counties requires a setback permit to be issued prior to a building permit being issued.



5. The attached Site Plan Control Agreement contains the typical clauses to ensure that the development proceeds as per the approved plan. The proposed Site Plan including grading and drainage information can be found in Schedule B within the agreement as attached.
6. The Site Plan Control Agreement and the Site Plan will be registered on title following the execution of the agreement.
7. A building permit may be issued following the execution of the Site Plan Control Agreement.

**IMPACT ON 2020 BUDGET:**

N/A

**ALIGNMENT WITH STRATEGIC PLAN:**

N/A

**RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report 39-2020 be received and that the Council of the Township of South Glengarry approves By-Law 15-2020, and the Site Plan Control Agreement for the property legally described as Part of Lot 13, Concession 1 Front in the geographic Township of Charlottenburgh, now in the Township of South Glengarry, County of Glengarry, also known as 19180 County Road 2 and authorizes the Mayor and Deputy Clerk to execute the Site Plan Control Agreement.

A handwritten signature in black ink, appearing to read 'Tim Mills', is written over a horizontal line.

Recommended to Council for  
Consideration by:  
CAO – TIM MILLS

**SG-D-20**

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
BY-LAW 15-2020  
FOR THE YEAR 2020**

**BEING A BY-LAW TO AUTHORIZE THE MAYOR AND CLERK TO ENTER INTO  
A SITE PLAN AGREEMENT BETWEEN THE TOWNSHIP OF SOUTH  
GLENGARRY AND SHELLEY MACPHERSON**

**WHEREAS**, the *Municipal Act, 2001*, c.25 S 5 (1) provides that the powers of a municipal corporation are to be exercised by its council;

**AND WHEREAS** the *Municipal Act 2001*, c. 25 S. 5(3) provides that the powers of every council are to be exercised by by-law;

**AND WHEREAS** the Council of the Township of South Glengarry deems it necessary and in the public interest to enter into a Site Plan Agreement with Shelley MacPherson being the owners of the land described as Part of Lot 13, Concession 1 Front in the geographic Township of Charlottenburgh now in the Township of South Glengarry, County of Glengarry, also known as 19180 County Road 2.

**AND WHEREAS** the Council of the Township of South Glengarry passed By-law No. 14-18, being a by-law to establish a Site Plan Control Area pursuant to Section 41 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended, on the aforementioned subject property.

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY ENACTS AS FOLLOWS:**

1. **THAT** the Mayor and Clerk are hereby authorized to sign a Site Plan Agreement with Shelley MacPherson a copy of which is attached hereto as Schedule "A" and is hereby declared to form part of this by-law.
2. **THAT** this by-law shall come into force and take effect on the date of its final passing.

**READ A FIRST, SECOND AND THIRD TIME, PASSED, SIGNED AND SEALED  
IN OPEN COUNCIL THIS 16th DAY OF MARCH, 2020.**

**MAYOR: \_\_\_\_\_ DEPUTY CLERK: \_\_\_\_\_**

**THIS AGREEMENT made in quadruplicate this  
16th day of March, 2020**

**BETWEEN:**

**SHELLY MACPHERSON**

**Hereinafter called the "OWNER"  
OF THE FIRST PART**

**AND:**

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
Hereinafter called the "TOWNSHIP"  
OF THE SECOND PART**

**WHEREAS** the Owner has applied to the Township for approval of a site plan for the Owner's lands, which site plan is annexed hereto as Schedule "B" and the Township has approved the said site plan subject to the Owner entering into this Agreement with the Township.

**NOW THEREFORE** this Agreement witnesseth that in consideration of the approval by the Township of the site plan for the development on the Owner's lands and the implementation of the conditions in the said approval, the Owner and the Township agree as follows:

**1. IN THIS AGREEMENT:**

- "TOWNSHIP"** means the Corporation of the Township of South Glengarry, and its appointees;
- "OWNER"** Shelley MacPherson
- "LANDSCAPING"** means any rock, brick, poured concrete or treated wood retaining walls intended to withhold soils or rock at a higher grade or elevation, trees, hedges, shrubs or other similar vegetation.
- "RRCA"** means the Raison Region Conservation Authority
- "SDG"** means the United Counties of Stormont, Dundas and Glengarry

**LANDS**

2. The Owner hereby agrees and acknowledges that the lands affected by this Agreement are the lands described in Schedule "A" attached hereto and forming part of this Agreement.

**PERMITS**

3. (a) The Township agrees that upon execution of this Agreement by all parties and upon submission and approval of the plans and specifications in accordance with Township by-laws and regulations, a building permit or permits for the development of the lands as contemplated by this Agreement shall be issued.
- (b) The owner agrees that placement of structures and site services on the property shall be in accordance with the site plan attached to this agreement.
- (c) The owner agrees that upon execution of this Agreement that required studies, if necessary, will be provided to the Municipality that will reflect the various mitigation techniques that will be used to satisfy any land incompatibility issues such as but not limited to traffic, rail, industrial noise, air quality assurance.
- (d) The owner must obtain an RRCA Ontario Regulation 175/06 Permit prior to the issuance of a building permit.
- (e) The owner must obtain a setback permit from the United Counties of SDG prior to the issuance of a building permit.

**GRADING**

4. The Owner shall provide to the Township of South Glengarry a Site Plan containing grading and drainage information that includes the location of the proposed single detached dwelling and the detached garage and conforms to the Township's Site Plan Control By-Law. The Site Plan is included in "Schedule "B" -Approved Site Plan" attached to this document.

**LICENSE TO ENTER LAND**

5. (a) The Owner hereby grants to the Township, its servants, agents and contractors, the license to enter the Owner's lands for the purpose of inspection of the works and to perform such work as may be required as a result of a default.
- (b) The Owner hereby grants to the Township, its servants, agents and contractors, the license to enter the Owner's lands for access into the mechanical room and to the water meters indefinitely, for maintenance purposes.

**DEFAULT**

6. (a) In the event of a default by the Owner or it's successors or assignees in the provision and maintenance of all matters and things required to be done by it pursuant to this Agreement, and after thirty (30) days written notice to the

Owner, the Township may, at the expense of the Owner, enter upon the Owner's lands and do all such matters and things as are in default. "Cost" and "Expense of the Owner" in this clause shall be the actual cost incurred by the Township plus 25% of such cost as a charge for overhead. Any costs incurred by the Township pursuant to this Agreement shall be paid by the Owner to the Township within thirty (30) days of the mailing of an invoice by the Township addressed to the Owner and costs referred to in this clause may be recovered by the Township in like manner as municipal taxes pursuant to the provisions of the *Municipal Act*, as amended.

- (b) The Owner further agrees that the entry and performance of works or procedures by the Township as herein provided shall not constitute a trespass.

**AGREEMENT BINDING ON SUCCESSOR ON TITLE**

- 7. (a) The Owner covenants and agrees that each and every covenant herein contained shall be binding upon the Owner of the Owner's lands and upon each and every successor on title.
- (b) The Owner covenants and agrees with the Township that if it subsequently sells or conveys the Owner's lands or any part thereof, each transfer or grant shall contain a covenant on the part of the grantee therein binding it, its successors and assigns, to the terms of this Agreement, and any further amendments thereto, and a further covenant on the part of the grantee or its successors and assigns to include a similar covenant in all subsequent transfers or grants of the Owner's lands, until the duties and obligations of the Owner under this Agreement have been fully performed. This Agreement does not relieve the Owner from complying with any other building and/or zoning requirements under the provisions of the *Ontario Building Code Act* and *Planning Act*.

**SCHEDULES**

- 8. The following Schedules are attached hereto and form part of this Agreement:

<b>SCHEDULE "A"</b>	<b>Legal Description of the Owner's Property;</b>
<b>SCHEDULE "B"</b>	<b>Approved Site Plan</b>
<b>SCHEDULE "C"</b>	<b>Securities</b>

**IN WITNESS WHEREOF the said OWNER and THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY have hereunto affixed their Hand and Corporate Seal duly attested by the hands of their respective proper signing officers.**

\_\_\_\_\_  
**WITNESS**

\_\_\_\_\_  
**SHELLEY MACPHERSON** **DATE**

**THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY**

**PER:\_\_\_\_\_**

**MAYOR FRANK PREVOST** **DATE**

**PER:\_\_\_\_\_**

**DEPUTY CLERK KAYLYN MACDONALD** **DATE**

## **SCHEDULE "A"**

### **LEGAL DESCRIPTION** **OF THE OWNER'S LANDS**

THOSE LANDS AND PREMISES located in the Township of South Glengarry, in the County of Glengarry and Province of Ontario AND BEING COMPRISED OF: Part of Lot 13, Concession 1 Front, in the geographic Township of Charlottenburgh, also known as 19180 County 2 Road.

# SCHEDULE "B"

## APPROVED SITE PLANS

<b>Drawing Name:</b>	<b>Drawing Date:</b>	<b>By:</b>
Surveyor's Real Report	October 12, 2017	Meldrum Surveying Ltd
Lot Grading Plan	January 2020	T.K. Davidson, P. Eng
Septic System Design	January 2020	T.K. Davidson, P. Eng

## **SCHEDULE "C"**

### **SECURITIES**

Securities in the amount of \$1,000.00 shall be provided to the municipality.

Securities in the form of irrevocable letters of credit automatically renewed annually, cash or negotiable bonds written in the name of the municipality shall be provided to cover the period of time for which the development of the property is to be completed.

The security deposit will be released upon the completion of construction and the approval of a final inspection as well as the submission and approval of an "as- built" site plan.

# SURVEYOR'S REAL PROPERTY REPORT : PART 1

FILE NO. 039-17

PLAN OF SURVEY OF  
**PART W 1/2 OF LOT 13**  
**CONCESSION 1, FRONT**  
**TOWNSHIP OF SOUTH GLENGARRY**  
**(GEOGRAPHIC TOWNSHIP OF CHARLOTTENBURGH)**  
**COUNTY OF GLENGARRY**  
 SCALE 1" = 20'



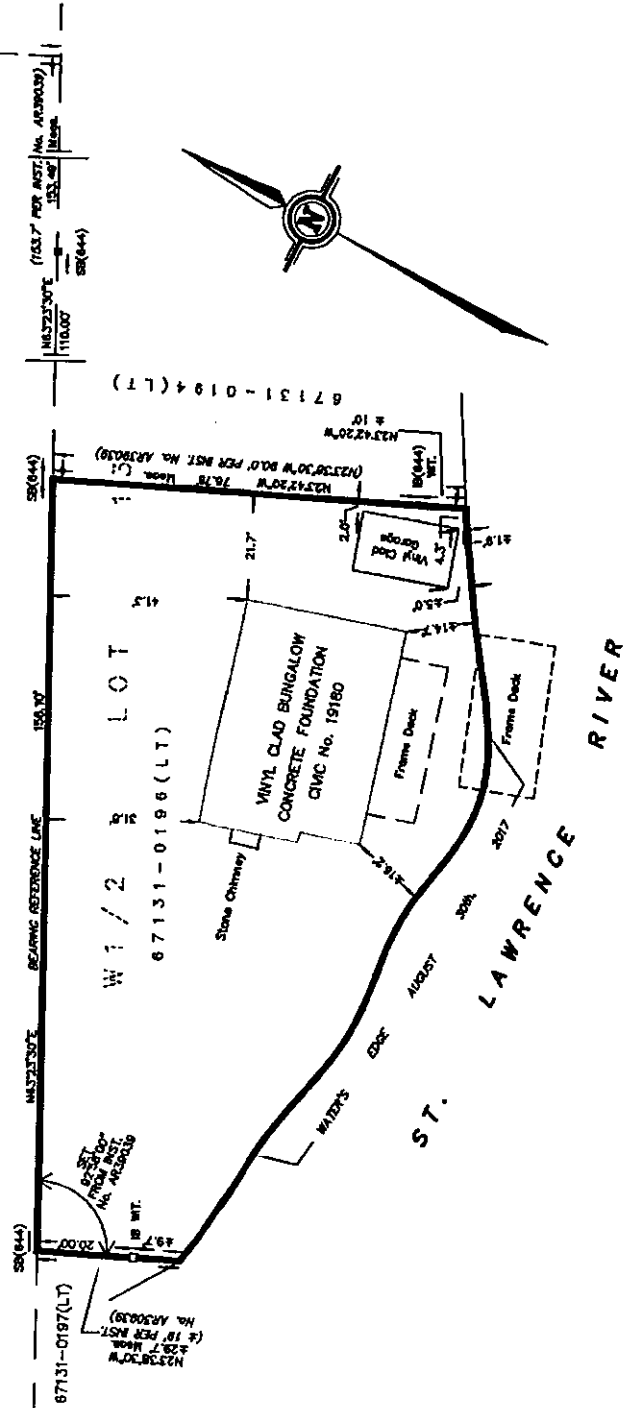
2017  
 JULIA MELDRUM SMITH O.L.S.

CONCESSION 1, FRONT

REGISTERED PLAN NO. 544

COUNTY ROAD No. 2

67131-0052(LT)



THIS REPORT WAS PREPARED FOR  
 SHELLEY MACPHERSON  
 MELDRUM SURVEYING LTD. GRANTS TO  
 SHELLEY MACPHERSON, HER SOLICITORS,  
 MORTGAGEES, AND OTHER RELATED PARTIES PERMISSION  
 TO USE ORIGINAL SIGNED, SEALED COPIES OF THE  
 SURVEYOR'S REAL PROPERTY REPORT (PARTS 1 & 2)  
 IN TRANSACTIONS INVOLVING SHELLEY MACPHERSON  
 AND JULIA MELDRUM SMITH ACCEPTS NO RESPONSIBILITY  
 FOR USE BY OTHER PARTIES.

**PART 2**  
 THIS PLAN MUST BE READ IN  
 CONJUNCTION WITH THE SURVEY  
 REPORT DATED OCTOBER 12, 2017.

## SURVEYOR'S CERTIFICATE

I CERTIFY THAT:  
 1. THIS SURVEY AND PLAN ARE CORRECT AND IN  
 ACCORDANCE WITH THE SURVEY ACT AND THE REGULATIONS  
 MADE UNDER THEREIN.

2. THE FIELD SURVEY REPRESENTED ON THIS  
 PLAN WAS COMPLETED ON THE 30th DAY  
 OF AUGUST, 2017.

DATED: OCT 12 2017  
 JULIA MELDRUM SMITH  
 O.L.S. SURVEYOR  
 CORNWALL, ONTARIO

## NOTES:

- ROUND IRON BARS 1 1/2" DIA. x 2' SHOWN..... S.L.B. #
- STANDARD IRON BARS 5/8" DIA. x 2' SHOWN..... S.L.B. #
- IRON BARS 5/8" DIA. x 2' SHOWN..... S.L.B. #
- IRON BARS 1" DIA. x 2' SHOWN..... S.L.B. #
- W.P. BARS 1/2" DIA. x 2' SHOWN..... S.B.
- S.U. DENOTES SOURCE UNKNOWN
- DENOTES EVIDENCE FOUND
- DENOTES PLANTED
- FENCES SHOWN THIS WAY

## BEARING REFERENCE:

BEARINGS AND DISTANCES ARE REFERRED  
 TO A POINT OF THE SOUTHERLY LIMIT OF COUNTY  
 ROAD No. 2, ACCORDING TO REGISTERED PLAN 044,  
 THE BEARING BEING N43°23'27"E.

© COPYRIGHT, JULIA MELDRUM SMITH O.L.S. 2017  
 NO PERSON MAY COPY, REPRODUCE, DISTRIBUTE,  
 OR TRANSMIT IN ANY MANNER OR BY ANY MEANS  
 WITHOUT THE WRITTEN PERMISSION OF  
 JULIA MELDRUM SMITH, O.L.S.

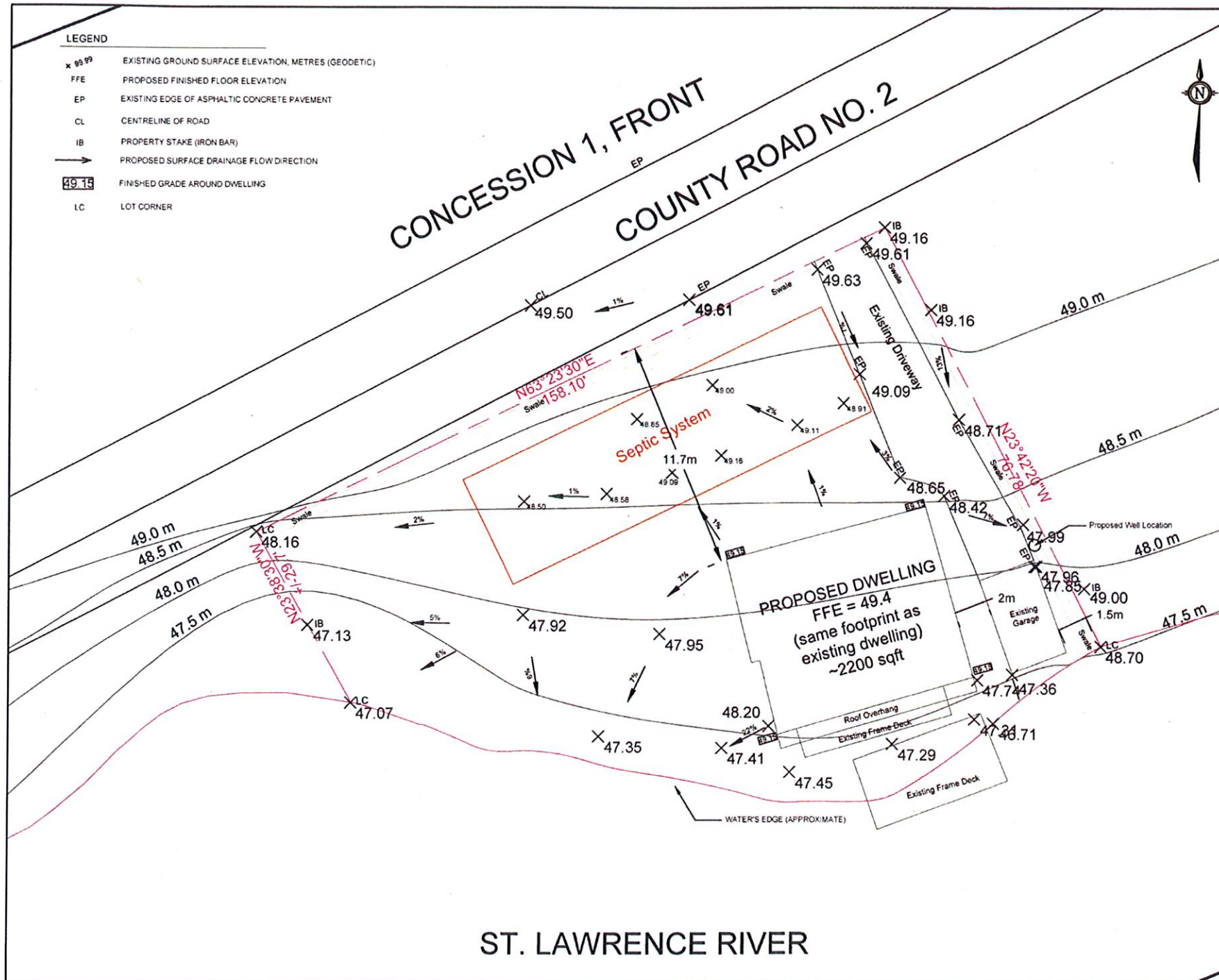
## NOTE

THIS REPORT CAN BE UPDATED BY THIS OFFICE  
 HOWEVER NO ADDITIONAL PRINTS OF THIS ORIGINAL  
 REPORT WILL BE ISSUED, SUBSEQUENT TO THE DATE  
 OF CERTIFICATION.

## IMPERIAL NOTE

DISTANCES SHOWN ON THIS PLAN ARE  
 IN FEET AND CAN BE CONVERTED  
 TO METRES BY MULTIPLYING BY 0.3048.





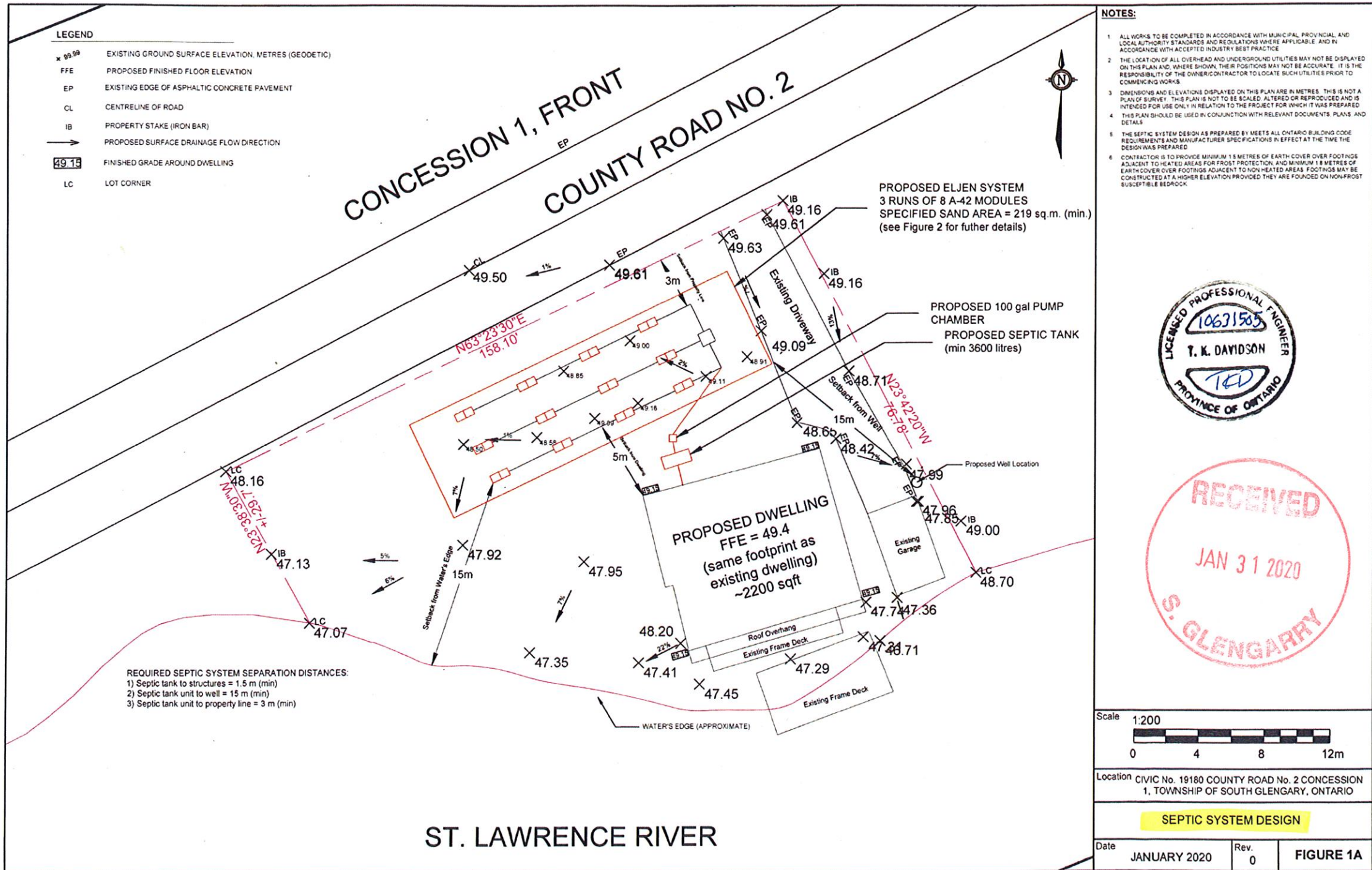
**LEGEND**

x 99.99	EXISTING GROUND SURFACE ELEVATION, METRES (GEODETIC)
FFE	PROPOSED FINISHED FLOOR ELEVATION
EP	EXISTING EDGE OF ASPHALTIC CONCRETE PAVEMENT
CL	CENTRELINE OF ROAD
IB	PROPERTY STAKE (IRON BAR)
→	PROPOSED SURFACE DRAINAGE FLOW DIRECTION
49.15	FINISHED GRADE AROUND DWELLING
LC	LOT CORNER

- NOTES:**
1. ALL WORKS TO BE COMPLETED IN ACCORDANCE WITH MUNICIPAL, PROVINCIAL AND LOCAL AUTHORITY STANDARDS AND REGULATIONS WHERE APPLICABLE, AND IN ACCORDANCE WITH ACCEPTED INDUSTRY BEST PRACTICE.
  2. THE LOCATION OF ALL OVERHEAD AND UNDERGROUND UTILITIES MAY NOT BE DISPLAYED ON THIS PLAN AND, WHERE SHOWN, THEIR POSITIONS MAY NOT BE ACCURATE. IT IS THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO LOCATE SUCH UTILITIES PRIOR TO COMMENCING WORKS.
  3. DIMENSIONS AND ELEVATIONS DISPLAYED ON THIS PLAN ARE IN METRES. THIS IS NOT A PLAN OF SURVEY. THIS PLAN IS NOT TO BE SCALED, ALTERED OR REPRODUCED AND IS INTENDED FOR USE ONLY IN RELATION TO THE PROJECT FOR WHICH IT WAS PREPARED.
  4. THIS PLAN SHOULD BE USED IN CONJUNCTION WITH RELEVANT DOCUMENTS, PLANS AND DETAILS.
  5. THE SEPTIC SYSTEM DESIGN AS PREPARED BY MEETS ALL ONTARIO BUILDING CODE REQUIREMENTS AND MANUFACTURER SPECIFICATIONS IN EFFECT AT THE TIME THE DESIGN WAS PREPARED.
  6. CONTRACTOR IS TO PROVIDE MINIMUM 1.5 METRES OF EARTH COVER OVER FOOTINGS ADJACENT TO HEATED AREAS FOR FROST PROTECTION, AND MINIMUM 1.8 METRES OF EARTH COVER OVER FOOTINGS ADJACENT TO NON-HEATED AREAS. FOOTINGS MAY BE CONSTRUCTED AT A HIGHER ELEVATION, PROVIDED THEY ARE FOUNDED ON NON-FROST SUSCEPTIBLE BEDROCK.



Scale 1:200		
0 4 8 12m		
Location CIVIC No. 19180 COUNTY ROAD No. 2 CONCESSION 1, TOWNSHIP OF SOUTH GLENGARRY, ONTARIO		
<b>LOT GRADING PLAN</b>		
Date	Rev.	FIGURE 1B
JANUARY 2020	0	





**STAFF REPORT**

**S.R. 40-2020**

**PREPARED BY:** Joanne Haley, GM Community Services  
**PREPARED FOR:** Council of the Township of South Glengarry  
**COUNCIL DATE:** March 16, 2020  
**SUBJECT:** Primeau Site Plan Control Agreement

**BACKGROUND:**

1. The subject property is legally described Part of Lot 24, Concession 1 Front, in the geographic Township of Charlottenburgh now in the Township of South Glengarry also known as 18622 Prevost Point Road.
2. The subject property is currently developed with a single detached dwelling that is proposed to be removed. This property was subject to a minor variance process in 2019 in order to permit the development as proposed. A minor variance was granted to permit reductions to the watercourse setback to the St. Lawrence River to accommodate the proposed dwelling and to reduce the front yard setback to accommodate the proposed shed. Prior to a building permit being issued, as per our Site Plan Control By-Law 14-18, all development located on the south side of County Road 2/South Service Road along the St. Lawrence River where the properties are less than 1 acre in size are subject to Site Plan Control.

**ANALYSIS:**

3. The subject property is 887.62 square meters (Approximately 0.2 acres) in area and is privately serviced. The property is designated Rural District and is zoned Floodplain- Holding (FPH). This proposed use conforms to both the Official Plan and the Zoning By-law.



4. The proposed site plan was circulated to, reviewed and approved by the Building Department and the RRCA. The site plan conforms to the Township's Site Plan Control By-Law.
5. The attached Site Plan Control Agreement contains the typical clauses to ensure that the development proceeds as per the approved plan. The proposed Site Plan including grading and drainage information can be found in Schedule B within the agreement as attached.
6. The Site Plan Control Agreement and the Site Plan will be registered on title following the execution of the agreement.
7. A building permit may be issued following the execution of the Site Plan Control Agreement.

**IMPACT ON 2020 BUDGET:**

N/A

**ALIGNMENT WITH STRATEGIC PLAN:**

N/A

**RECOMMENDATION:**

BE IT RESOLVED THAT Staff Report 40-2020 be received and that the Council of the Township of South Glengarry approves By-Law 16-2020 and the Site Plan Control Agreement for the property legally described as Part of Lot 24, Concession 1 Front in the geographic Township of Charlottenburgh, now in the Township of South Glengarry, County of Glengarry, also known as 18622 Prevost Point Road and authorizes the Mayor and Deputy Clerk to execute the Site Plan Control Agreement.

A handwritten signature in black ink, appearing to read "Tim Mills", is written over a horizontal line.

Recommended to Council for  
Consideration by:  
CAO – TIM MILLS

**SG-D-20**

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
BY-LAW 16-2020  
FOR THE YEAR 2020**

**BEING A BY-LAW TO AUTHORIZE THE MAYOR AND CLERK TO ENTER INTO  
A SITE PLAN AGREEMENT BETWEEN THE TOWNSHIP OF SOUTH  
GLENGARRY AND TERRY PRIMEAU**

**WHEREAS**, the *Municipal Act, 2001*, c.25 S 5 (1) provides that the powers of a municipal corporation are to be exercised by its council;

**AND WHEREAS** the *Municipal Act 2001*, c. 25 S. 5(3) provides that the powers of every council are to be exercised by by-law;

**AND WHEREAS** the Council of the Township of South Glengarry deems it necessary and in the public interest to enter into a Site Plan Agreement with Terry Primeau being the owners of the land described as Part of Lot 24, Concession 1 Front in the geographic Township of Charlottenburgh now in the Township of South Glengarry, County of Glengarry, also known as 18622 Prevost Point Road.

**AND WHEREAS** the Council of the Township of South Glengarry passed By-law No. 14-18, being a by-law to establish a Site Plan Control Area pursuant to Section 41 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended, on the aforementioned subject property.

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY ENACTS AS FOLLOWS:**

1. **THAT** the Mayor and Clerk are hereby authorized to sign a Site Plan Agreement with Terry Primeau a copy of which is attached hereto as Schedule "A" and is hereby declared to form part of this by-law.
2. **THAT** this by-law shall come into force and take effect on the date of its final passing.

**READ A FIRST, SECOND AND THIRD TIME, PASSED, SIGNED AND SEALED  
IN OPEN COUNCIL THIS 16th DAY OF MARCH, 2020.**

**MAYOR:**

**CLERK:**

---

**THIS AGREEMENT made in quadruplicate this  
16th day of March, 2020**

**BETWEEN:**

**TERRY PRIMEAU**

**Hereinafter called the "OWNER"  
OF THE FIRST PART**

**AND:**

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
Hereinafter called the "TOWNSHIP"  
OF THE SECOND PART**

**WHEREAS** the Owner has applied to the Township for approval of a site plan for the Owner's lands, which site plan is annexed hereto as Schedule "B" and the Township has approved the said site plan subject to the Owner entering into this Agreement with the Township.

**NOW THEREFORE** this Agreement witnesseth that in consideration of the approval by the Township of the site plan for the development on the Owner's lands and the implementation of the conditions in the said approval, the Owner and the Township agree as follows:

**1. IN THIS AGREEMENT:**

**"TOWNSHIP"** means the Corporation of the Township of South Glengarry, and its appointees;

**"OWNER"** Terry Primeau

**"LANDSCAPING"** means any rock, brick, poured concrete or treated wood retaining walls intended to withhold soils or rock at a higher grade or elevation, trees, hedges, shrubs or other similar vegetation.

**"RRCA"** means the Raison Region Conservation Authority

**LANDS**

2. The Owner hereby agrees and acknowledges that the lands affected by this Agreement are the lands described in Schedule "A" attached hereto and forming part of this Agreement.

**PERMITS**

3. (a) The Township agrees that upon execution of this Agreement by all parties and upon submission and approval of the plans and specifications in accordance with Township by-laws and regulations, a building permit or permits for the development of the lands as contemplated by this Agreement shall be issued.
- (b) The owner agrees that placement of structures and site services on the property shall be in accordance with the site plan attached to this agreement.
- (c) The owner agrees that upon execution of this Agreement that required studies, if necessary, will be provided to the Municipality that will reflect the various mitigation techniques that will be used to satisfy any land incompatibility issues such as but not limited to traffic, rail, industrial noise, air quality assurance.
- (d) The owner must obtain an RRCA Ontario Regulation 175/06 Permit prior to the issuance of a building permit.

**GRADING**

4. The Owner shall provide to the Township of South Glengarry a Site Plan containing grading and drainage information that includes the location of the proposed single detached dwelling and the detached garage and conforms to the Township's Site Plan Control By-Law. The Site Plan is included in "Schedule "B" -Approved Site Plan" attached to this document.
5. The French Drain Section C-C, sides and bottom of fabric with granular infill is to be extended to the front property line along the east property line adjacent to the new framed shed to ensure proper drainage.

**LICENSE TO ENTER LAND**

6. (a) The Owner hereby grants to the Township, its servants, agents and contractors, the license to enter the Owner's lands for the purpose of inspection of the works and to perform such work as may be required as a result of a default.
- (b) The Owner hereby grants to the Township, its servants, agents and contractors, the license to enter the Owner's lands for access into the mechanical room and to the water meters indefinitely, for maintenance purposes.

**DEFAULT**

7. (a) In the event of a default by the Owner or it's successors or assignees in the provision and maintenance of all matters and things required to be done by it pursuant to this Agreement, and after thirty (30) days written notice to the Owner, the Township may, at the expense of the Owner, enter upon the

Owner's lands and do all such matters and things as are in default. "Cost" and "Expense of the Owner" in this clause shall be the actual cost incurred by the Township plus 25% of such cost as a charge for overhead. Any costs incurred by the Township pursuant to this Agreement shall be paid by the Owner to the Township within thirty (30) days of the mailing of an invoice by the Township addressed to the Owner and costs referred to in this clause may be recovered by the Township in like manner as municipal taxes pursuant to the provisions of the *Municipal Act*, as amended.

- (b) The Owner further agrees that the entry and performance of works or procedures by the Township as herein provided shall not constitute a trespass.

**AGREEMENT BINDING ON SUCCESSOR ON TITLE**

- 8. (a) The Owner covenants and agrees that each and every covenant herein contained shall be binding upon the Owner of the Owner's lands and upon each and every successor on title.
- (b) The Owner covenants and agrees with the Township that if it subsequently sells or conveys the Owner's lands or any part thereof, each transfer or grant shall contain a covenant on the part of the grantee therein binding it, its successors and assigns, to the terms of this Agreement, and any further amendments thereto, and a further covenant on the part of the grantee or its successors and assigns to include a similar covenant in all subsequent transfers or grants of the Owner's lands, until the duties and obligations of the Owner under this Agreement have been fully performed. This Agreement does not relieve the Owner from complying with any other building and/or zoning requirements under the provisions of the *Ontario Building Code Act* and *Planning Act*.

**SCHEDULES**

- 9. The following Schedules are attached hereto and form part of this Agreement:

<b>SCHEDULE "A"</b>	<b>Legal Description of the Owner's Property;</b>
<b>SCHEDULE "B"</b>	<b>Approved Site Plan</b>
<b>SCHEDULE "C"</b>	<b>Securities</b>

**IN WITNESS WHEREOF the said OWNER and THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY have hereunto affixed their Hand and Corporate Seal duly attested by the hands of their respective proper signing officers.**

\_\_\_\_\_  
**WITNESS**

\_\_\_\_\_  
**TERRY PRIMEAU                      DATE**

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY**

**PER: \_\_\_\_\_**

**MAYOR FRANK PREVOST                      DATE**

**PER: \_\_\_\_\_**

**DEPUTY CLERK KAYLYN MACDONALD                      DATE**

## **SCHEDULE "A"**

### **LEGAL DESCRIPTION** **OF THE OWNER'S LANDS**

THOSE LANDS AND PREMISES located in the Township of South Glengarry, in the County of Glengarry and Province of Ontario AND BEING COMPRISED OF: Part of Lot 24, Concession 1 Front, in the geographic Township of Charlottenburgh, also known as 18622 Prevost Point Road.

# SCHEDULE "B"

## APPROVED SITE PLANS

<b>Drawing Name:</b>	<b>Drawing Date:</b>	<b>By:</b>
Existing Plan Review	January 13, 2020	AE Jordan Engineering Services
Proposed Plan Review	January 13, 2020	AE Jordan Engineering Services
Elevations and Drainage	March 3, 2020	AE Jordan Engineering Services
Swale Details	March 4, 2020	AE Jordan Engineering Services

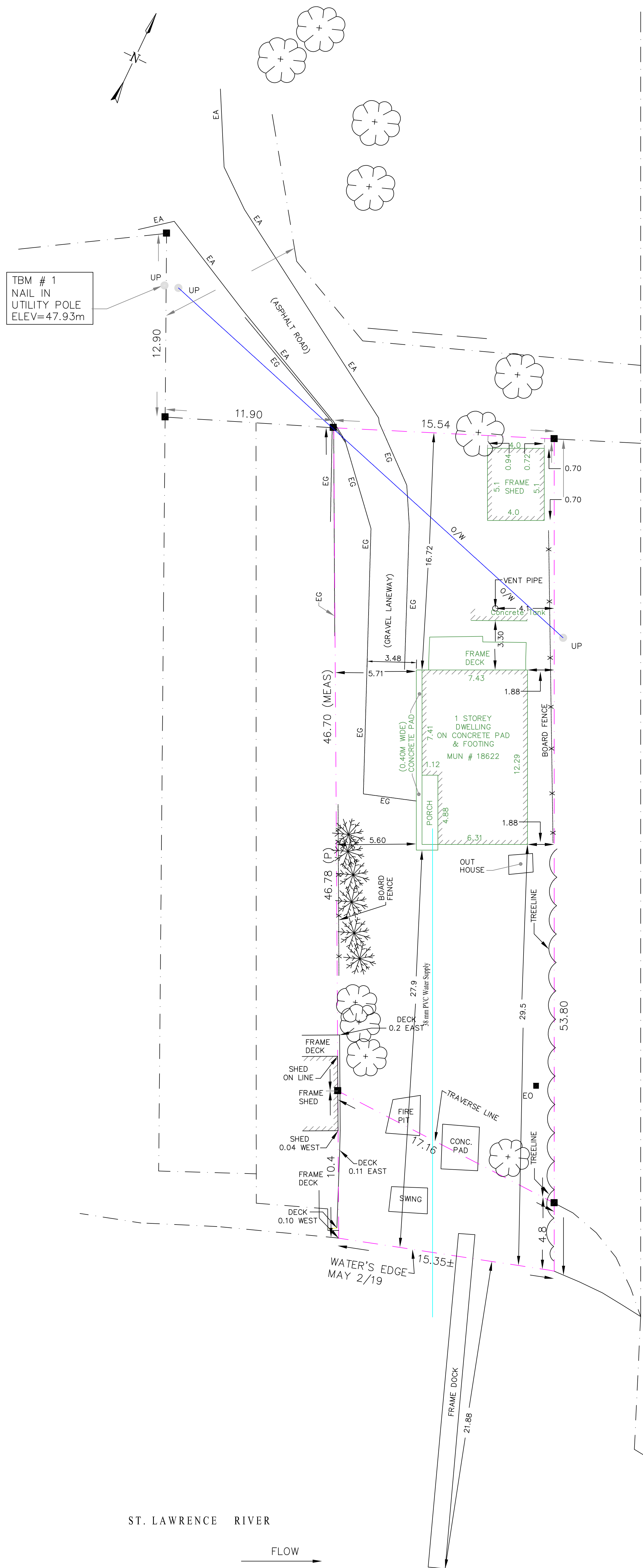
## **SCHEDULE "C"**

### **SECURITIES**

Securities in the amount of \$1,000.00 shall be provided to the municipality.

Securities in the form of irrevocable letters of credit automatically renewed annually, cash or negotiable bonds written in the name of the municipality shall be provided to cover the period of time for which the development of the property is to be completed.

The security deposit will be released upon the completion of construction and the approval of a final inspection as well as the submission and approval of an "as- built" site plan.



TBM # 1  
NAIL IN  
UTILITY POLE  
ELEV=47.93m

**LEGEND & NOTES :**

- DENOTES PROPERTY MARKS
- EA DENOTES EDGE OF ASPHALT
- EG DENOTES EDGE OF GRAVEL
- EO DENOTES ELECTRICAL OUTLET
- O/W DENOTES OVERHEAD UTILITY WIRE
- x-x-x- DENOTES FENCE
- (Tree symbol) DENOTES DECIDUOUS TREE
- (Shrub symbol) DENOTES SHRUB
- (Wavy line) DENOTES EXTENT OF TREED AREA

**NOTE**  
The existing configuration of the property has been taken from a legal survey prepared by K. Adams Surveying Ltd. Job 19-1676, dated May 2, 2019

**DATA**

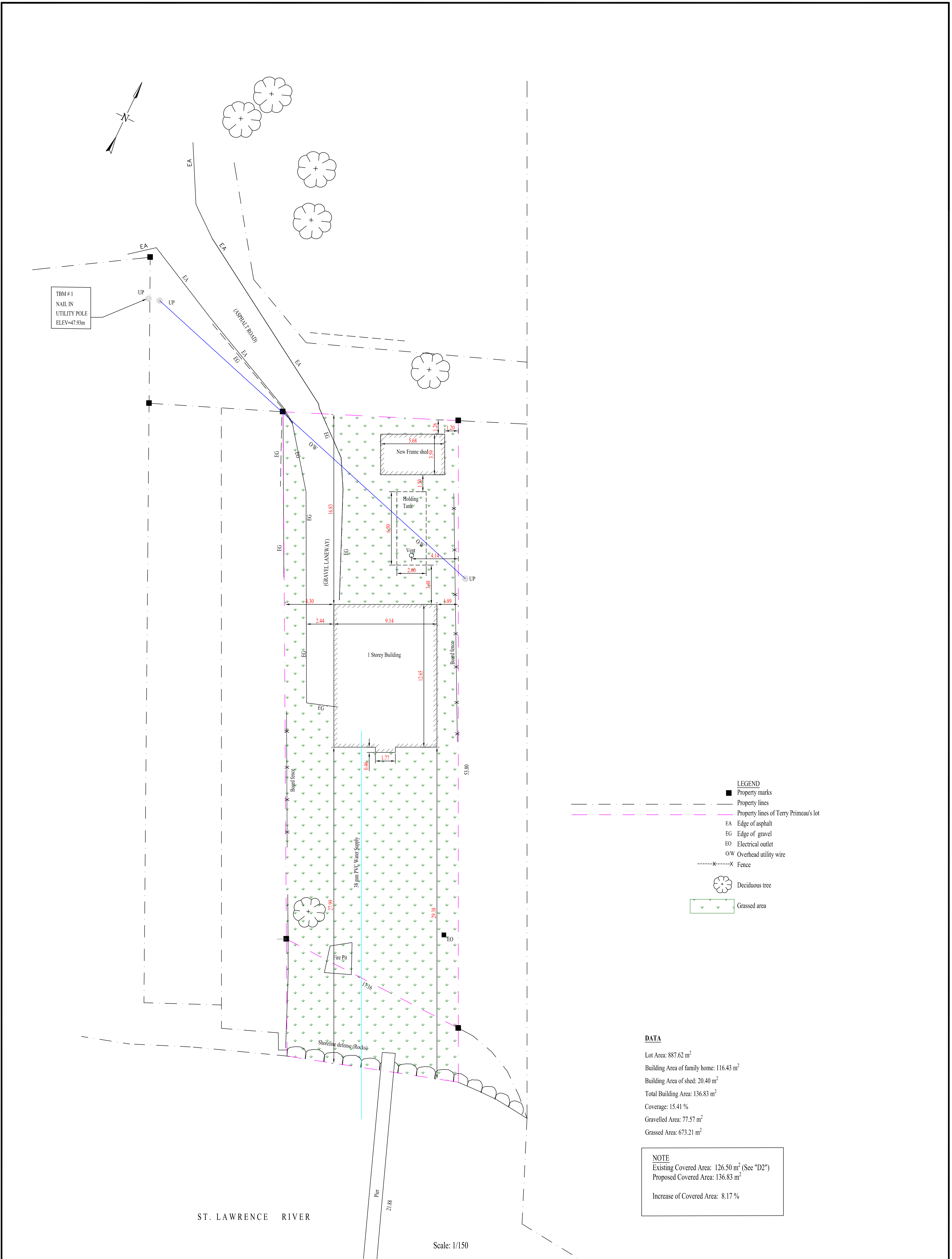
- Lot Area: 887.62 m<sup>2</sup>
- Building Area of family home: 91.31 m<sup>2</sup>
- Deck Area: 14.79 m<sup>2</sup>
- Shed Area: 20.40 m<sup>2</sup>
- Total Building Area: 126.50 m<sup>2</sup>
- Coverage: 14.25 %
- Gravelled Area: 84.52 m<sup>2</sup>
- Grassed Area: 676.60 m<sup>2</sup>

ST. LAWRENCE RIVER



Scale: 1/150

<b>AE JORDAN</b> Engineering Services <small>CORNWALL, ONTARIO</small>	
CLIENT: <b>TERRI PRIMEAU</b> 18622 PREVOST POINT ROAD GLEN WALTER	PROJECT NO.: 19-00254
<b>SITE PLAN FOR BUILDING RECONSTRUCTION</b>	
<b>EXISTING PLAN VIEW</b>	
DRAWING: 1900254D002-0 (D2)	DATE: JANUARY 13, 2020
ISSUED FOR CONSTRUCTION	



ST. LAWRENCE RIVER

Scale: 1/150

- LEGEND**
- Property marks
  - Property lines
  - Property lines of Terry Primeau's lot
  - EA Edge of asphalt
  - EG Edge of gravel
  - EO Electrical outlet
  - OW Overhead utility wire
  - x---x--- Fence
  - ⊕ Deciduous tree
  - ▭ Grassed area

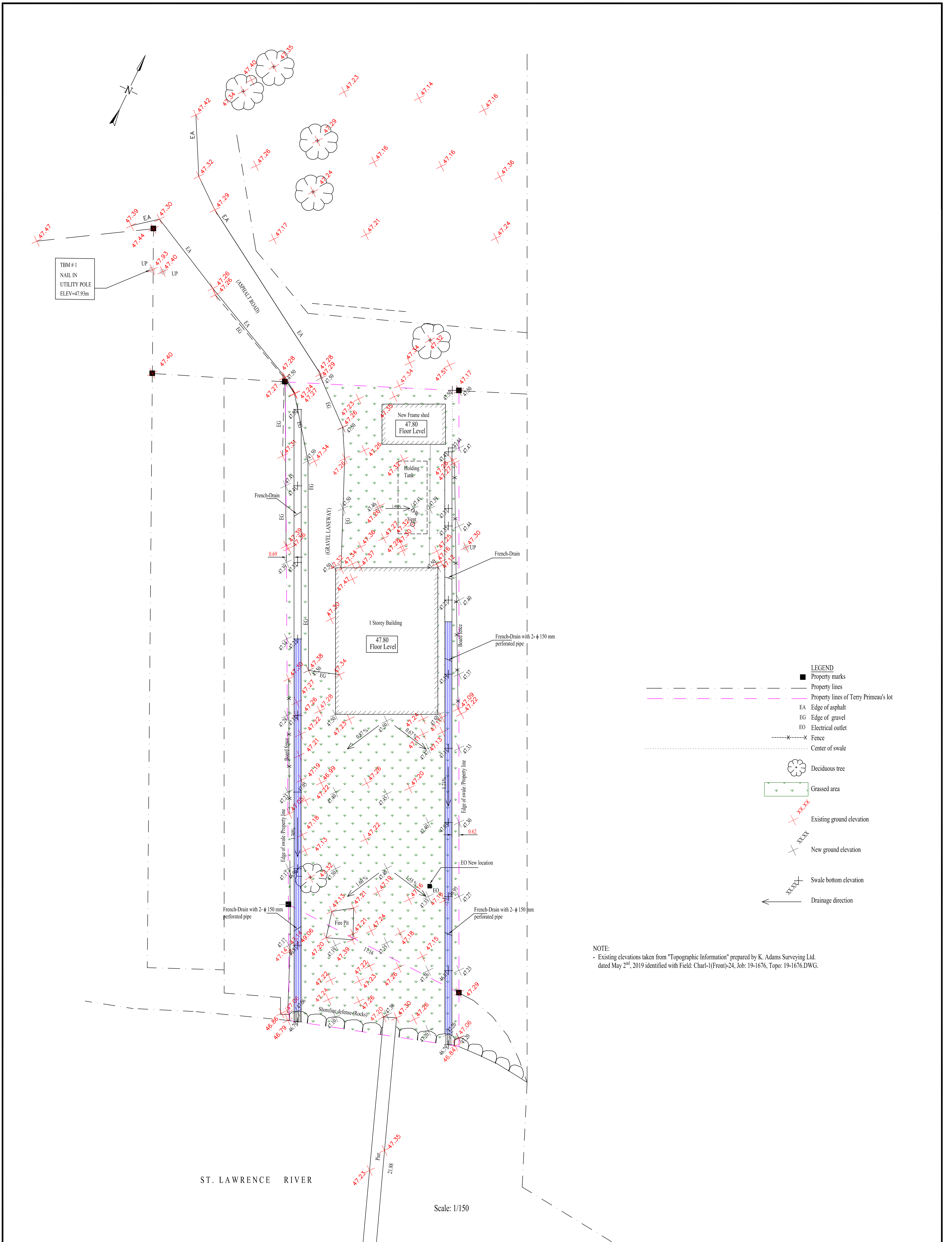
**DATA**

Lot Area: 887.62 m<sup>2</sup>  
 Building Area of family home: 116.43 m<sup>2</sup>  
 Building Area of shed: 20.40 m<sup>2</sup>  
 Total Building Area: 136.83 m<sup>2</sup>  
 Coverage: 15.41 %  
 Gravelled Area: 77.57 m<sup>2</sup>  
 Grassed Area: 673.21 m<sup>2</sup>

**NOTE**

Existing Covered Area: 126.50 m<sup>2</sup> (See "D2")  
 Proposed Covered Area: 136.83 m<sup>2</sup>  
 Increase of Covered Area: 8.17 %

<b>AE JORDAN</b> Engineering Services <small>CORNWALL, ONTARIO</small>	
CLIENT: TERRI PRIMEAU 18622 PREVOST POINT ROAD GLEN WALTER	PROJECT NO.: 19-00254
<b>SITE PLAN FOR BUILDING RECONSTRUCTION</b>	
<b>PROPOSED PLAN VIEW</b>	
DRAWING: 1900254D003-0 (D3)	DATE: JANUARY 13, 2020
ISSUED FOR CONSTRUCTION	



**LEGEND**

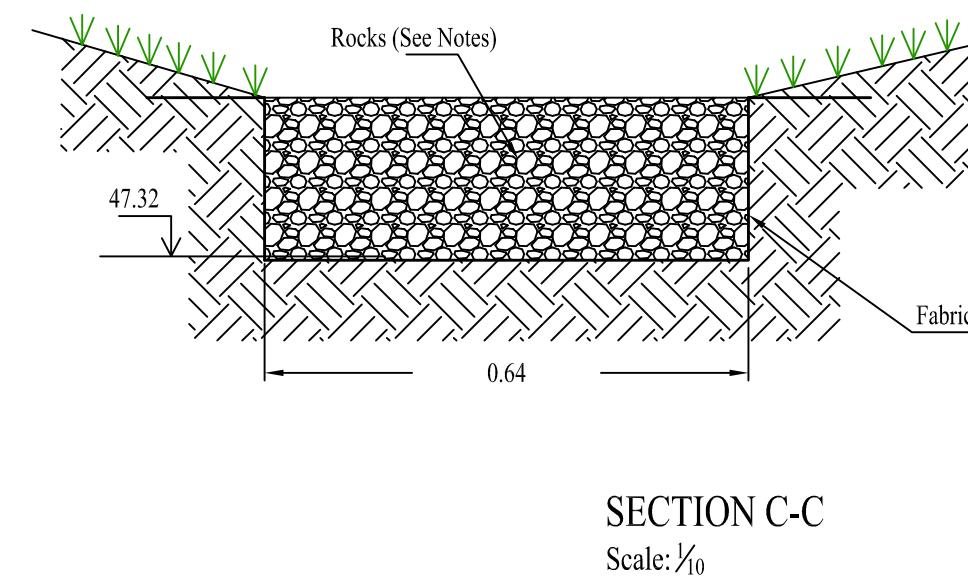
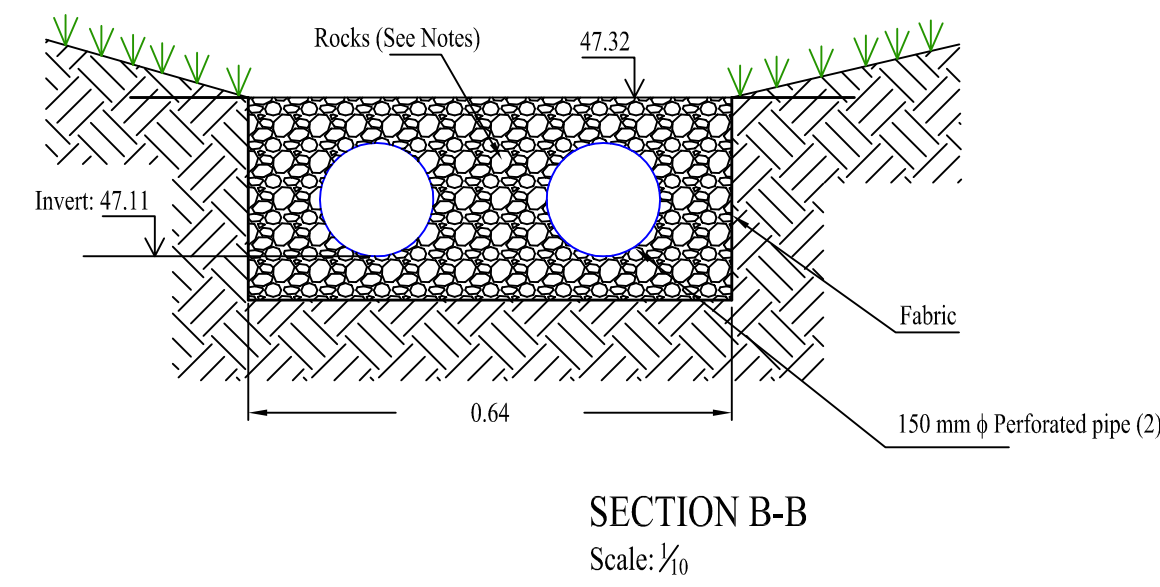
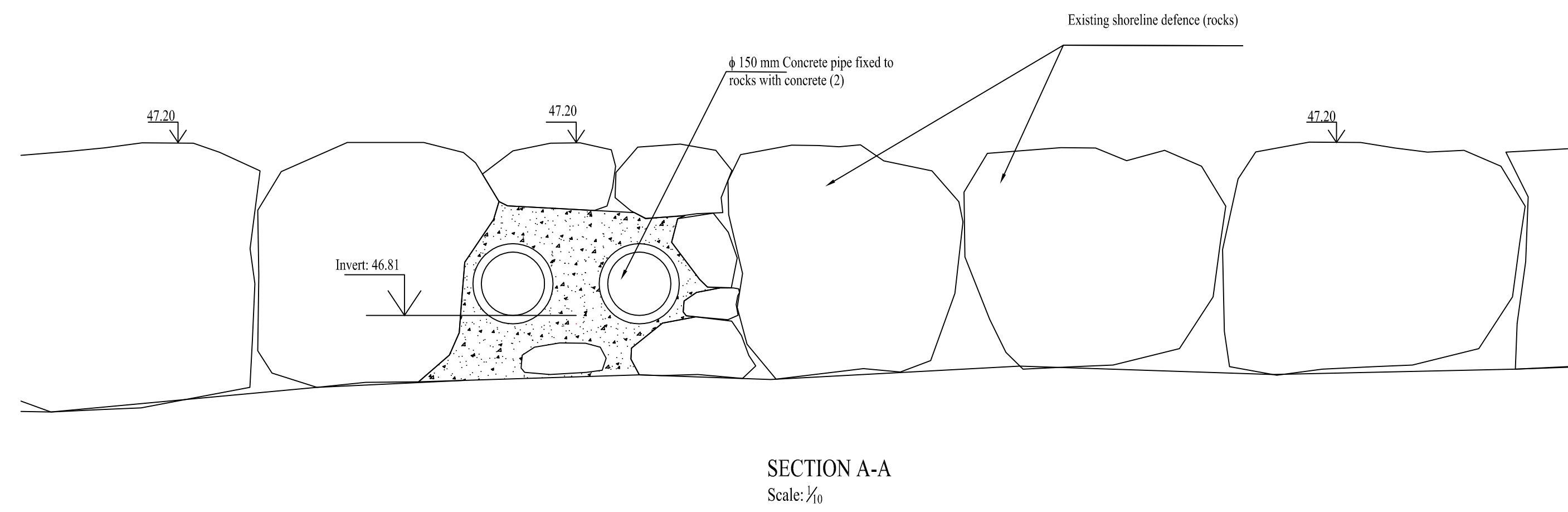
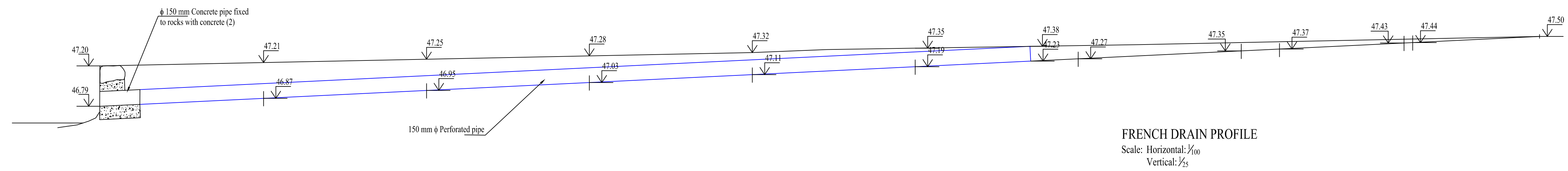
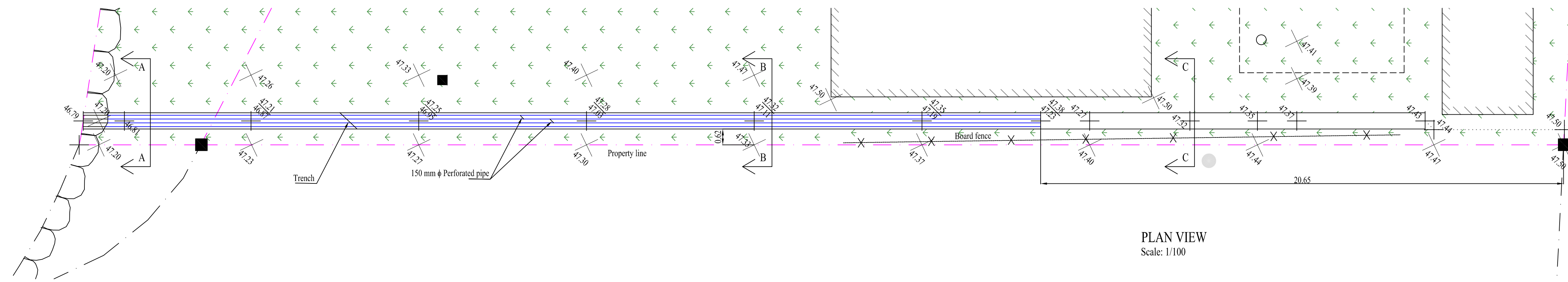
- Property marks
- Property lines
- Property lines of Terry Primeau's lot
- EA Edge of asphalt
- EG Edge of gravel
- EO Electrical outlet
- x--- Fence
- Center of swale
- Deciduous tree
- Grassed area
- XX.XX Existing ground elevation
- XX.XX New ground elevation
- XXX Swale bottom elevation
- ← Drainage direction

**NOTE:**  
 - Existing elevations taken from "Topographic Information" prepared by K. Adams Surveying Ltd. dated May 2<sup>nd</sup>, 2019 identified with Field: Char-1(Front)-24, Job: 19-1676, Topo: 19-1676.DWG.

ST. LAWRENCE RIVER

Scale: 1/150

<b>AE JORDAN</b> Engineering Services <small>CORNWALL, ONTARIO</small>	
CLIENT: TERRI PRIMEAU 18622 PREVOST POINT ROAD GLEN WALTER	PROJECT NO.: 19-00254
<b>SITE PLAN FOR BUILDING RECONSTRUCTION</b>	
<b>ELEVATIONS &amp; DRAINAGE</b>	
DRAWING NO.: 1900254D004-2 (D4)	DATE: MARCH 3, 2020
ISSUED FOR CONSTRUCTION	



NOTES:

1. Sides and bottom of French-Drain trench must be covered with geo-textile (fabric).
2. Trench must be filled with clean rocks 40 mm (1 1/2") minimum size with no impurities such as sand, dust or rock fragments.

**AE JORDAN** Engineering Services  
GLENWALL, ONTARIO

CLIENT: TERRI PRIMEAU  
18622 PREVOST POINT ROAD  
GLEN WALTER  
PROJECT NO.: 19-00254

PROJECT: SITE PLAN FOR BUILDING RECONSTRUCTION

DRAWING: SWALE DETAILS

DRAWING NO.: 1900254D005-1 (D5) DATE: MARCH 4, 2019  
REVISION: ISSUED FOR CONSTRUCTION



**STAFF REPORT**

**S.R. 41-2020**

**PREPARED BY:** Joanne Haley- GM Community Services

**PREPARED FOR:** Council of the Township of South Glengarry

**COUNCIL DATE:** March 16, 2020

**SUBJECT:** Riverview North Draft Plan of Subdivision Approval

**BACKGROUND:**

1. In November 2019, the Township of South Glengarry received a Draft Plan of Subdivision Application from the United Counties for the property legally described as Part of Lot 14, Registered Plan no. 101, geographic Township of Charlottenburgh, now in the Township of South Glengarry also known as Riverview North Subdivision. The purpose of this draft plan of subdivision application is to create 24 residential building lots that will be accessed off Laurette Drive as it will be extended to the south. (See attached draft plan.)
2. The surrounding land uses to this proposed subdivision are; residential lots in Sapphire Estates to the north, rural lands to the east and south and residential and parkland to the west. It is proposed that Laurette Drive will be continued to the south and constructed to municipal standards; all 24 lots will be accessed off Laurette Drive. A traffic study was completed and reviewed by the General Manager of Infrastructure; there are no concerns with the proposed traffic.

**ANALYSIS:**

3. Section 2 of the Planning Act outlines those land use matters that are of provincial interest to which all planning decisions shall have regard. The provincial interests that applies to this site are; the orderly development of safe and healthy communities, the adequate provision of a full range of housing, including affordable housing and the appropriate location of growth and development. In addition, the Planning Act requires that all planning decisions be consistent with the Provincial Policy Statement (PPS), a document that provides further policies on matters of provincial interest related to land use development. The PPS contains policies pertaining to “Building Strong Communities” contained within Part V,



Section 1.0. This development application conforms to these policies, specifically

#### 1.1.4- Rural Areas in Municipalities:

- 1.1.4.1 Healthy, integrated and viable rural areas should be supported by:
  - a) building upon rural character, and leveraging rural amenities and assets;
  - e) using rural infrastructure and public service facilities efficiently;
  - f) conserving biodiversity and considering the ecological benefits provided by nature;

#### 1.1.5- Rural Lands in Municipalities:

- 1.1.5.2 On rural lands located in municipalities, permitted uses are:
  - b) limited residential development;
- 1.1.5.4 Development that is compatible with the rural landscape and can be sustained by rural service levels should be promoted
- 1.1.5.5 Development shall be appropriate to the infrastructure which is planned or available, and avoid the need for the unjustified and/or uneconomical expansion of this infrastructure

#### 1.6.6-Sewage, Water and Stormwater:

- 1.6.6.4 Where municipal sewage services and municipal water services or private communal sewage services and private communal water services are not provided, individual on-site sewage services and individual on-site water services may be used provided that site conditions are suitable for the long-term provision of such services with no negative impacts. In settlement areas, these services may only be used for infilling and minor rounding out of existing development
- 1.6.6.7 Planning for stormwater management shall:
  - a) minimize, or, where possible, prevent increases in contaminant loads
  - b) minimize changes in water balance and erosion;
  - c) not increase risks to human health and safety and property damage;
  - d) maximize the extent and function of vegetative and pervious surfaces; and
  - e) promote stormwater management best practices, including stormwater attenuation and re-use, and low impact development.

#### 2.1 Natural Heritage

- 2.1.1 Natural features and areas shall be protected for the long term

#### 2.2 Water





applicable agencies as required by the Ontario Planning Act. The notice of public meeting was also advertised in the Glengarry News and on the Township's website. A public meeting was held on December 16, 2020. No written or oral comments were received prior to the meeting. During the meeting the Planning Consultants for the developer presented the proposed development and the developer provided additional information on the development. On February 10, 2020, Council and administration received a 2-page petition opposing the development and specifically the rezoning from Agriculture to Rural. I would like to clarify that the zoning amendment required will not rezone the subject property from Agricultural to Rural as the current zoning is Rural; the zoning amendment will be required to reduce the minimum lot area for the proposed lots. The Petition also states- "Our concerns include the negative impact the development will have on our environment, wildlife, Glen Walter Regional Park, traffic and quality of life for citizens of our community." Although this statement and petition was provided there was no explanation as to what the negative impacts will be. (See attached the minutes of the public meeting.)

7. When processing a draft plan of subdivision application, a "municipal questionnaire" is required to be completed and submitted to the approval authority, this questionnaire is attached to this staff report together with the proposed draft plan conditions representing the requirements of the Township of South Glengarry only.

#### **IMPACT ON 2020 BUDGET:**

N/A

#### **ALIGNMENT WITH STRATEGIC PLAN:**

Goal 1: Enhance economic growth and prosperity  
 Goal 2: Invest in infrastructure and its sustainability

#### **RECOMMENDATION:**

8. BE IT RESOLVED THAT the Council of the Township of South Glengarry recommends to the United Counties of Stormont, Dundas and Glengarry Manager of Planning to issue draft plan approval of Riverview North Subdivision subject to the conditions as requested by the Township, located in Glen Walter and legally



described as Part of Lot 14, Registered Plan No. 101, geographic Township of Charlottenburgh, now in the Township of South Glengarry., County of Glengarry. The proposed draft plan conditions representing the requirements of the Township of South Glengarry only can be found attached to this report. The Council of the Township of South Glengarry carefully considered the comments from the public however these comments did not negatively impact the decision of the Council to recommend approval.

A handwritten signature in black ink, appearing to read "Tim Mills", is written over a horizontal line.

**Recommended to Council for  
Consideration by:  
CAO – TIM MILLS**

## **PUBLIC MEETING MINUTES**

A PUBLIC MEETING OF THE CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY WAS HELD IN THE EVENING AT THE TOWNSHIP OFFICE, LANCASTER ON DECEMBER 16, 2019 AT 6:00 PM.

PRESENT: Mayor Frank Prevost, Deputy Mayor Lyle Warden, Councillor Martin Lang, Councillor Stephanie Jaworski, Councillor Sam McDonell.

STAFF PRESENT: CAO Tim Mills, Clerk Kelli Campeau, GM Community Services Joanne Haley, Deputy Clerk Kaylyn MacDonald

PUBLIC PRESENT: Vladi Kovich, Nada Kovich, Vith Vivekanandan, Ben Clare, Stephanie Morin, Kristina Allard, Denise Giroux, Joanne & Joseph Henstock

### **OPEN PUBLIC MEETING**

The meeting was opened at 6:00 pm.

Ms. Haley provided an overview of the public meeting process and advised that any person may attend and make verbal or written submissions.

### **1. PRESENTATIONS AND DELEGATIONS**

#### **a) Riverview North Proposed Subdivision**

Ms. Haley advised that the purpose of the first part of tonight's meeting is to obtain comments from members of the public in support of or in opposition to the proposed development of the subject property located on Part of Lot 14, Registered Plan No. 101 (Glen Walter) in the geographic Township of Charlottenburgh now in the Township of South Glengarry. The subject property is approximately 8.1 hectares (20 acres) in size. The developer is proposing to create a 24 lot plan of subdivision which will accommodate single detached dwellings with each lot having a minimum lot size of 0.26 hectares.

Ms. Haley advised that no formal or written comments have been received to date.

Vith Vivekanandan completed a presentation on the subject property.

Kristina Allard, 6567 Laurette Drive, asked if an environmental assessment had been completed for the subject property. Ms. Haley explained that the study would be required as a condition of approval of the plan of subdivision.

Mayor Prevost asked if another phase of subdivision was planned south of the proposed current subdivision. Mr. Kovich explained that there was additional land that may be developed in the future into an additional 40 lot subdivision.

Councillor Jaworski asked if the subject lands were currently under LPAT appeal? Ms. Haley said that the land's designation was under appeal but because of this, the previous designation still applies.

Councillor Jaworski asked if there were comparable existing lots on Laurette Drive. Mr. Kovich provided information about lots in the surrounding neighbourhood.

Councillor Jaworski asked what provisions would be made for people to safely access Glen Walter Regional Park? Mr. Kovich explained that the southwest corner of the proposed subdivision would be an ideal location to develop a walkway from the subdivision to the park.

Kristina Allard, 6567 Laurette Dr: Would the proposed subdivision take away from the beauty of the park? Ms. Kovich explained that as an avid park user it has been her experience that other development which has occurred in recent years around the park had not impeded on the beauty and enjoyment of the park and she did not feel the proposed subdivision would take away from the beauty of the park.

Councillor Jaworski asked if the developers would have any issue with having a tree planted on every lot as has been proposed in the Township's draft Tree Canopy Policy. Mr. Kovich explained that adhering to this policy could be included in the conditions of the draft plan of subdivision.

b) Zoning By-Law Amendment- 18613 Dundas Street

Ms. Haley advised that the applicants have applied to rezone approximately 18 acres of the subject property to General Commercial Exception 2 to delete the only permitted use of Contractor's yard and to add the only permitted uses of Mini Warehouse and Storage and a Retail Store 1 (RT1- less than 9302m) with a residential use located on the upper floor of the existing structure. The subject property is approximately 38.6 acres and is currently zoned commercial and is developed, containing a large shop and small accessory structures. The remaining lands will be rezoned to Rural.

Ms. Haley advised that no formal or written comments have been received to date.

Ms. Giroux, 18588 Beaver Brook Rd, outlined her concerns regarding any changes to the zoning leading to more traffic on Beaver Brook Rd and an existing right of way having a lot of additional commercial activity and traffic. However, as there are no plans for the northern portion, she has no objections to the changes being proposed.

Deputy Warden asked if the map being shown reflected the accurate tree line for the property. Ms. Haley said it did. Mr. Henstock added that there was no plans to change the forested area and that they intended to rent an existing field to a local farmer.

Councillor Jaworski asked what the advantage was to have two areas for the zoning? Ms. Haley explained that the change could potentially lower the taxes, though MPAC will still tax based on the use of the property regardless of the zoning.

Councillor Lang asked why the applicants could not be given straight commercial zoning to avoid having to come back to change zoning again in the future. Ms. Haley explained that a more restrictive zoning allowed the township to have more control over the types of commercial activities that could take place on the property therefore limiting complaints from abutting landowners.

Ms. Giroux asked the property owners to confirm that the southern portion of the property was only to be used for retail and mini storage. Mr Henstock confirmed that there would only be a small store with merchandise geared towards the users of the mini storage and some seasonal items like lawnmowers.

2. ADJOURNMENT

The meeting adjourned at 6:39pm.

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Mayor

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Clerk

**SUBDIVISION AND CONDOMINIUM QUESTIONNAIRE**

**Municipality:** Township of South Glengarry **SDG File No.** 01-SG-S/2019

**Owner:** Three Vees Company Ltd.

**Location:** Part of Lot 14, Registered Plan 101  
Former Township of Charlottenburgh

*Please complete this questionnaire and return it to:*

*United Counties of Stormont, Dundas and Glengarry  
Planning Department  
20 Pitt Street  
Cornwall, Ontario K6J 3P2*

If you require extra space, please add your comments on a separate sheet(s) of paper. In municipalities this form should be completed by staff responsible for planning.

1. SERVICES

1. a. Which of the following services will the municipality supply to this development; and is there existing capacity available to service the proposed use(s)?

	Yes	No
Hydro	___	__ <b>X</b> __
Garbage collection	__ <b>X</b> __	___
Public transportation	___	__ <b>X</b> __
School bus	___	__ <b>X</b> __
Municipal water	___	__ <b>X</b> __
Municipal sanitary sewers	___	__ <b>X</b> __

(If “no” how will these services be provided:

**Hydro will be provided by Cornwall Electric, Public Transportation is not available at this**

**time and will not be provided, School busing will be provided by the applicable school board depending on the need of the residents. The subdivision will be serviced by private septic systems and wells.**

- 1. b. If the proposal is for private wells and/or septic systems, has an environmental impact study, including a hydrogeological and terrain analysis been done for the site to the satisfaction of the Ministry of the Environment: Yes X No \_\_\_\_\_

If “yes”, does the municipality or planning board accept the results and why? **A Hydrogeological study and a Terrain Analysis was completed and submitted to the United Counties.**

If “no”, does the municipality or planning board still support the proposal? Explain why.

- 1. c. If the proposed plan is to be serviced by a communal system (water and/or sewage), is the municipality prepared to accept ownership of the system(s)? Yes \_\_\_\_\_ No \_\_\_\_\_

2. OFFICIAL PLAN (OP)

- 2. a. Do you have an official plan (OP) approved under the Planning Act? Yes X No \_\_\_\_\_

- 2. b. What is/are the land use designation(s) within which this development is located?  
**Rural District**

- 2. c. Does this development conform with the OP? Yes X No \_\_\_\_\_

Please specify the section and explain how it conforms or not

**The proposed development conforms to the Official Plan specifically sections 3.1, 3.4.7, 3.5 (table), 3.5.1.1, 3.5.1.3, 3.5.1.9, 4.3.2.5, 4.3.3.1 and 4.3.4**

- 2. d. Is the development the subject of an OP amendment (OPA)? Yes \_\_\_\_\_ No X

- 2. e. If the development requires an OPA, has the application been made?

Indicate status of OPA:

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3. ZONING

3. a. Is the land covered by a zoning by-law passed under section 34 of the Planning Act?  
 Yes  By-law Number **38-09** No

3. b. Does the proposal conform with the by-law or zoning order? Yes No

If “no”, is the site subject to an application for rezoning amendment?

**The subject property is currently zoned Rural. A zoning amendment will be required to rezone the subject property to a Residential One exception zone to reduce the minimum lot area.**

(If a site specific by-law has been passed for the development, please attach.)

3. c. Please list the zoning provisions applicable to this proposal for the following: **A site specific zoning amendment application will be a required draft plan condition to reflect the minimum lot area of 0.26 hectares.**

permitted uses	<b>Single Detached Dwellings, Home Occupation, Group Home Type 1, Home Day Care, Bed and Breakfasts, Public Uses, Places of Worship not including cemeteries, Accessory Uses, Private Day Nursery</b>
setbacks from water bodies	<b>15 or 30 meters</b>
setbacks from railway lands	<b>N/A</b>
setbacks from highways	<b>N/A</b>
minimum lot areas	<b>.4 ha (1 acre)</b>
minimum lot frontages	<b>40 meters</b>
other	<b>N/A</b>

4. **SITE CHARACTERISTICS**

4. a. What is the present use of the site?  
**Vacant land**

4. b. What were the previous uses on the site?  
**Vacant land**

4. c. i Would any of these present or past uses result in potential health, safety or environmental concerns associated with the proposed development? Yes \_\_\_\_\_ No **X**

4. c. ii How has the municipality/planning staff determined this?

**Knowledge of the property and area**

4. d. Is an individual or class Environmental Assessment under the Environmental Assessment Act required? Yes \_\_\_\_\_ No **X**

If "yes", is one underway? \_\_\_\_\_  
Status \_\_\_\_\_

4. e. Is the site subject to other possible hazards such as flooding, slumping, unstable subsurface soils or contaminated soils? \_\_\_\_\_ Yes \_\_\_\_\_ **X** No

If yes, please explain how these might affect the development of the site.

4. f. What are the past and present uses of the surrounding lands?

Past: **Vacant Land/brush**

Present: **Vacant Land/cropland to the east and south, residential to the north and west and parkland to the west.**

4. g. Is the proposed development compatible with these surrounding uses?

Yes **X** No \_\_\_\_\_

If "no", explain why:

\_\_\_\_\_  
\_\_\_\_\_

4. h. List any noxious uses past and present close to (within 500 metres of) the site.

**No past or present noxious uses are within the proposed plan of subdivision.**

4. i. Please check the soil type:

Bare rock \_\_\_\_\_  
Heavy clay **X**  
Light clay **X**

Loam  \_\_\_\_\_  
 Sandy loam \_\_\_\_\_  
 Sand \_\_\_\_\_  
 Other (specify) \_\_\_\_\_

5. LAYOUT

5. a. Does the layout and location of the development fit the terrain and surroundings?  
 Yes  No \_\_\_\_\_

If “no”, explain why.

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5. b. i In the layout of the development, has the municipality or planning board considered the following:

	Yes	No
Topography	<input checked="" type="checkbox"/>	_____
Vegetation	<input checked="" type="checkbox"/>	_____
Drainage patterns	<input checked="" type="checkbox"/>	_____
Unique land features	<input checked="" type="checkbox"/>	_____
Integration into surrounding area	<input checked="" type="checkbox"/>	_____

5. b. ii Will the proposal negatively impact upon the above items? Explain.

**No, a grading and drainage plan and a storm water management plan will be designed and peer reviewed to ensure no negative impacts**

5. c. i Is the street pattern appropriate for existing and future adjacent road systems?

Yes  No \_\_\_\_\_

If “no”, explain why.

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5. c. ii Are there design changes that would address these concerns?

N/A  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Please outline these design changes in red on a copy of the plan.

5. d. What is the status of any existing roads on or abutting this development (i.e. assumed public road, Crown access road, dedicated public highway maintained by a Local Roads Board, private road, water access only). (Please also indicate on the plan.) **The proposed development will be accessed by Laurette Drive that is located directly off of Samual Drive. Laurette Drive will be continued to provide access to the new development.**

5. e. If access is by water, please indicate location and distance of nearest public boat launching and parking facility.  
 N/A

5. f. Are the street allowances wide enough to allow for:

	Yes	No	N/A
Traffic	<u>  X  </u>	___	___
Access to lot	<u>  X  </u>	___	___
Snowploughing	<u>  X  </u>	___	___
All emergency vehicles	<u>  X  </u>	___	___
Parking	<u>  X  </u>	___	___
Utilities	<u>  X  </u>	___	___
Sidewalks	___	___	<u>  X  </u>
Ditches	<u>  X  </u>	___	___
Boulevards	___	___	<u>  X  </u>

5. g. Will the municipality assume ownership of the roads within the development?  
 Yes   X   No \_\_\_\_\_ N/A \_\_\_\_\_

5. h. Will the roads be publicly maintained by the municipality or a local roads board?

Yes  No  N/A

5. i. Indicate whether such maintenance is year round  or seasonal .

5. j. Who will ensure the grading and surfacing of the roads and installations of services if any:

Subdivider/developer

Municipality

6. CONSULTATION

6. a. Have the following agencies or departments fully concurred with this plan?

	Yes	No	N/A <b>at this time</b>
Municipal Engineer	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Police/Fire Departments	<input checked="" type="checkbox"/> -Fire	<input type="checkbox"/>	<input type="checkbox"/>
Parks/Recreation	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Medical Officer of Health	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Local Services Board	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Local Roads Depart.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Other (specify)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

If the answer to any of the above is “no”, list reasons and attach a copy of their comments.

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7. PARKLAND

7. a. Does your Council wish to use section 51(5) of the Planning Act and require:

Yes  No

5% of the land (if residential) be conveyed for park purposes  see below \_\_\_\_\_

2% of the land (if commercial or industrial) \_\_\_\_\_ \_\_\_\_\_

Cash-in-lieu  see below \_\_\_\_\_

Please identify the location on the plan.

**7. b. Who will maintain these lands?**  
**Both Parkland Dedication and Cash In Lieu will be draft plan conditions so Administration and Council can work with the developer to design an access to the Glen Walter Park through the developers property. If the value of this access does not meet the 5% then cash in lieu will be required to make up the difference.**

**7. c. Are the lands proposed for park purposes suitable for public use such as parkland or waterfront access?** Yes  No \_\_\_\_\_

**7. d. If these lands are for water access, what are the proposed uses (e.g. parking, picnicking, boat launching)?**  
 N/A

**7. e. Will the water access serve an area greater than the area of the development?**  
 Yes \_\_\_\_\_ No \_\_\_\_\_  
 Explain  
 \_\_\_\_\_ N/A \_\_\_\_\_  
 \_\_\_\_\_

**7. f. Are the lands for park purposes in conformity with a municipal parks plan or policy?**  
 Yes \_\_\_\_\_ No \_\_\_\_\_  
 Explain N/A

**8. COUNTY OR REGIONAL ROADS**

**8. a. Does the plan abut a county or regional road?** Yes \_\_\_\_\_ No  N/A \_\_\_\_\_

If "yes", does the county or regional roads engineer fully concur with the development?  
 Summarize his/her comments.

\_\_\_\_\_

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9. RURAL DEVELOPMENT

9. a. Is the development within an area designated as “hamlet”, “village”, or “town” or other settlement area in the OP? Yes \_\_\_\_ No X

10. CONSISTENCY WITH PROVINCIAL POLICY STATEMENT

10. a. In considering this plan of subdivision, how has the municipality or planning board been consistent with the Provincial Policy Statement:

**Section V - Policies**

**1.0 Building Strong Healthy Communities, specifically the following policies:**

1. Section 1.0. This development application conforms to these policies, specifically
- 1.1.4- Rural Areas in Municipalities:
- 1.1.4.1 Healthy, integrated and viable rural areas should be supported by:
    - a) building upon rural character, and leveraging rural amenities and assets;
    - e) using rural infrastructure and public service facilities efficiently;
    - f) conserving biodiversity and considering the ecological benefits provided by nature;
- 1.1.5- Rural Lands in Municipalities:
- 1.1.5.2 On rural lands located in municipalities, permitted uses are:
    - b) limited residential development;
  - 1.1.5.4 Development that is compatible with the rural landscape and can be sustained by rural service levels should be promoted
  - 1.1.5.5 Development shall be appropriate to the infrastructure which is planned or available, and avoid the need for the unjustified and/or uneconomical expansion of this infrastructure
- 1.6.6-Sewage, Water and Stormwater:
- 1.6.6.4 Where municipal sewage services and municipal water services or private communal sewage services and private communal water services are not provided, individual on-site sewage services and individual on-site water services may be used provided that site conditions are suitable for

*April 1, 1999*

the long-term provision of such services with no negative impacts. In settlement areas, these services may only be used for infilling and minor rounding out of existing development

- 1.6.6.7 Planning for stormwater management shall:
  - a) minimize, or, where possible, prevent increases in contaminant loads
  - b) minimize changes in water balance and erosion;
  - c) not increase risks to human health and safety and property damage;
  - d) maximize the extent and function of vegetative and pervious surfaces; and
  - e) promote stormwater management best practices, including stormwater attenuation and re-use, and low impact development.

## **2. Resources**

### **2.1 Natural Heritage**

- 2.1.1 Natural features and areas shall be protected for the long term

### **2.2 Water**

- 2.2.1 Planning authorities shall protect, improve or restore the quality and quantity of water by:
  - ensuring stormwater management practices minimize stormwater volumes and contaminant loads and maintain or increase the extent of vegetative and pervious surfaces.

### **2.3 Agriculture**

N/A

### **2.4 Minerals and Petroleum**

N/A

### **2.5 Mineral Aggregate Resources**

N/A

### **2.6 Cultural heritage and Archaeology**

N/A

## **3. Protecting Public Health and Safety**

**3.1 Natural Hazards**

N/A

**3.2 Human-made Hazards**

N/A

**10. b.** Has your municipality adopted affordable housing policies in the OP?

Yes \_\_\_ No X

If “yes”, explain how this proposal (if residential) is compatible with the projected housing needs.

If “no”, how will this development (if residential) address the need for affordable housing in the municipality?

The United Counties is developing new affordable housing policies that will be incorporated into the Official Plan. It is unknown at this if this development will address the need for affordable housing.

**JUSTIFICATION**

11a. Is this plan premature?

Yes\_\_\_NoX Explain\_\_\_**There is a demand for this phase of the subdivision as, currently, there are only a few vacant lots remaining in Sapphire Estates and in the Glen Walter Area only.**

**11. b.** Does Council recommend this plan?

Yes X No \_\_\_

**11. c.** Give reasons for Council’s decision in 11.b.

**Council is supportive of this proposed development as it will provide additional building lots within a plan of subdivision that is very valued by the residents and the Township of South Glengarry.**

**PLANNING ADVICE**

12. a. In the consideration of this proposed development and in the filling of this questionnaire, has Council had input from professional staff, or from a professional planning consultant?

Yes X No \_\_\_

**12. b.** What are the recommendations of your professional planning staff/consultant?

**It is recommended that the United Counties Manager of Planning issues draft plan approval.**

**CONDITIONS**

**13. a.** Should the United Counties of Stormont, Dundas and Glengarry approve this plan, please list any conditions that Council wishes attached.

**Please see below:**

**Date:** March 16, 2020      **Signature:**                   *Joanne Haley*                    
Joanne Haley, GM-CS

On behalf of the municipality of:

**Township of South Glengarry  
6 Oak Street  
Lancaster, ON K0C 1N0**

## **TOWNSHIP OF SOUTH GLENGARRY PROPOSED DRAFT PLAN CONDITIONS- RIVER VIEW NORTH SUBDIVISION**

1. That the Owner enters into a subdivision agreement with the Township of South Glengarry that is consistent with the Township's approved Subdivision Design Guidelines and said agreement shall be registered against the land to which it applies once the plan of subdivision has been registered.
2. That the road allowances included in the draft plan shall be shown and dedicated as public highways.
3. That the street be named Laurette Drive.
4. That the Owner convey up to 5% of the amount of the land included in the plan to the municipality to access Glen Walter Park or payment in lieu of the value of the land as per the Planning Act, Section 51.1 subsection 1 and 3.
5. That the Owner agrees in writing to satisfy all standard requirements, financial and otherwise, of the Township of South Glengarry concerning the provision of roads, storm water management, grading and drainage. All standard requirements must be consistent with the Township's approved Subdivision Design Guidelines.
6. That the Subdivision Agreement between the Owner and the municipality indicates that such easements as may be required for utility or drainage purposes shall be granted to the appropriate authority.
7. That the Subdivision Agreement between the Owner and the municipality contain phasing arrangements to the satisfaction of the municipality if required.
8. That prior to final approval, the approval authority be advised that this proposed plan of subdivision conforms to the zoning by-law in effect.
9. That any dead ends and open sides of the road allowance created by this draft plan that abut adjacent lands, shall be terminated by 0.3 metre reserves to be conveyed to, and held in trust by, the municipality.
10. The owner agrees to prepare and submit a Storm Water Management Plan and describe how it is to be implemented in accordance with the current Stormwater Management Best Management Practices to the satisfaction of the Township of South Glengarry and Raisin Region Conservation Authority. The plan should address both water quality and quantity concerns and any impact to the receiving watercourse. The plan should consider proposed on-lot controls to reduce the rate of runoff and

*April 1, 1999*

minimize contaminant transportation. Models, assumptions and calculations of pre and post development runoff are to be included with this submission. Total suspended solids (TSS) should meet normal protection measures at a minimum of 80% removal.

11. The owner agrees to prepare and submit a Lot Grading and Drainage Plan and indicate how it is to be implemented to the satisfaction of the Township of South Glengarry.

**Note: It is the Township's understanding that an Environment Impact Statement (EIS) will be submitted and reviewed prior to draft plan approval. If this does not occur, then a condition must be added to complete an EIS**



## Township of South Glengarry

6 Oak Street, P.O. Box 220, Lancaster, ON, K0C 1N0

T: (613) 347-1166 | F: (613) 347-3411

[www.southglengarry.com](http://www.southglengarry.com)

### Landfill Advisory Committee

#### Minutes

September 16, 2019

3:00 PM

#### Attendance

Councillor Stephanie Jaworski

Mike Madden

Angie Parker

#### Regrets

Michael Schuler

#### Resource Members:

Ewen MacDonald – General Manager Infrastructure Services

Chris Leblanc – Road Manager

Jennifer Brown Hawn - WSP

1. Welcome & Introduction
  - Ewen welcomed the members of Advisory Committee and the members accepted the Agenda.
2. Stephanie Jaworski accepted the Chair and Mike Madden accepted the Vice Chair.
  - It was noted that the current Mandate does not permit a member of Council from accepting the Chair; however, the Committee is working on a revised mandate that would remove this restriction.
3. The minutes of the August 28, 2019 Landfill Advisory Committee Meeting were reviewed and accepted.
  - Stephanie Jaworski advised the Committee that the review of the 2012 Waste Recycling Strategy was approved by Council at the September 3<sup>rd</sup> Council Meeting.

4. Committee Mandate/2012 Waste Recycling Strategy

- Angie Parker provided an overview of other Landfill/Environment Committee Mandates that she found.
- There was discussion on the Name and Scope of the Committee
- The Committee members will review these mandates and further discussion will take place at the next meeting
- It was noted that other mandates include more outreach.
- Jennifer Brown Hawn will email the sections from the Landfill Site Certificates of Approval and the Environmental Assessment Act that deal with the requirement of the Township to maintain and Environment Committee
  
- The Committee reviewed the Summary of Options from the 2012 Waste Recycling Strategy and discussed areas where the Township has implemented initiatives and expressed concerns with the lack of measurable results with our overall diversion rates.
- There were questions and concerns with the recycling stations at the Arena and at the Williamstown Fair.
- The Committee will further review the Waste Recycling Strategy with an objective of providing recommendations to Council in the spring of 2020.

5. SDG Regional Waste Manager's Update

- Ewen advised the Committee that the SDG Regional Waste Managers have applied for a \$200,000.00 Community Improvement Fund (CIF) grant to complete a Regional Waste Management Plan.
- We are awaiting a response from CIF.

6. New Business

7. Meeting Dates

- The Committee would like the next meeting to include a tour of the Cornwall Material Recycling Facility (MRF)
- Ewen will contact the City of Cornwall to arrange the tour and the next meeting will be scheduled pending confirmation of a date and time.

8. Adjournment

**MINUTES OF MEETING  
CORNWALL REGIONAL AIRPORT COMMISSION  
CIVIC COMPLEX  
January 8, 2020 – 3:00 P.M.**

**Present:** Eric Bergeron  
Lyle Warden  
Martin Lang  
Dean Hollingsworth

Bob Peters, Resource Person  
Steve Small, Manager  
Ewen MacDonald, Resource Person

**Regrets:** Frank Prevost, Chair  
Justin Towndale

**Guest** Tim Mills CAO Township of South Glengarry

**1. WELCOME**

In the absence of the Chair Dean Hollingsworth was appointed to Chair the meeting.  
The meeting was opened at 3:15 p.m.

**2. ADOPTION OF THE AGENDA**

**It was:**

**MOVED BY: Lyle Warden  
SECONDED BY: Martin Lang**

That the Agenda be adopted

**Carried**

**3. APPROVAL OF MINUTES**

**MOVED BY: Lyle Warden  
SECONDED BY: Martin Lang**

That the Minutes of the December 4, 2019 Meeting be approved

**Carried**

#### **4. BUSINESS ARISING FROM THE MINUTES**

Martin advised that Frank followed up with Cornwall Aviation on the offer to lease the Commercial Hangar on a month to month basis.

There has been no official response from Cornwall Aviation at this point.

#### **5. CORRESPONDENCE**

The Commission has received a quote for building and contents Insurance. The Manager will provide details as part of his report.

#### **6. AIRPORT MANAGERS UPDATE**

The Airport Manager provided a report on activities and issues since the December Meeting.

Of Note:

Mr. Grant has provided a deposit for Lot 19 in the General Aviation area and has asked about an alternate location for his hangar. Bob Peter's noted that this is a great example of a situation where a site plan would be of assistance in determining the layout of additional hangars in the future.

Discussion on the Site Plan Project will be brought forward to Explorer Solutions who will be completing the Airport's Business Development Plan.

The details for the Building and Contents insurance that has been purchased from Rozon Insurance were reviewed.

#### **7. FINANCIAL REPORT**

Account Balances as of January 8<sup>th</sup>

Operating	\$61,613.08
Fuel	\$21,541.33

## 8. AIRPORT LANDS UPDATE

There was no update on this item

## 9. AIRPORT EXPANSION PROJECT UPDATE

There was no discussion on this agenda item

## 10. BUSINESS PLAN LAUNCH PRESENTATION

Christian Perreault and Ethan Levieux from Explorer Solutions launched the Business Development Plan Project with an overview of their services and a review of the mandate, objectives, deliverables, and time table for the assignment and also to ensure that there is a mutual understanding of the objectives of the Business Development Plan.

A copy of their presentation is appended to the minutes.

Bob Peters will prepare a media release for the Airport website

Ewen MacDonald will paste the Focus Group Invitation Letter onto the Airport Letterhead, Obtain the Chairpersons Signature and Circulate the letter to the Commission Members and the Consultant.

Focus group Sessions will be held in Cornwall during the daytime and in South Glengarry in the evening on the 13<sup>th</sup> of February.

## 11. OTHER BUSINESS

Eric Bergeron informed the Commission about a potential working group in Airport Excellence that he will likely Chair.

After further discussion on the working group it was:

**MOVED BY: Lyle Warden**

**SECONDED BY: Eric Bergeron**

That the Airport Commission request that the working group include 2 representatives from the Airport Commission and that the representatives be from City of Cornwall and the Township of South Glengarry respectively.

**Carried**

**12. NEXT MEETING**

The next meeting will be at 3:00 on March 4th, 2020 at the Civic Complex

**13. ADJOURNMENT**

17703 County Rd. 18  
Martintown, ON  
K0C 1S0  
March 5th, 2020

[g\\_mduguid@sympatico.ca](mailto:g_mduguid@sympatico.ca)  
613-330-4844



To: Mayor and Council of South Glengarry

The first meeting of the Martintown Cenotaph Project Team met on this past Monday March 2nd.

Members and functions of the team members is attached.

The Project team is in process of tabulating the costs of erecting the cenotaph and this should be completed within the next two weeks.

It was noted that in order to proceed, we will need a letter from the Township Council authorizing approval for plans to go forward in erecting the cenotaph on the grounds of the Martintown Community Centre.

Further, members of the Project Team will require such a letter from the Township so they are identified as having authorization to carry out fundraising activities.

We are eager to move on with the project and so ask if at all possible to receive the Township letter by the end of March.

Thank you so much for your assistance and support,

Sincerely  
Gerry Duguid  
Project Team Leader

A handwritten signature in blue ink, appearing to read "Gerry Duguid".

**Martintown Cenotaph Project Team Members**

Gerry Duguid - Team Leader

Marion Duguid - Secretary

Bev Runions - Treasurer

Lois Cunningham-Brooks - Historian

Martin Gaudet - Construction

Campbell Murray - Construction

Art Buckland - Fundraising

Don Blackadder - Fundraising

John Steven - Stone Mason

### INFORMATION REPORT

**REPORT TO:** Council of the Township of South Glengarry

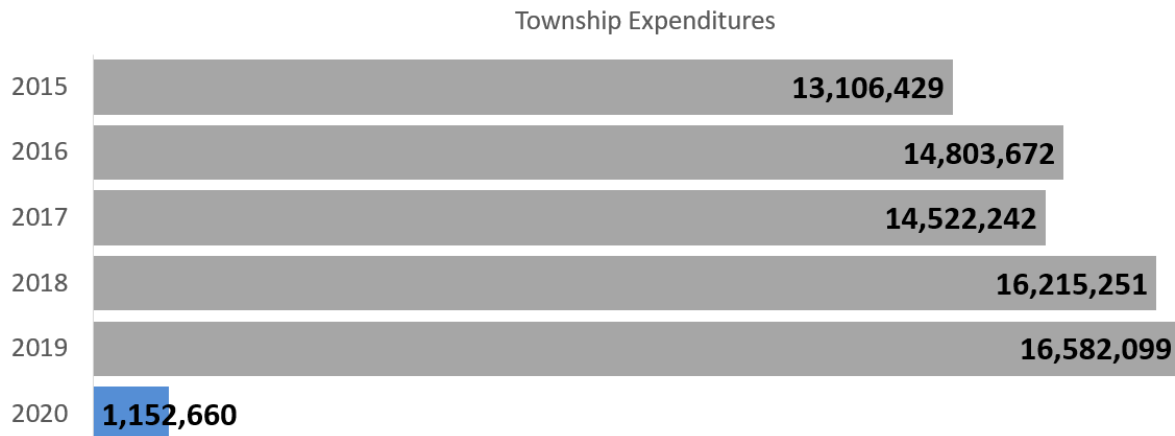


**MEETING DATE:** March 16, 2020

**SUBJECT:** Statement of Revenues and Expenses \_ February

**PREPARED BY:** L. McDonald, GM of Corporate Services

As the second month of the 2020 comes to a close, the 2019 expense picture gains clarity. However, there are significant year-end transactions to occur and bills from 2019 continue to arrive



Date ☰ ✕

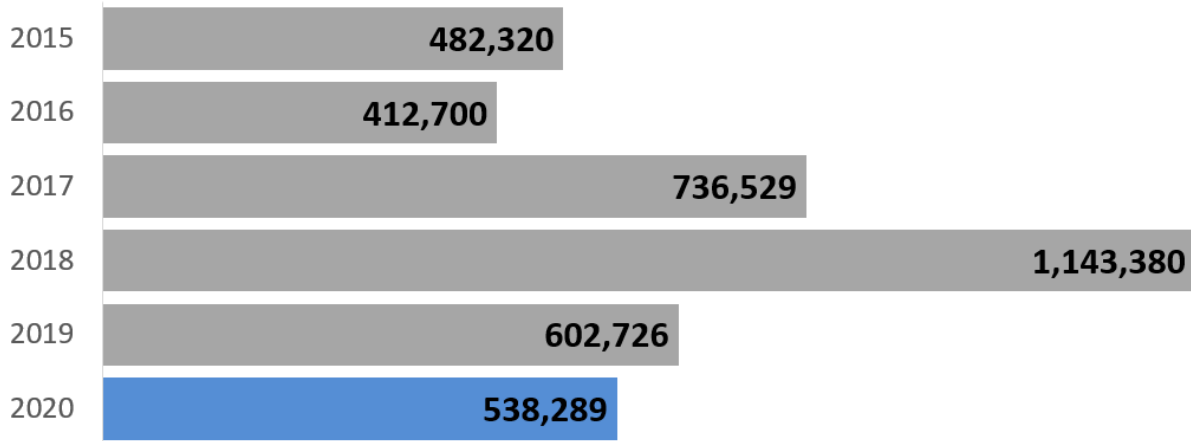
Jan	Feb	Mar	Apr	May	Jun	^
Jul	Aug	Sep	Oct	Nov	Dec	v



These are the expenditures to Dec. 31<sup>st</sup> of all years. Note: 2019 looks high, and it may end up that way, but year end transactions can move this number substantially.

Also, some of the previous years' numbers have changed since last reporting because they didn't represent the Dec. 31<sup>st</sup> date perfectly – they weren't updated to account for auditor entries just before closing year end. The numbers presented here are the most accurate.

The following is Township expenditures in January:

Township Expenditures

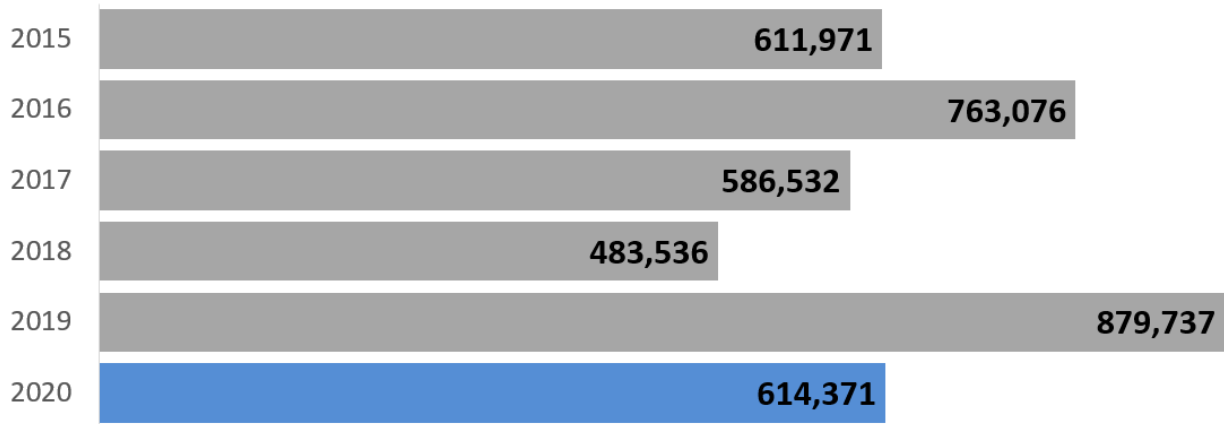




Date  

Jan	Feb	Mar	Apr	May	Jun	^
Jul	Aug	Sep	Oct	Nov	Dec	v

Again, for February:

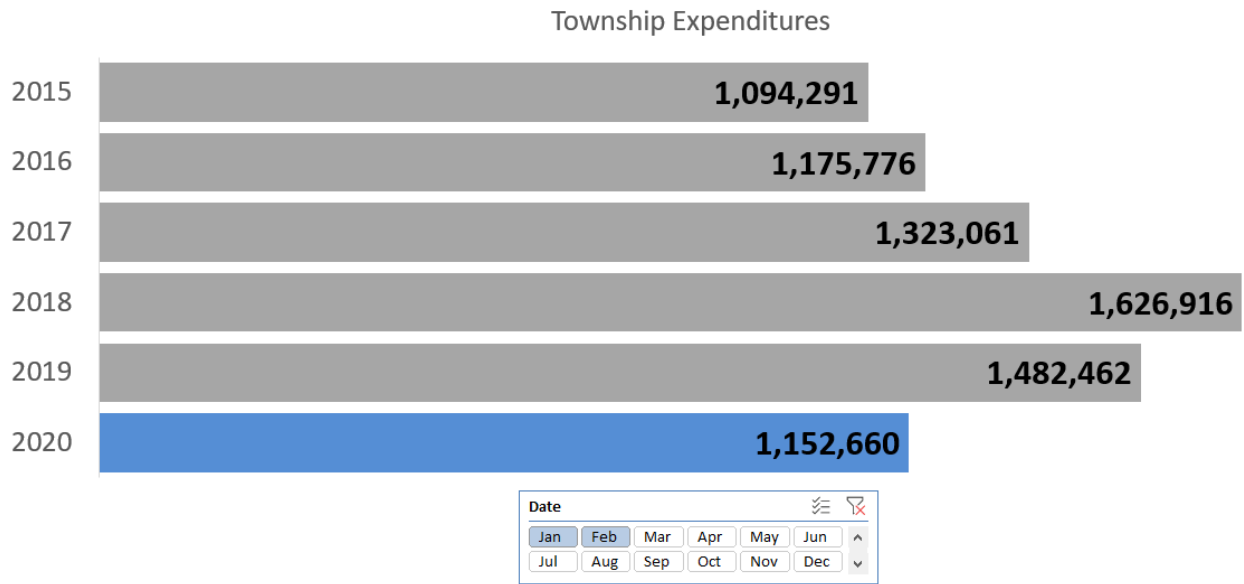
Township Expenditures



Date  

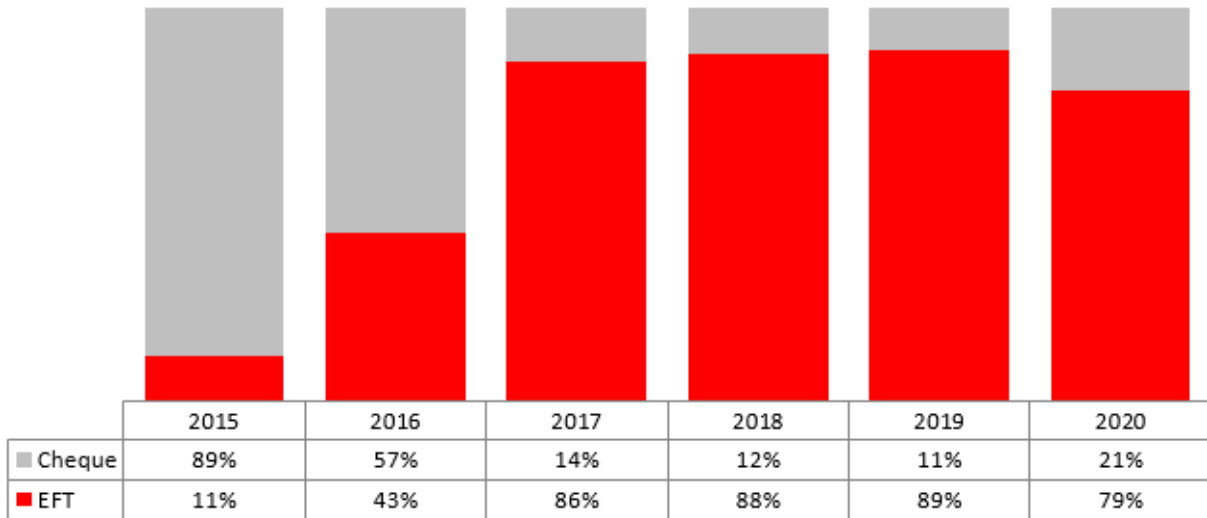
Jan	Feb	Mar	Apr	May	Jun	^
Jul	Aug	Sep	Oct	Nov	Dec	v

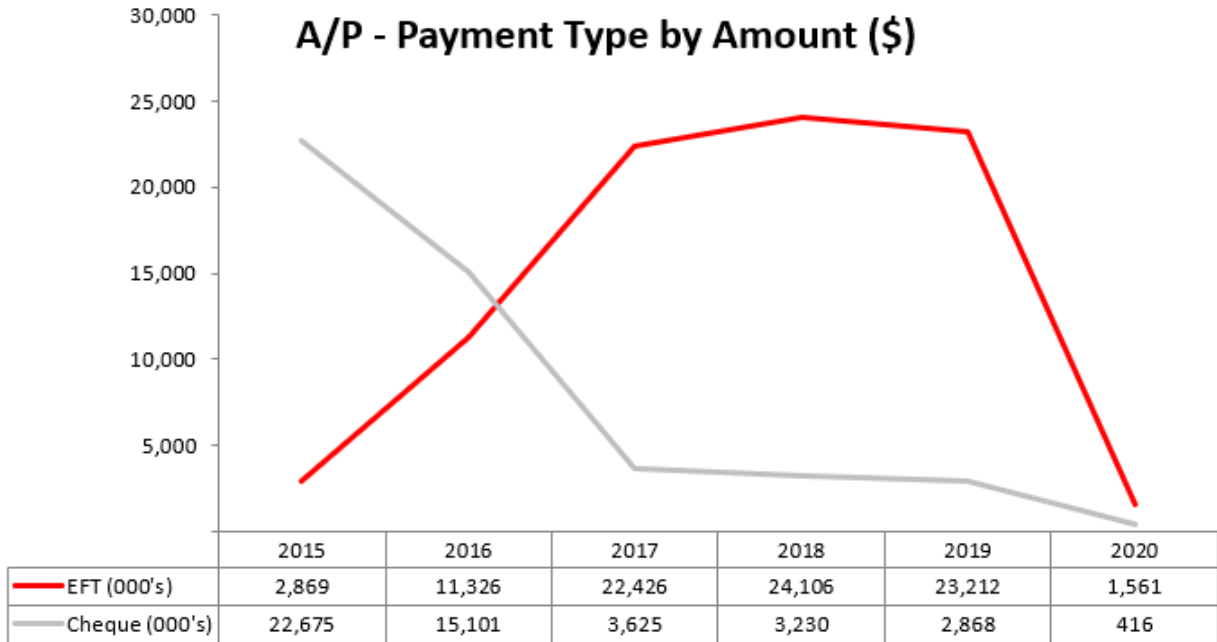
This time for January and February:



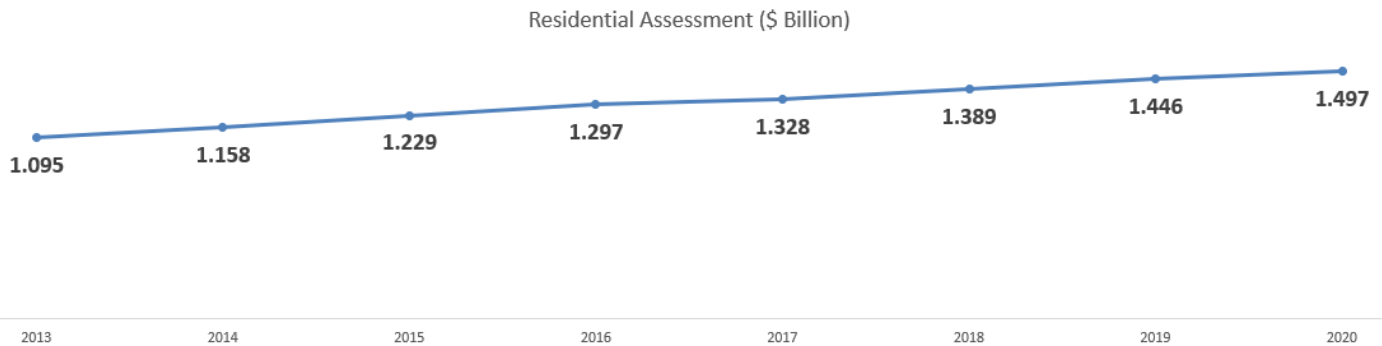
Expenditures seem to be topping out at 90% for the amount of dollars that are paid by EFT. A thoughtful guess would have 65%-75% of vendors being paid by EFT.

### A/P - Payment Type by Amount (%)





As budget has just passed a preliminary view of how things are progressing on the residential side of taxation. Below shows assessment in billions of dollars.



Residential assessment has increased over the years. Please find the increase since 2013 and the year over year increases just below:

	Assessment (Billions \$)	% Diff. from 2013	% Diff from Prior Year
2013	1.095		
2014	1.158	5.75%	5.75%
2015	1.229	12.24%	6.13%
2016	1.297	18.45%	5.53%
2017	1.328	21.28%	2.39%
2018	1.389	26.85%	4.59%
2019	1.446	32.05%	4.10%
2020	1.497	36.71%	3.53%

Assessment is only half of the equation and a look at taxation over the same time period provides further perspective.

First, the Township portion of the tax bill:

Township Tax Rate			
Row Labels		% Diff from 2013	% Diff from Prior Yr
2013	0.477325%		
2014	0.485255%	1.66%	1.66%
2015	0.496074%	3.93%	2.23%
2016	0.506164%	6.04%	2.03%
2017	0.516089%	8.12%	1.96%
2018	0.502157%	5.20%	(2.70%)
2019	0.501881%	5.14%	(0.05%)
2020	0.495087%	3.72%	(1.35%)

The County portion of the tax bill:

County Tax Rate			
Row Labels		% Diff from 2013	% Diff from Prior Yr
2013	0.634800%		
2014	0.614200%	(3.25%)	(3.25%)
2015	0.601800%	(5.20%)	(2.02%)
2016	0.585800%	(7.72%)	(2.66%)
2017	0.593300%	(6.54%)	1.28%
2018	0.591200%	(6.87%)	(0.35%)
2019	0.579000%	(8.79%)	(2.06%)
2020	0.582600%	(8.22%)	0.62%

The Education portion of the tax bill:

School Board Tax Rate			
Row Labels		% Diff from 2013	% Diff from Prior Yr
2013	0.212000%		
2014	0.203000%	(4.25%)	(4.25%)
2015	0.195000%	(8.02%)	(3.94%)
2016	0.188000%	(11.32%)	(3.59%)
2017	0.179000%	(15.57%)	(4.79%)
2018	0.170000%	(19.81%)	(5.03%)
2019	0.161000%	(24.06%)	(5.29%)
2020	0.153000%	(27.83%)	(4.97%)

The total change (Township, County, and Education):

Row Labels	Total	% Diff from 2013	% Diff from Prior Yr
2013	1.324125%		
2014	1.302455%	(1.64%)	(1.64%)
2015	1.292874%	(2.36%)	(0.74%)
2016	1.279964%	(3.34%)	(1.00%)
2017	1.288389%	(2.70%)	0.66%
2018	1.263357%	(4.59%)	(1.94%)
2019	1.241881%	(6.21%)	(1.70%)
2020	1.230687%	(7.06%)	(0.90%)

To summarize (since 2013):

- The tax rate has gone down by 7.06% and assessment has gone up 36.71%.
- The difference of 29.65% would be +/- the increase that residential properties are paying (This number is an all-encompassing number and may not represent any particular property but it gives a good idea as to the increased tax burden)

Finally, attached please find the budget to actual as of February 29, 2020.



Financial Statement

For Period Ending 31-Dec-2020

	2018 BUDGET	2018 ACTUAL	2019 BUDGET	2019 ACTUAL	2019 BUDGET V. ACTUAL	2020 BUDGET	2020 ACTUAL	2020 BUDGET V. ACTUAL
					OVER/(UNDER)			OVER/(UNDER)
<b>General Fund</b>								
<b>Revenues</b>								
<b>Revenues</b>								
Taxation - Residential & Farm	(19,482,822.00)	(19,482,576.85)	(20,171,681.00)	(20,171,692.48)	(11.48)	0.00	0.00	0.00
Taxation - Commercial	(2,062,893.00)	(2,062,892.79)	(2,112,791.00)	(2,112,913.31)	(122.31)	0.00	0.00	0.00
Taxation - Industrial	(1,878,168.00)	(1,878,413.44)	(1,906,703.00)	(1,906,703.29)	(0.29)	0.00	0.00	0.00
Taxation - Other Charges - Street Ligh	(220,000.00)	(225,477.18)	(223,000.00)	(219,017.28)	3,982.72	(223,000.00)	0.00	223,000.00
Taxation - Other Charges - Tile Draina	(37,500.00)	(27,160.00)	(32,500.00)	(19,605.74)	12,894.26	(32,500.00)	0.00	32,500.00
Taxation - Other Charges - Green Valle	(85,000.00)	(93,060.00)	(95,000.00)	(106,920.00)	(11,920.00)	(105,000.00)	792.68	105,792.68
Taxation - Other Charges - Kennedy Wat	(32,000.00)	(33,671.30)	(34,000.00)	(35,639.83)	(1,639.83)	(35,000.00)	0.00	35,000.00
Taxation - Other Charges - Nesel & Dry	(4,976.00)	(4,975.70)	(4,975.00)	(4,975.70)	(0.70)	(4,975.00)	0.00	4,975.00
Taxation - Supplementary - Residential	0.00	(91,301.17)	(35,000.00)	(126,734.91)	(91,734.91)	(35,000.00)	0.00	35,000.00
Taxation - Supplementary - Commercial	0.00	(14,390.69)	0.00	(64,771.00)	(64,771.00)	0.00	0.00	0.00
Taxation - Supplementary - Industrial	0.00	(590.36)	0.00	0.00	0.00	0.00	0.00	0.00
Fees & User Charges - Administration	(535,950.00)	(645,944.78)	(541,141.00)	(810,707.67)	(269,566.67)	(501,200.00)	(86,247.52)	414,952.48
Fees & User Charges - Building Dept	(249,700.00)	(250,103.59)	(229,700.00)	(254,674.98)	(24,974.98)	(226,700.00)	(12,351.14)	214,348.86
Fees & User Charges - Prop. Stnd & Byl	(18,500.00)	(14,241.88)	(19,100.00)	(8,570.00)	10,530.00	(17,100.00)	(3,390.00)	13,710.00
Fees & User Charges - Fire Dept	(10,000.00)	(19,958.78)	(12,500.00)	(9,414.24)	3,085.76	(8,000.00)	(150.00)	7,850.00
Fees & User Charges - Roads Dept	(15,000.00)	(28,507.12)	(20,000.00)	(3,075.00)	16,925.00	(15,000.00)	(17,562.47)	(2,562.47)
Fees & User Charges - Waste Disposal	(15,200.00)	(17,228.83)	(15,300.00)	(17,049.33)	(1,749.33)	(15,300.00)	(7.00)	15,293.00
Fees & User Charges - Beaverbrook Site	(40,000.00)	(48,202.00)	(40,000.00)	(63,280.00)	(23,280.00)	(45,000.00)	(6,760.00)	38,240.00
Fees & User Charges - North Lancaster	(32,150.00)	(41,850.72)	(37,500.00)	(35,478.92)	2,021.08	(37,500.00)	0.00	37,500.00
Fees & User Charges - Glen Walter Syst	(396,000.00)	(561,444.32)	(506,500.00)	(590,670.32)	(84,170.32)	(536,500.00)	(86,000.53)	450,499.47
Fees & User Charges - Lancaster System	(543,500.00)	(657,359.85)	(663,500.00)	(799,481.43)	(135,981.43)	(758,500.00)	(130,976.26)	627,523.74
Fees & User Charges - Medical Centre	(33,000.00)	(33,840.16)	(33,000.00)	(32,475.21)	524.79	(33,000.00)	(6,849.00)	26,151.00
Fees & User Charges - Ambulance Bay	(16,800.00)	(16,800.00)	(16,800.00)	(18,200.00)	(1,400.00)	(16,800.00)	(2,800.00)	14,000.00
Fees & User Charges - Recreation	(1,000.00)	(784.00)	(1,000.00)	(1,065.08)	(65.08)	(500.00)	0.00	500.00
Fees & User Charges - Recreation Progr	(46,500.00)	(50,790.62)	(44,000.00)	(48,526.30)	(4,526.30)	(44,000.00)	(230.00)	43,770.00
Fees & User Charges - Char-Lan Rec. Ce	(213,000.00)	(210,089.21)	(215,000.00)	(209,976.74)	5,023.26	(214,000.00)	(69,773.43)	144,226.57
Fees & User Charges - Martintown Comm.	(9,200.00)	(6,105.99)	(6,200.00)	(8,966.50)	(2,766.50)	(6,200.00)	(700.00)	5,500.00
Fees & User Charges - Ball Fields	(2,950.00)	(5,092.77)	(3,000.00)	(1,504.24)	1,495.76	(3,000.00)	0.00	3,000.00
Misc Revenue - Peanut Line	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Fees & User Charges - Planning Dept	(30,000.00)	(46,590.48)	(34,000.00)	(35,650.00)	(1,650.00)	(33,000.00)	(2,550.00)	30,450.00
Fees & User Charges - Economic Develop	(10,000.00)	(4,420.00)	(8,000.00)	(64,078.12)	(56,078.12)	(58,000.00)	0.00	58,000.00
Fees & User Charges - Tile Drainage	0.00	0.00	0.00	0.00	0.00	0.00	(3,238.34)	(3,238.34)
Revenue from Other Municipalities	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Payments in Lieu	(144,660.00)	(159,825.87)	(145,150.00)	(148,997.06)	(3,847.06)	(145,150.00)	(619.00)	144,531.00
Ontario Grants	(1,891,562.00)	(1,562,557.77)	(1,494,000.00)	(2,106,068.71)	(612,068.71)	(1,503,352.00)	0.00	1,503,352.00
Canada Grants	(10,000.00)	(60,011.83)	(15,400.00)	(48,246.50)	(32,846.50)	(15,500.00)	3,079.25	18,579.25
Transfers from Reserves	(1,755,000.00)	(2,431,236.13)	(2,347,181.00)	(1,604,911.71)	742,269.29	(4,972,000.00)	0.00	4,972,000.00
Gains on Sale of Assets - PSAB	0.00	(16,410.43)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Revenues</b>	<b>(29,823,031.00)</b>	<b>(30,803,906.61)</b>	<b>(31,063,622.00)</b>	<b>(31,690,041.60)</b>	<b>(626,419.60)</b>	<b>(9,640,777.00)</b>	<b>(426,332.76)</b>	<b>9,214,444.24</b>
<b>Expenses</b>								
<b>Expenses</b>								



Financial Statement

For Period Ending 31-Dec-2020

	2018 BUDGET	2018 ACTUAL	2019 BUDGET	2019 ACTUAL	2019 BUDGET V. ACTUAL	2020 BUDGET	2020 ACTUAL	2020 BUDGET V. ACTUAL
					OVER/(UNDER)			OVER/(UNDER)
<b>General Fund</b>								
General Government - Legislative	148,500.00	153,371.13	167,500.00	189,805.01	22,305.01	165,500.00	23,256.43	(142,243.57)
General Government - Administration	1,163,650.00	1,690,877.82	1,360,400.00	1,663,250.81	302,850.81	1,390,600.00	201,207.08	(1,189,392.92)
General Government - Legion	42,500.00	51,159.26	27,800.00	21,578.18	(6,221.82)	27,900.00	4,410.97	(23,489.03)
General Government - Celtic Music Hall	6,000.00	11,917.09	6,000.00	5,611.00	(389.00)	6,500.00	583.64	(5,916.36)
General Government - Lancaster Library	26,100.00	16,006.50	13,600.00	16,280.86	2,680.86	13,600.00	1,421.58	(12,178.42)
General Government - Special Projects	66,000.00	40,031.86	14,500.00	15,400.00	900.00	14,000.00	0.00	(14,000.00)
General Government - Grants to Others	41,750.00	39,271.13	52,000.00	34,608.37	(17,391.63)	75,500.00	0.00	(75,500.00)
Glengarry County Archives	21,000.00	21,925.94	21,000.00	93,830.27	72,830.27	56,000.00	195.74	(55,804.26)
Tax Write Off - Residential & Farm	45,000.00	119,192.57	45,000.00	122,618.12	77,618.12	45,000.00	0.00	(45,000.00)
Tax Write Off - Commercial	15,000.00	40,341.66	15,000.00	30,224.73	15,224.73	15,000.00	0.00	(15,000.00)
Tax Write Off - Industrial	2,000.00	0.00	2,000.00	114.97	(1,885.03)	2,000.00	0.00	(2,000.00)
Building Inspection Dept	455,700.00	467,422.21	511,950.00	431,006.55	(80,943.45)	436,850.00	52,702.35	(384,147.65)
Raisin Region Conservation Authority	116,000.00	115,883.62	123,000.00	122,025.09	(974.91)	130,000.00	0.00	(130,000.00)
Property Standards & By-Law Enforcemen	109,100.00	23,254.80	107,830.00	33,128.06	(74,701.94)	107,500.00	1,768.69	(105,731.31)
Line Fence Act Expenses	0.00	0.00	0.00	100.12	100.12	250.00	0.00	(250.00)
Emergency Management Co-ordinator	16,450.00	13,159.68	17,550.00	11,875.54	(5,674.46)	17,860.00	0.00	(17,860.00)
Fire - Administration	1,652,250.00	1,596,219.36	1,472,300.00	1,424,884.60	(47,415.40)	2,058,200.00	56,383.63	(2,001,816.37)
Fire - Stn 1 - Glen Walter	110,500.00	100,992.24	85,800.00	60,446.15	(25,353.85)	74,300.00	1,205.07	(73,094.93)
Fire - Stn 2 - Martintown	107,500.00	93,761.79	69,500.00	51,913.01	(17,586.99)	68,000.00	2,383.34	(65,616.66)
Fire - Stn 3 - Williamstown	76,000.00	67,953.80	61,500.00	48,828.35	(12,671.65)	61,000.00	1,039.20	(59,960.80)
Fire - Stn 4 - Lancaster	85,000.00	66,367.58	71,500.00	63,191.26	(8,308.74)	66,000.00	2,226.71	(63,773.29)
Fire - Stn 5 - North Lancaster	70,000.00	87,949.76	67,500.00	49,578.75	(17,921.25)	63,000.00	8,916.41	(54,083.59)
Fire - Training Facilities	0.00	0.00	1,000.00	0.00	(1,000.00)	5,000.00	0.00	(5,000.00)
2018 (1) Spartan Pumper	0.00	0.00	4,750.00	7,311.88	2,561.88	3,500.00	88.26	(3,411.74)
1997 (2) GMC Pumper	0.00	0.00	4,750.00	5,032.27	282.27	7,500.00	244.22	(7,255.78)
1997 (3) GMC Pumper	0.00	0.00	4,750.00	3,861.72	(888.28)	4,500.00	206.15	(4,293.85)
1996 (4) Freightliner Pumper	0.00	0.00	4,750.00	6,653.84	1,903.84	4,500.00	53.94	(4,446.06)
2001 (5) GMC Pumper	0.00	0.00	5,250.00	5,995.86	745.86	4,500.00	0.00	(4,500.00)
1997 (1) GMC Tanker	0.00	0.00	4,250.00	1,460.11	(2,789.89)	4,500.00	0.00	(4,500.00)
2015 (2) Int. Tanker	0.00	0.00	4,250.00	1,820.59	(2,429.41)	3,000.00	0.00	(3,000.00)
1996 (3) GMC Tanker	0.00	0.00	4,250.00	1,434.94	(2,815.06)	4,500.00	85.14	(4,414.86)
2017 (4) Int. Tanker	0.00	0.00	4,250.00	1,709.35	(2,540.65)	3,000.00	55.82	(2,944.18)
2016 (5) Int. Tanker	0.00	0.00	4,250.00	3,912.58	(337.42)	3,000.00	0.00	(3,000.00)
1993 (1) Int. Rescue	0.00	0.00	4,750.00	581.40	(4,168.60)	4,500.00	162.82	(4,337.18)
2000 (2) Ford Ambulance	0.00	0.00	4,750.00	1,213.86	(3,536.14)	4,500.00	0.00	(4,500.00)
2014 (4) Spartan Rescue	0.00	0.00	5,750.00	3,495.51	(2,254.49)	4,500.00	102.44	(4,397.56)
2000 (5) Ford Ambulance	0.00	0.00	4,750.00	255.72	(4,494.28)	4,500.00	0.00	(4,500.00)
2014 (Chief) GMC Pickup	0.00	0.00	7,100.00	10,461.49	3,361.49	6,500.00	583.39	(5,916.61)
Auxiliary Vehicles (3)	0.00	0.00	1,000.00	1,715.63	715.63	4,000.00	0.00	(4,000.00)
Street Lights	133,000.00	225,477.18	138,000.00	131,821.05	(6,178.95)	223,000.00	20,770.07	(202,229.93)
Airport	13,000.00	12,192.16	17,220.00	21,709.52	4,489.52	24,200.00	0.00	(24,200.00)
Roads - Administration	927,000.00	732,701.26	928,000.00	1,619,030.52	691,030.52	845,000.00	130,054.18	(714,945.82)
Roads - Buildings & Yards	703,000.00	793,373.78	1,610,000.00	1,591,044.48	(18,955.52)	1,460,000.00	31,371.74	(1,428,628.26)
Roads - Patrol	35,000.00	32,000.28	30,000.00	51,864.03	21,864.03	45,000.00	11,456.28	(33,543.72)
Roadside Maintenance - Mowing	130,000.00	146,978.53	154,000.00	178,222.41	24,222.41	140,000.00	74.49	(139,925.51)



Financial Statement

For Period Ending 31-Dec-2020

	2018 BUDGET	2018 ACTUAL	2019 BUDGET	2019 ACTUAL	2019 BUDGET V. ACTUAL	2020 BUDGET	2020 ACTUAL	2020 BUDGET V. ACTUAL
					OVER/(UNDER)			OVER/(UNDER)
<b>General Fund</b>								
Roadside Maintenance - Ditching & Drainage	57,000.00	38,297.96	50,000.00	121,932.91	71,932.91	75,000.00	0.00	(75,000.00)
Roadside Maintenance - Brushing	85,000.00	74,978.55	90,000.00	118,370.86	28,370.86	105,000.00	194.15	(104,805.85)
Roadside Maintenance - Debris & Litter	35,000.00	28,891.99	30,000.00	21,402.44	(8,597.56)	30,000.00	5,188.67	(24,811.33)
Roads - Culverts Maintenance & Replace	116,000.00	104,325.71	108,000.00	164,174.33	56,174.33	115,000.00	368.85	(114,631.15)
Roads - Hardtop Patching	70,000.00	62,974.44	100,000.00	130,467.19	30,467.19	105,000.00	6,318.40	(98,681.60)
Roads - Hardtop Sweeping	20,000.00	20,372.55	20,000.00	22,554.08	2,554.08	22,000.00	0.00	(22,000.00)
Roads - Hardtop Shouldering	40,000.00	44,747.86	48,000.00	32,855.71	(15,144.29)	53,000.00	0.00	(53,000.00)
Roads - Hardtop Crack Sealing	20,000.00	21,222.17	0.00	0.00	0.00	20,000.00	0.00	(20,000.00)
Roads - Hardtop Line Painting	20,000.00	14,608.83	20,000.00	16,680.51	(3,319.49)	20,000.00	0.00	(20,000.00)
Roads - Sidewalk Maintenance	10,000.00	653.30	10,000.00	2,019.94	(7,980.06)	10,000.00	0.00	(10,000.00)
Roads - Loosetop Grading	125,000.00	126,004.28	130,000.00	136,731.59	6,731.59	130,000.00	4,370.01	(125,629.99)
Roads - Loosetop Dust Control	180,000.00	149,446.50	150,000.00	161,425.54	11,425.54	165,000.00	0.00	(165,000.00)
Roads - Loosetop Resurfacing	475,000.00	456,947.66	440,000.00	471,809.70	31,809.70	395,000.00	522.40	(394,477.60)
Roads - Signs & Safety Devices	43,000.00	23,490.71	45,000.00	55,075.16	10,075.16	45,000.00	429.21	(44,570.79)
Roads - Guiderails	42,000.00	0.00	23,500.00	22,896.02	(603.98)	25,000.00	0.00	(25,000.00)
Roads - Railway Crossings	30,000.00	26,885.76	30,000.00	27,343.91	(2,656.09)	30,000.00	2,612.00	(27,388.00)
Rds & Rec Community Services	1,500.00	189.84	1,500.00	2,339.85	839.85	1,500.00	37.26	(1,462.74)
Roads - Miscellaneous	13,000.00	69,758.52	12,000.00	28,596.99	16,596.99	16,000.00	1,535.61	(14,464.39)
Roads - Winter Control - Plowing & Sanding	650,000.00	843,160.80	765,000.00	1,118,854.65	353,854.65	820,000.00	236,732.67	(583,267.33)
Roads - Winter Control - Ice Blading	23,000.00	20,324.07	22,000.00	13,207.62	(8,792.38)	22,000.00	6,624.45	(15,375.55)
Roads - Sidewalks - Snow Removal	48,500.00	59,428.80	58,000.00	56,726.87	(1,273.13)	56,000.00	28,885.07	(27,114.93)
Roads - Winter Control - Flood Control	5,000.00	8,667.43	10,000.00	19,542.74	9,542.74	15,000.00	0.00	(15,000.00)
Roads - Maple Road	0.00	0.00	0.00	0.00	0.00	195,000.00	0.00	(195,000.00)
Cedar Grove Road	0.00	0.00	0.00	0.00	0.00	250,000.00	0.00	(250,000.00)
67th Ave/2nd Line Road	0.00	0.00	0.00	0.00	0.00	27,000.00	0.00	(27,000.00)
Repository of Past Roads Projects	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Conc 3 Bridge	575,000.00	616,351.30	0.00	152.64	152.64	0.00	0.00	0.00
Beaupre Rd (2.56km) 2x Surf Treat & Pa	0.00	86,602.71	135,000.00	150,316.62	15,316.62	0.00	0.00	0.00
3rd Line Rd Bridg (SN 30001) - Evaluat	0.00	0.00	0.00	0.00	0.00	100,000.00	0.00	(100,000.00)
2nd Line Bridge (SN 33043) - Design	0.00	0.00	35,000.00	23,066.98	(11,933.02)	0.00	0.00	0.00
Loyalist Road - Surface Treat (2.75km)	127,500.00	157,424.57	0.00	0.00	0.00	0.00	0.00	0.00
St. Mary's Street	100,000.00	4,249.75	0.00	0.00	0.00	26,500.00	0.00	(26,500.00)
Street Rd. - 2xSurface Treat (5.79km)	477,000.00	390,100.82	0.00	0.00	0.00	0.00	0.00	0.00
Nine Mile Rd - 2xSurface Treat (X.XXkm)	617,000.00	748,366.22	0.00	71,082.42	71,082.42	0.00	0.00	0.00
William Street (0.68km) - Reconstructi	0.00	0.00	25,000.00	23,146.83	(1,853.17)	1,200,000.00	0.00	(1,200,000.00)
Purcell Road (0.70km) - Pad & Overlay	0.00	0.00	75,000.00	82,686.08	7,686.08	0.00	0.00	0.00
Kraft Road (0.40km) - Pulverize & Pave	0.00	0.00	50,000.00	12,469.74	(37,530.26)	0.00	0.00	0.00
Cashion Rd - Bridge (SN0011)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Frog Hollow (3.72km) 2xSurf Treat & Pa	0.00	0.00	155,000.00	185,452.32	30,452.32	0.00	0.00	0.00
Roads - Equipment Purchases & Reserves	505,000.00	478,850.76	265,000.00	262,814.86	(2,185.14)	480,000.00	0.00	(480,000.00)
Water Reserve Upgrades - Boundary Rd	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Roads - Miscellaneous Construction	55,000.00	25,532.58	25,000.00	78,426.42	53,426.42	10,000.00	0.00	(10,000.00)
Rd Eq. Maint. - 10 Cat Grader	38,500.00	95,513.73	49,000.00	76,558.41	27,558.41	52,000.00	3,288.14	(48,711.86)
Rd Eq. Maint. - 94 Champion Grader	30,500.00	29,797.36	30,500.00	8,674.40	(21,825.60)	16,500.00	37.41	(16,462.59)
Rd Eq. Maint. - 09 1T Dodge (NL)	24,000.00	12,331.08	21,000.00	4,710.97	(16,289.03)	19,000.00	0.00	(19,000.00)



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	2018 BUDGET	2018 ACTUAL	2019 BUDGET	2019 ACTUAL	2019 BUDGET V. ACTUAL	2020 BUDGET	2020 ACTUAL	2020 BUDGET V. ACTUAL
					OVER/(UNDER)			OVER/(UNDER)
<b>General Fund</b>								
Rd Eqp. Maint. - 02 FL- 4 Ton (Patch)	22,500.00	30,924.27	23,500.00	18,287.71	(5,212.29)	23,500.00	1,796.92	(21,703.08)
Rec Eqp. Maint. - 06 GMC 1 Ton (Will)	14,000.00	17,151.60	14,000.00	5,954.27	(8,045.73)	14,000.00	466.26	(13,533.74)
Rd Eqp. Maint.- 17 JD Tractor (Lease)	29,500.00	42,185.29	27,500.00	43,286.29	15,786.29	27,500.00	29.44	(27,470.56)
Rd Eqp. Maint. - 93 - 955 Tractr (Rec)	2,100.00	3,087.52	3,200.00	1,895.27	(1,304.73)	0.00	0.00	0.00
Rd Eqp. Maint. - 16 Inter Tandem	18,000.00	27,286.21	18,000.00	10,965.83	(7,034.17)	16,000.00	3,040.32	(12,959.68)
Rd Eqp. Maint. - Truck (Rec)	35,000.00	51,963.87	35,000.00	33,110.03	(1,889.97)	27,000.00	172.37	(26,827.63)
Rd Eqp. Maint. - 13 Mack Tndm (R Blade	34,000.00	37,686.85	34,000.00	15,131.47	(18,868.53)	32,000.00	1,613.47	(30,386.53)
Rd Eqp. Maint. - 08 Ford Tndm (Shoulde	38,000.00	61,584.35	41,000.00	33,123.45	(7,876.55)	30,000.00	5,900.74	(24,099.26)
Rd Eqp. Maint. - 99 Volvo Tndm (Should	40,000.00	33,693.20	39,000.00	28,197.60	(10,802.40)	36,000.00	3,237.79	(32,762.21)
Rd Eqp. Maint. - 04 Inter Tndm (R Blad	41,000.00	40,817.61	31,000.00	16,342.43	(14,657.57)	29,000.00	3,152.89	(25,847.11)
Rd Eqp. Maint. - 11 Inter Tandem	26,000.00	37,533.95	26,000.00	33,577.95	7,577.95	28,000.00	3,385.70	(24,614.30)
Rd Eqp. Maint. - 10 Inter Tndm (H20 Tn	35,000.00	53,108.35	41,000.00	39,476.67	(1,523.33)	40,000.00	3,851.23	(36,148.77)
Rd Eqp. Maint. - 12 Chev 1T (Rec)	8,000.00	10,723.09	8,000.00	1,996.00	(6,004.00)	10,500.00	809.12	(9,690.88)
Rd Eqp. Maint. - 19 Chev Slvrado (Rds)	0.00	0.00	0.00	7,845.01	7,845.01	10,000.00	477.88	(9,522.12)
Rd Eqp. Maint. - 08 GMC PU (Lead Hand)	11,000.00	11,864.15	16,000.00	13,070.85	(2,929.15)	16,000.00	482.78	(15,517.22)
Rd Eqp. Maint. - 2009 GMC PU (Rd Mngr)	16,500.00	14,446.82	17,500.00	13,318.36	(4,181.64)	15,500.00	271.95	(15,228.05)
Rd Eqp. Maint. - 2010 Chev Slvrado (Re	15,500.00	11,476.23	17,500.00	11,592.53	(5,907.47)	16,500.00	3,041.00	(13,459.00)
Rd Eqp. Maint. - 2003 Cat Backhoe	23,000.00	36,333.85	29,500.00	12,263.82	(17,236.18)	29,000.00	325.01	(28,674.99)
Rd Eqp. Maint. - 2013 Silverado	5,700.00	1,484.15	1,700.00	1,605.59	(94.41)	3,200.00	203.52	(2,996.48)
Dump Eqp. Maint. - Compactor (Lndfill)	0.00	0.00	0.00	709.58	709.58	6,000.00	118.05	(5,881.95)
Rd Eqp. Maint. - 2018 Inter Tandem	0.00	731.31	21,000.00	17,393.82	(3,606.18)	19,000.00	316.29	(18,683.71)
Rds Equip. Maint. - 2016 Tractless	21,000.00	26,765.39	22,500.00	22,519.51	19.51	29,500.00	2,045.46	(27,454.54)
Rds Equip. Maint. - Misc. Equipment Re	70,000.00	58,160.20	66,500.00	61,533.96	(4,966.04)	57,000.00	6,051.72	(50,948.28)
Rds Equip. Rental - Cat Grader #1 2010	(75,000.00)	(81,177.00)	(80,000.00)	(78,813.00)	1,187.00	(80,000.00)	(6,120.00)	73,880.00
Rds Equip. Rental - Champ Grader 1994	(50,000.00)	(37,764.00)	(40,000.00)	(28,776.00)	11,224.00	(30,000.00)	0.00	30,000.00
Rds Equip. Rental - Dodge 1 Ton 2009	(35,000.00)	(29,430.00)	(30,000.00)	(28,282.50)	1,717.50	(30,000.00)	(2,025.00)	27,975.00
Rds Equip. Rental - Freightliner 4 Ton	(40,000.00)	(23,315.00)	(30,000.00)	(40,310.00)	(10,310.00)	(30,000.00)	(12,375.00)	17,625.00
Rds Equip. Rental - New Holland Tracto	(35,000.00)	(31,290.00)	(30,000.00)	(44,730.00)	(14,730.00)	(35,000.00)	(6,570.00)	28,430.00
Rds Equip. Rental - 955 Tractor 1993	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Rds Equip. Rental - Inter. Single Axle	(30,000.00)	(40,053.00)	(40,000.00)	(45,567.00)	(5,567.00)	(40,000.00)	(22,560.00)	17,440.00
Rds Equip. Rental - Inter Tandem 2002	(40,000.00)	(43,383.00)	(45,000.00)	(32,817.00)	12,183.00	(30,000.00)	(17,070.00)	12,930.00
Rds Equip. Rental - Inter Tandem 1994	(40,000.00)	(30,843.00)	(35,000.00)	(29,727.00)	5,273.00	(35,000.00)	(16,080.00)	18,920.00
Rds Equip. Rental - Ford Tandem 2008	(30,000.00)	(31,272.00)	(30,000.00)	(31,878.00)	(1,878.00)	(30,000.00)	(11,850.00)	18,150.00
Rds Equip. Rental - Volvo Tandem 1999	(26,500.00)	(33,405.00)	(30,000.00)	(34,395.00)	(4,395.00)	(30,000.00)	(10,170.00)	19,830.00
Rds Equip. Rental - Inter Tandem 2004	(15,000.00)	(24,780.00)	(20,000.00)	(34,440.00)	(14,440.00)	(25,000.00)	(16,230.00)	8,770.00
Rds Equip. Rental - Inter Tandem 2012	(25,000.00)	(36,462.00)	(35,000.00)	(31,998.00)	3,002.00	(30,000.00)	(14,760.00)	15,240.00
Rds Equip. Rental - Inter Tandem 2010	(55,000.00)	(47,693.75)	(50,000.00)	(43,176.25)	6,823.75	(50,000.00)	(20,410.00)	29,590.00
Rds Equip. Rental - Cat Backhoe 2003	(25,000.00)	(33,294.00)	(25,000.00)	(39,906.00)	(14,906.00)	(30,000.00)	(2,610.00)	27,390.00
Rds Equip. Rental - Tractless Tractor	(60,000.00)	(71,379.00)	(60,000.00)	(75,771.00)	(15,771.00)	(60,000.00)	(19,320.00)	40,680.00
Garbage Collection	450,000.00	487,534.12	490,000.00	499,960.35	9,960.35	490,000.00	37,888.66	(452,111.34)
Garbage Disposal - Landfill Sites Gene	178,800.00	185,946.49	181,800.00	194,978.46	13,178.46	178,800.00	2,507.90	(176,292.10)
Beaverbrook Landfill Site	141,500.00	161,147.57	129,500.00	172,523.23	43,023.23	132,000.00	12,393.75	(119,606.25)
North Lancaster Landfill Site	138,000.00	133,672.11	138,000.00	147,667.76	9,667.76	135,000.00	79.96	(134,920.04)
Recycling	340,500.00	306,353.21	310,000.00	312,363.96	2,363.96	495,000.00	5,285.01	(489,714.99)
County Rd 27 Landfill Site	2,000.00	7,927.11	2,500.00	0.00	(2,500.00)	2,500.00	0.00	(2,500.00)



Financial Statement

For Period Ending 31-Dec-2020

	2018 BUDGET	2018 ACTUAL	2019 BUDGET	2019 ACTUAL	2019 BUDGET V. ACTUAL	2020 BUDGET	2020 ACTUAL	2020 BUDGET V. ACTUAL
					OVER/(UNDER)			OVER/(UNDER)
<b>General Fund</b>								
Environmental Cleanups	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Fire Protection Ponds - M & R	1,000.00	3,322.47	3,000.00	0.00	(3,000.00)	3,000.00	0.00	(3,000.00)
Fire Protection Ponds - Dry Con	2,500.00	10,309.91	8,000.00	11,349.47	3,349.47	15,000.00	229.13	(14,770.87)
Water/Sewer Plants Sharable Operations	0.00	0.00	0.00	352,814.77	352,814.77	0.00	49,676.06	49,676.06
Glen Walter Water/Sewers	396,000.00	561,444.32	1,248,781.00	338,521.59	(910,259.41)	1,398,000.00	20,910.85	(1,377,089.15)
Lancaster/South Lancaster Water/Sewers	543,500.00	661,541.95	663,500.00	216,662.52	(446,837.48)	748,500.00	19,068.00	(729,432.00)
Green Valley Sewers	85,000.00	93,060.00	95,000.00	28,280.62	(66,719.38)	105,000.00	3,201.68	(101,798.32)
Kennedy Redwood Subdivision Water	32,000.00	33,671.30	34,000.00	27,149.10	(6,850.90)	33,000.00	3,345.95	(29,654.05)
Regional Water Project	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Lan-Char Medical Centre	60,800.00	54,290.83	51,500.00	49,646.19	(1,853.81)	46,000.00	4,645.69	(41,354.31)
Ambulance Lancaster Base	0.00	0.00	16,800.00	16,800.00	0.00	16,800.00	0.00	(16,800.00)
Recreation - Administration - General	316,600.00	301,023.73	390,190.00	398,690.17	8,500.17	503,800.00	87,373.60	(416,426.40)
Recreation Administration - Management	40,000.00	39,747.31	40,000.00	41,439.54	1,439.54	0.00	420.49	420.49
Recreation Levy to Others	0.00	0.00	0.00	50,000.00	50,000.00	50,000.00	50,000.00	0.00
Recreation Programs	64,200.00	43,639.08	68,100.00	55,480.17	(12,619.83)	67,100.00	1,080.89	(66,019.11)
Char-Lan Community Centre	474,390.00	550,079.64	738,100.00	780,816.32	42,716.32	991,100.00	89,718.51	(901,381.49)
Martintown Community Centre	71,100.00	87,373.51	46,100.00	47,903.96	1,803.96	83,200.00	4,127.63	(79,072.37)
Green Valley Community Centre	16,500.00	22,364.11	16,500.00	10,510.91	(5,989.09)	20,800.00	371.23	(20,428.77)
North Lancaster Optimist Comm. Centre	11,000.00	22,136.22	10,000.00	10,574.21	574.21	11,000.00	539.96	(10,460.04)
Nor'westers Museum	76,000.00	71,867.27	46,000.00	92,845.70	46,845.70	108,000.00	917.71	(107,082.29)
Parks Maintenance - General Admin	78,000.00	79,659.77	68,000.00	69,223.08	1,223.08	83,000.00	562.17	(82,437.83)
Danaher Park	8,900.00	8,589.47	9,000.00	8,263.77	(736.23)	9,000.00	1,227.62	(7,772.38)
North Lancaster Park	10,500.00	14,008.75	10,500.00	9,716.87	(783.13)	10,500.00	154.99	(10,345.01)
Smithfield Park	20,000.00	79,441.39	261,000.00	247,839.63	(13,160.37)	324,000.00	209.78	(323,790.22)
Empy Poirier Park	4,600.00	3,484.71	4,500.00	3,304.59	(1,195.41)	4,500.00	0.00	(4,500.00)
Martintown Community Park	39,000.00	39,090.06	5,000.00	9,781.04	4,781.04	4,500.00	242.42	(4,257.58)
Paul Rozon Park	127,000.00	125,608.96	26,000.00	36,275.23	10,275.23	31,000.00	2,289.47	(28,710.53)
Glen Walter Park	21,000.00	19,844.76	21,000.00	19,238.22	(1,761.78)	20,000.00	0.00	(20,000.00)
Charlottenburgh Park	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
South Lancaster Wharf	10,000.00	6,905.03	8,000.00	6,523.43	(1,476.57)	8,000.00	0.00	(8,000.00)
Peanut Line Trail	20,500.00	13,186.42	29,500.00	44,064.75	14,564.75	114,000.00	14,606.23	(99,393.77)
Cairnview Park	15,000.00	3,275.15	10,000.00	0.00	(10,000.00)	10,000.00	0.00	(10,000.00)
Planning & Zoning	261,800.00	154,691.91	322,300.00	263,307.74	(58,992.26)	236,700.00	11,337.20	(225,362.80)
Economic Development	169,050.00	126,565.35	288,350.00	214,123.71	(74,226.29)	318,900.00	6,546.90	(312,353.10)
Municipal Drains	45,000.00	60,056.56	61,000.00	60,149.98	(850.02)	77,000.00	4,246.45	(72,753.55)
Tile Drainage	40,000.00	28,640.96	32,500.00	45,220.65	12,720.65	32,500.00	4,660.27	(27,839.73)
United Counties Levy	10,366,357.00	10,345,658.48	10,680,696.00	10,693,070.23	12,374.23	0.00	0.00	0.00
School Board Levy - Upper Canada Distr	2,358,518.00	2,351,453.11	2,387,072.00	2,390,163.22	3,091.22	0.00	0.00	0.00
School Board Levy - Ecole Pub. Est Ont	257,598.00	257,024.05	236,953.00	238,465.46	1,512.46	0.00	0.00	0.00
School Board Levy - Catholic Bd. East	726,028.00	726,111.17	740,990.00	745,269.61	4,279.61	0.00	0.00	0.00
School Board Levy - Ecole Catholique E	910,400.00	908,409.18	886,940.00	893,559.08	6,619.08	0.00	0.00	0.00
Change in Capital Assets - PSAB	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Expenses</b>	<b>29,830,441.00</b>	<b>30,803,906.61</b>	<b>31,063,622.00</b>	<b>31,542,626.40</b>	<b>479,004.40</b>	<b>19,226,660.00</b>	<b>1,152,660.15</b>	<b>(18,073,999.85)</b>

Financial Statement

For Period Ending 31-Dec-2020



	2018 BUDGET	2018 ACTUAL	2019 BUDGET	2019 ACTUAL	2019 BUDGET V. ACTUAL	2020 BUDGET	2020 ACTUAL	2020 BUDGET V. ACTUAL
					OVER/(UNDER)			OVER/(UNDER)
<b>General Fund</b>								
<b>Total General Fund</b>	<b>7,410.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(147,415.20)</b>	<b>(147,415.20)</b>	<b>9,585,883.00</b>	<b>726,327.39</b>	<b>(8,859,555.61)</b>

**INFORMATION REPORT****REPORT TO:** Council of the Township of South Glengarry**MEETING DATE:** March 16, 2020**SUBJECT:** Consent Summary**PREPARED BY:** Joanne Haley- GM- Community Services**CONSENT APPLICATIONS SUMMARY- 2015**

<b>Application #</b>	<b>Recommendation</b>	<b>Decision</b>
B-121-15	Recommended	

**CONSENT APPLICATIONS SUMMARY- 2019**

<b># of Applications</b>	<b>Application #</b>	<b>Recommendation</b>	<b>Decision</b>
1	B-14-19	Recommended	Approved
2	B-23-19	Recommended	Approved
3	B-28-19	Recommended	Approved
4	B-29-19	Recommended	Approved
5	B-37-19	Recommended	Approved
6	B-48-19	Recommended	Approved
7	B-53-19	Recommended	Withdrawn
8	B-64-19	Recommended	Approved
9	B-78-19	Recommended	Approved

10	B-79-19	Recommended	Approved
11	B- 82-19	Recommended	Approved
12	B-83-19	Recommended	Approved
13	B-86-19	Recommended	Approved
14	B-89-19	Recommended	Approved
15	B-91-19	Recommended	Approved
16	B-92-19	Recommended	Approved
17	B-98-19	Recommended	Approved
18	B-99-19	Recommended	Approved
19	B-100-19	Recommended	Approved
20	B-103-19	Recommended	Approved
21	B-104-19	Recommended	Approved
22	B-106-19	Recommended	Approved
23	B-112-19	Recommended	Approved
24	B-113-19	Recommended	Approved

### **CONSENT APPLICATIONS SUMMARY- 2020**

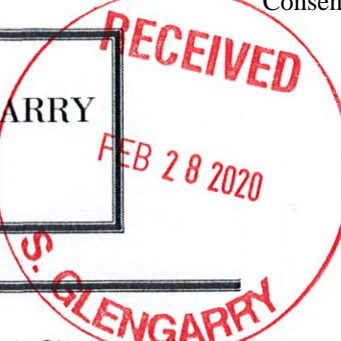
<b># of Applications</b>	<b>Application #</b>	<b>Recommendation</b>	<b>Decision</b>
1	B-3-20	Recommended	Approved
2	B-9-20	Recommended	Approved

**INFORMATION REPORT****REPORT TO:** Council of the Township of South Glengarry**MEETING DATE:** March 16, 2020**SUBJECT:** Consent Decisions**PREPARED BY:** Joanne Haley- GM Community Services**RE: Notice of Consent Decisions**

Please find attached Four "Notice of Decision" letters from the United Counties of Stormont, Dundas, and Glengarry as well as the memo for each application recommending approval. The recommendations and conditions requested have been included in the decisions as requested. The original report is recommending approval is also attached to remind you of the purpose of the application.



UNITED COUNTIES OF  
STORMONT, DUNDAS AND GLENGARRY  
**DECISION**



The Approval Authority for the United Counties of Stormont, Dundas and Glengarry did, on **Wednesday, December 18, 2019**, decide that **PROVISIONAL CONSENT WILL BE GIVEN** to:

**APPLICATION NO. B-106-19**

**OWNER: Luc Legroulx**

**MUNICIPALITY: South Glengarry**

The Approval Authority considered all oral and written submissions made on this application, the effect of which helped the Approval Authority make an informed decision. Conditions are the result of public and agency comments.

Provided that the following conditions are fulfilled to the satisfaction of the Administrative Assistant-Planning:

1. A review fee of \$200.00 must be paid to the Township. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
2. The Township of South Glengarry will complete a site visit of the severed lands to confirm that there are no issues with the existing septic systems. Further information may be required from the applicant once the site visit is completed. The applicant will be required to attend to the Township office to apply for a site visit and to file a fee of \$170.00. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
3. A zoning amendment must be applied for and approved to rezone the subject property from Rural to Commercial. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
4. Road Widening must be deeded to the Township on the retained lands. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
5. The landowner shall submit a formal acknowledgement that no new and/or additional entrances will be permitted to access County Road 25 from the severed or retained land. The County Engineer will clear the condition with the Administrative Assistant-Planning.
6. That the Administrative Assistant-Planning be provided with a description of the land to be conveyed that is consistent with the application and sufficient and equal to that required for the registration of a deed or other conveyance of land under the provisions of the Registry Act. Three (3) copies of the new deed for the severed parcel are to be provided to the Administrative Assistant-Planning for the issuance of the certificate of the Secretary, and the stamping fee of \$225.00 must accompany the deeds. Upon providing a paper copy of the Deposited Reference Plan to the Administrative Assistant-Planning, a digital copy, which can be emailed, in a PDF or TIF format must also be submitted.

**OFFICIAL RENDERING THE ABOVE DECISION:**

  
 Benjamin de Haan, P. Eng  
 Approval Authority

I, Katie Cristine, Administrative Assistant-Planning, do hereby certify that the above is a true copy of the **Decision** of the Approval Authority with respect to the application recorded herein.

  
 Katie Cristine, Administrative Assistant

**NOTE:** The Planning Act provides that where conditions are imposed and the applicant(s) has/have not fulfilled the conditions to the satisfaction of the Administrative Assistant-Planning **WITHIN ONE YEAR** after notice was given, the application for consent shall thereupon be deemed to be refused. **THE LAST DAY TO SUBMIT DOCUMENTS TO THE ADMINISTRATIVE ASSISTANT-PLANNING TO SHOW THAT THE CONDITIONS HAVE BEEN FULFILLED IS:**

**December 18, 2020**

THE LAST DAY TO SUBMIT AN APPEAL AGAINST THIS DECISION IS: **JANUARY 07, 2020**



theCounties  
**SDG**  
STORMONT · DUNDAS · GLENGARRY

**DEPARTMENT OF TRANSPORTATION  
AND PLANNING SERVICES**

26 Pitt Street, Suite 223, Cornwall, Ontario K6J 3P2

Tel: 613-932-1515 • Fax: 613-936-2913 • Email [info@sdgcounties.ca](mailto:info@sdgcounties.ca) • [www.sdgcounties.ca](http://www.sdgcounties.ca)

## NOTICE OF DECISION

### APPLICATION NO. B-106-19

**NAME:** Luc Legroulx

**MUNICIPALITY:** Township of South Glengarry (Former Geographic Charlottenburgh Twp.)

Attached is a copy of the Decision with respect to the above noted Application for Consent.

You may be entitled to receive notice of any changes to the conditions of the provisional consent if you have made either a written request to be notified of the Decision or a written request to be notified of changes to the conditions.

The applicant and every agency or other person to whom Notice of Decision is sent, may, within **twenty (20) days** of the date of giving the Notice of Decision, appeal to the Local Planning Appeal Tribunal:

- a) the Decision of the Approval Authority; and/or
- b) any or all of the conditions imposed by the Approval Authority.

**Any appeal to the Local Planning Appeal Tribunal must be made on the proper Appellant Form (A1), which can be obtained from this office. You must enclose the appeal fee of \$300.00 for each application appealed, paid by certified cheque or money order, made payable to the Minister of Finance. The completed Appellant Form and payment are to be returned to the Administrative Assistant-Planning, United Counties of S. D. & G. who will forward all documents to the Local Planning Appeal Tribunal.**

Only individuals, corporations and public bodies may appeal decisions in respect of applications for consent to the Local Planning Appeal Tribunal. A notice of appeal may not be filed in the name of an individual who is a member of the association or group.

Additional information regarding this application and decision is available during business hours at the office of the Administrative Assistant - Planning, at the above address or by calling the office at **932-1515, Extension 218**.

**LAST DATE TO SUBMIT AN APPEAL ON THIS DECISION IS:** January 7, 2020

**Date of giving of this notice is:** December 19, 2019

Katie Coristine  
Administrative Assistant-Planning  
Email: [kcoristine@sdgcounties.ca](mailto:kcoristine@sdgcounties.ca)

## INFORMATION REPORT

**REPORT TO: Council**



**MEETING DATE: December 2, 2019**

**SUBJECT: Consent Application B- 106-2019**

**PREPARED BY: Joanne Haley**

**RE: B-106-19**

**Part Lot 13, Concession 9**

**Former Township of Charlottenburgh**

**Legroulx**

**Type of Consent: To Create a Developed Lot that Contains an Existing Commercial Business**

**Subject:**

The subject property is located on part of lot 13, Concession 9, on the north side of County Road 25. The purpose of this application is to create a parcel approximately 6.2 acres in size that contains an existing business.

**Official Plan Designations:** The subject property is designated Rural in the County Official Plan. Commercial uses are permitted in the Rural designation. This proposed consent conforms to the Official Plan.

**Zoning By-law:** The subject property is zoned Rural in the Township's Zoning By-Law. A zoning amendment will need to be applied for and approved to rezone the subject property to a commercial zone.

**Proposed Recommendation:**

That the United Counties of SDG Manager of Planning approves this application for consent as it conforms to the PPS, the Official Plan and the Zoning By-Law. This consent will be subject to the following conditions:

1. A review fee of \$200.00 must be paid to the Township.

2. The Township of South Glengarry will complete a site visit of the severed lands to confirm that there are no issues with the existing septic systems. Further information may be required from the applicant once the site visit is completed. The applicant will be required to attend to the Township office to apply for a site visit and to file a fee of \$170.00.
3. A zoning amendment must be applied for and approved to rezone the subject property from Rural to Commercial.
4. Road Widening must be deeded to the Township on the retained lands.

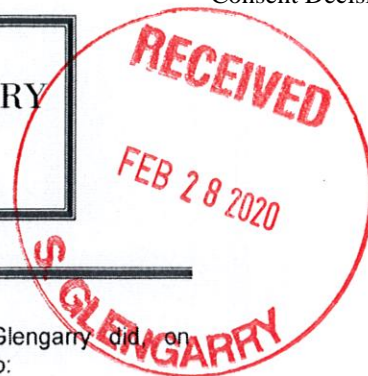
**Respectfully submitted by: Joanne Haley**

**Date: November 23, 2019**

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UNITED COUNTIES OF  
STORMONT, DUNDAS AND GLENGARRY  
**DECISION**



The Approval Authority for the United Counties of Stormont, Dundas and Glengarry did, on Friday, January 17, 2020, decide that **PROVISIONAL CONSENT WILL BE GIVEN** to:

**APPLICATION NO. B-112-19**

**OWNER: Bruce & Lorelei MacDonell**

**MUNICIPALITY: South Glengarry**

The Approval Authority considered all oral and written submissions made on this application, the effect of which helped the Approval Authority make an informed decision. Conditions are the result of public and agency comments.

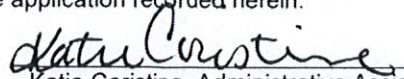
Provided that the following conditions are fulfilled to the satisfaction of the Administrative Assistant-Planning:

1. A review fee of \$200.00 must be paid to the Township. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
2. A site-specific zoning amendment must be applied for and approved to reduce the minimum lot area for the proposed retained parcel as the Zoning By-law requires 20 hectares. The prohibition of residential construction will also be included in this amendment. The Zoning Amendment Application Fee is \$1,200.00. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
3. The Township of South Glengarry will complete a site visit of the severed lands to confirm that there are no issues with the existing septic system. Further information may be required from the applicant once the site visit is completed. The applicant will be required to attend to the Township office to apply for a site visit and to file a fee of \$170.00. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
4. The applicant to submit a written acknowledgement that no new and/or additional entrances will be permitted to access County Road 18 from the severed or retained property. The County Engineer will clear the condition with the Administrative Assistant-Planning.
5. The retained agricultural portion shall be rezoned in a manner that prohibits future residential development. The County Engineer will clear the condition with the Administrative Assistant-Planning.
6. That the Administrative Assistant-Planning be provided with a description of the land to be conveyed that is consistent with the application and sufficient and equal to that required for the registration of a deed or other conveyance of land under the provisions of the Registry Act. Three (3) copies of the new deed for the severed parcel are to be provided to the Administrative Assistant-Planning for the issuance of the certificate of the Secretary, and the stamping fee of \$225.00 must accompany the deeds. Upon providing a paper copy of the Deposited Reference Plan to the Administrative Assistant-Planning, a digital copy, which can be emailed, in a PDF or TIF format must also be submitted.

**OFFICIAL RENDERING THE ABOVE DECISION:**

  
 Benjamin de Haan, P. Eng  
 Approval Authority

I, Katie Coristine, Administrative Assistant-Planning, do hereby certify that the above is a true copy of the **Decision** of the Approval Authority with respect to the application recorded herein.

  
 Katie Coristine, Administrative Assistant

**NOTE:** The Planning Act provides that where conditions are imposed and the applicant(s) has/have not fulfilled the conditions to the satisfaction of the Administrative Assistant-Planning **WITHIN ONE YEAR** after notice was given, the application for consent shall thereupon be deemed to be refused. **THE LAST DAY TO SUBMIT DOCUMENTS TO THE ADMINISTRATIVE ASSISTANT-PLANNING TO SHOW THAT THE CONDITIONS HAVE BEEN FULFILLED IS:**

**January 17, 2021**

THE LAST DAY TO SUBMIT AN APPEAL AGAINST THIS DECISION IS: **FEBRUARY 06, 2020**



**DEPARTMENT OF TRANSPORTATION  
AND PLANNING SERVICES**

26 Pitt Street, Suite 223, Cornwall, Ontario K6J 3P2

Tel: 613-932-1515 • Fax: 613-936-2913 • Email [info@sdgcounties.ca](mailto:info@sdgcounties.ca) • [www.sdgcounties.ca](http://www.sdgcounties.ca)

## NOTICE OF DECISION

### APPLICATION NO. B-112-19

**NAME:** Bruce & Lorelei MacDonell

**MUNICIPALITY:** Township of South Glengarry (Former Geographic Lancaster Twp.)

Attached is a copy of the Decision with respect to the above noted Application for Consent.

You may be entitled to receive notice of any changes to the conditions of the provisional consent if you have made either a written request to be notified of the Decision or a written request to be notified of changes to the conditions.

The applicant and every agency or other person to whom Notice of Decision is sent, may, within **twenty (20) days** of the date of giving the Notice of Decision, appeal to the Local Planning Appeal Tribunal:

- a) the Decision of the Approval Authority; and/or
- b) any or all of the conditions imposed by the Approval Authority.

Any appeal to the Local Planning Appeal Tribunal must be made on the proper Appellant Form (A1), which can be obtained from this office. You must enclose the appeal fee of **\$300.00** for each application appealed, paid by certified cheque or money order, made payable to the Minister of Finance. The completed Appellant Form and payment are to be returned to the Administrative Assistant-Planning, United Counties of S. D. & G. who will forward all documents to the Local Planning Appeal Tribunal.

Only individuals, corporations and public bodies may appeal decisions in respect of applications for consent to the Local Planning Appeal Tribunal. A notice of appeal may not be filed in the name of an individual who is a member of the association or group.

Additional information regarding this application and decision is available during business hours at the office of the Administrative Assistant - Planning, at the above address or by calling the office at **932-1515, Extension 218**.

**LAST DATE TO SUBMIT AN APPEAL ON THIS DECISION IS:** February 6, 2020

**Date of giving of this notice is:** January 17, 2019

Katie Cristine  
Administrative Assistant-Planning  
Email: [kcoristine@sdgcounties.ca](mailto:kcoristine@sdgcounties.ca)

## INFORMATION REPORT

**REPORT TO: Council**



**MEETING DATE: January 13, 2020**

**SUBJECT: Consent Application B- 112-19**

**PREPARED BY: Joanne Haley**

**RE: B-112-19**

**Part Lot 20, Concession 6**

**Former Township of Lancaster**

**MacDonell**

**Type of Consent: To dispose of a surplus dwelling to a farming operation.**

**Subject:**

The subject property is located on part of lot 20, Concession 6, on the north side of Concession Road 5. The purpose of this application is to sever approximately 1 acre of developed land that is surplus to the farming operation and to retain approximately 40 acres of agricultural land.

**Official Plan Designations:** The subject property is designated Agriculture in the County Official Plan. In Section 8.14.13 II of the County Official Plan there are strict policies for consents in an Agricultural Designation. Section 8.14.13.II.1.2 indicates that “a consent may be granted on lands designated as Agricultural Resource Land as shown on the Land Use Plan Schedules for a residence surplus to a farming operation”. This proposed consent conforms to the Official Plan. Section 8.14.13.II.7 indicates that “where a consent is granted for a residence surplus to a farming operation, a local Municipality shall through a Zoning By-law or other municipal approach prohibit further dwellings on the vacant retained lands created by the subject consent.”

**Zoning By-law:** The subject property is zoned Agriculture in the Township of South Glengarry Zoning By-law. This proposed consent does not conform to the Township’s Zoning By-Law as the proposed retained land is less than 20 hectares (49.4 acres).

**Proposed Recommendation:**

That the United Counties of SDG Manager of Planning approves this application for consent as it conforms to the Official Plan, Zoning By-Law and PPS. This consent will be subject to the following conditions:

1. A review fee of \$200.00 must be paid to the Township.
2. A site-specific zoning amendment must be applied for and approved to reduce the minimum lot area for the proposed retained parcel as the Zoning By-law requires 20 hectares. The prohibition of residential construction will also be included in this amendment. The Zoning Amendment Application Fee is \$1,200.00.
3. The Township of South Glengarry will complete a site visit of the severed lands to confirm that there are no issues with the existing septic system. Further information may be required from the applicant once the site visit is completed. The applicant will be required to attend to the Township office to apply for a site visit and to file a fee of \$170.00.

**Respectfully submitted by: Joanne Haley**

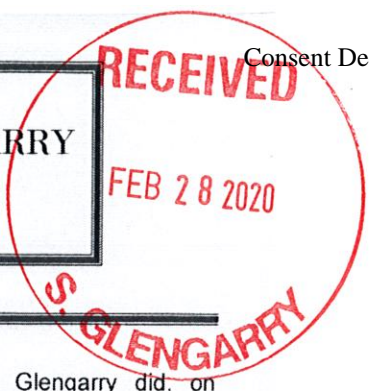
**Date: December 23, 2019**

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**TITLE:**



UNITED COUNTIES OF  
STORMONT, DUNDAS AND GLENGARRY  
**DECISION**



The Approval Authority for the United Counties of Stormont, Dundas and Glengarry did, on **Friday, January 17, 2020**, decide that **PROVISIONAL CONSENT WILL BE GIVEN** to:

**APPLICATION NO. B-113-19**

**OWNER: Adolphe Gaudet**


**MUNICIPALITY: South Glengarry**

The Approval Authority considered all oral and written submissions made on this application, the effect of which helped the Approval Authority make an informed decision. Conditions are the result of public and agency comments.

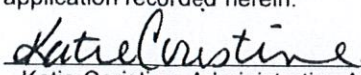
Provided that the following conditions are fulfilled to the satisfaction of the Administrative Assistant-Planning:

1. The Township of South Glengarry will complete a site visit of the severed and retained lands to confirm that there are no issues with the existing septic system(s). Further information may be required from the applicant once the site visit is completed. The applicant will be required to attend to the Township office to apply for a site visit and to file a fee of \$170.00. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
2. Road widening must be deeded to the Township for the severed and retained portions. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
3. That the land being severed by this consent shall be conveyed as an addition to abutting property and shall be held in identical ownership as said abutting property and the Administrative Assistant-Planning shall be provided with a copy of the abutting property owner's deed for verification. The provisions of Subsections 3 or 5 of Section 50 of the Planning Act, R.S.O., 1990, as amended, shall apply to any subsequent conveyance relating to the said lot.
4. That the Administrative Assistant-Planning be provided with a description of the land to be conveyed that is consistent with the application and sufficient and equal to that required for the registration of a deed or other conveyance of land under the provisions of the Registry Act. Three (3) copies of the new deed for the severed parcel are to be provided to the Administrative Assistant-Planning for the issuance of the certificate of the Secretary, and the stamping fee of \$225.00 must accompany the deeds. Upon providing a paper copy of the Deposited Reference Plan to the Administrative Assistant-Planning, a digital copy, which can be emailed, in a PDF or TIF format must also be submitted.

**OFFICIAL RENDERING THE ABOVE DECISION:**

  
Benjamin de Haan, P. Eng  
Approval Authority

I, Katie Cristine, Administrative Assistant-Planning, do hereby certify that the above is a true copy of the **Decision** of the Approval Authority with respect to the application recorded herein.

  
Katie Cristine, Administrative Assistant

**NOTE:** The Planning Act provides that where conditions are imposed and the applicant(s) has/have not fulfilled the conditions to the satisfaction of the Administrative Assistant-Planning **WITHIN ONE YEAR** after notice was given, the application for consent shall thereupon be deemed to be refused. **THE LAST DAY TO SUBMIT DOCUMENTS TO THE ADMINISTRATIVE ASSISTANT-PLANNING TO SHOW THAT THE CONDITIONS HAVE BEEN FULFILLED IS:**  
**January 17, 2021**  
**THE LAST DAY TO SUBMIT AN APPEAL AGAINST THIS DECISION IS: FEBRUARY 06, 2020**



## NOTICE OF DECISION

### APPLICATION NO. B-113-19

**NAME:** Adolphe Gaudet

**MUNICIPALITY:** Township of South Glengarry (Former Geographic Charlottenburgh Twp.)

Attached is a copy of the Decision with respect to the above noted Application for Consent.

You may be entitled to receive notice of any changes to the conditions of the provisional consent if you have made either a written request to be notified of the Decision or a written request to be notified of changes to the conditions.

The applicant and every agency or other person to whom Notice of Decision is sent, may, within **twenty (20) days** of the date of giving the Notice of Decision, appeal to the Local Planning Appeal Tribunal:

- a) the Decision of the Approval Authority; and/or
- b) any or all of the conditions imposed by the Approval Authority.

**Any appeal to the Local Planning Appeal Tribunal must be made on the proper Appellant Form (A1), which can be obtained from this office. You must enclose the appeal fee of \$300.00 for each application appealed, paid by certified cheque or money order, made payable to the Minister of Finance. The completed Appellant Form and payment are to be returned to the Administrative Assistant-Planning, United Counties of S. D. & G. who will forward all documents to the Local Planning Appeal Tribunal.**

Only individuals, corporations and public bodies may appeal decisions in respect of applications for consent to the Local Planning Appeal Tribunal. A notice of appeal may not be filed in the name of an individual who is a member of the association or group.

Additional information regarding this application and decision is available during business hours at the office of the Administrative Assistant - Planning, at the above address or by calling the office at **932-1515, Extension 218**.

**LAST DATE TO SUBMIT AN APPEAL ON THIS DECISION IS:** February 6, 2020

**Date of giving of this notice is:** January 17, 2019

Katie Coristine  
Administrative Assistant-Planning  
Email: [kcoristine@sdgcounties.ca](mailto:kcoristine@sdgcounties.ca)

## INFORMATION REPORT

**REPORT TO: Council**



**MEETING DATE: January 13, 2019**

**SUBJECT: Consent Application B- 113-2019**

**PREPARED BY: Joanne Haley**

**RE: B-113-19**

**Part Lot 5 & 6, Concession 9 I.L.**

**Former Township of Charlottenburgh**

**Gaudet**

**Type of Consent: Lot Addition**

**Subject:**

The subject property is located on part of lot 5 & 6, Concession 9 I.L. on the north side of Richer Road. The purpose of this application is to sever approximately 51 acres of forested land which will merge to an existing abutting vacant lot while retaining approximately 61 acres of developed land.

**Official Plan Designations:** The subject property is designated Rural in the County Official Plan. Section 8.14.13.3. D. I of the County Official Plan indicates that “up to two consents for residential purposes may be granted for a legally conveyable lot, excluding the retained lot where the approval authority is satisfied that a plan of subdivision of the land is not necessary for the proper and orderly development of the land; where the lot existed as of January 1, 1980 and where the land is located in the Rural District as shown on the Land Use Plan Schedules. This proposed consent conforms to the Official Plan.

**Zoning By-law:** The subject property is zoned Rural in the Township’s Zoning By-Law. This proposed consent conforms to the Zoning By-law.

**Proposed Recommendation:**

That the United Counties of SDG Manager of Planning approves this application for consent as it conforms to the PPS, the Official Plan and the Zoning By-Law. This consent will be subject to the following conditions:

1. A review fee of \$200.00 must be paid to the Township for each application.
2. The Township of South Glengarry will complete a site visit of the severed and retained lands to confirm that there are no issues with a proposed septic system and the existing septic system(s). Further information may be required from the applicant once the site visit is completed. The applicant will be required to attend to the Township office to apply for a site visit and to file a fee of \$170.00.
3. Road widening must be deeded to the Township for the severed and retained portions.

**Respectfully submitted by: Joanne Haley**

**Date: December 23, 2019**

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**TITLE:**



**DEPARTMENT OF TRANSPORTATION  
AND PLANNING SERVICES**

26 Pitt Street, Suite 223, Cornwall, Ontario K6J 3P2

Tel: 613-932-1515 • Fax: 613-936-2913 • Email [info@sdgcounties.ca](mailto:info@sdgcounties.ca)

[www.sdgcounties.ca](http://www.sdgcounties.ca)



## NOTICE OF DECISION

### APPLICATION NO. B-3-20

**NAME:** Martin McDonald

**MUNICIPALITY:** Township of South Glengarry (Former Geographic CharlottenburghTwp.)

Attached is a copy of the Decision with respect to the above noted Application for Consent.

You may be entitled to receive notice of any changes to the conditions of the provisional consent if you have made either a written request to be notified of the Decision or a written request to be notified of changes to the conditions.

The applicant and every agency or other person to whom Notice of Decision is sent, may, within **twenty (20) days** of the date of giving the Notice of Decision, appeal to the Local Planning Appeal Tribunal:

- a) the Decision of the Approval Authority; and/or
- b) any or all of the conditions imposed by the Approval Authority.

**Any appeal to the Local Planning Appeal Tribunal must be made on the proper Appellant Form (A1), which can be obtained from this office. You must enclose the appeal fee of \$300.00 for each application appealed, paid by certified cheque or money order, made payable to the Minister of Finance. The completed Appellant Form and payment are to be returned to the Administrative Assistant-Planning, United Counties of S. D. & G. who will forward all documents to the Local Planning Appeal Tribunal.**

Only individuals, corporations and public bodies may appeal decisions in respect of applications for consent to the Local Planning Appeal Tribunal. A notice of appeal may not be filed in the name of an individual who is a member of the association or group.

Additional information regarding this application and decision is available during business hours at the office of the Administrative Assistant - Planning, at the above address or by calling the office at **932-1515, Extension 218**.

**LAST DATE TO SUBMIT AN APPEAL ON THIS DECISION IS:** March 23, 2020

**Date of giving of this notice is:** March 3, 2020

Katie Coristine  
Administrative Assistant-Planning  
Email: [kcoristine@sdgcounties.ca](mailto:kcoristine@sdgcounties.ca)



UNITED COUNTIES OF  
STORMONT, DUNDAS AND GLENGARRY  
**DECISION**



The Approval Authority for the United Counties of Stormont, Dundas and Glengarry did, on **Tuesday, March 3, 2020**, decide that **PROVISIONAL CONSENT WILL BE GIVEN** to:

**APPLICATION NO. B-3-20**

**OWNER: Martin McDonald**


**MUNICIPALITY: South Glengarry**

The Approval Authority considered all oral and written submissions made on this application, the effect of which helped the Approval Authority make an informed decision. Conditions are the result of public and agency comments.

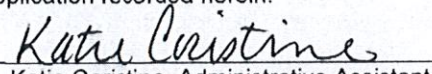
Provided that the following conditions are fulfilled to the satisfaction of the Administrative Assistant-Planning:

1. A review fee of \$200.00 must be paid to the Township. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
2. A \$1,000.00 Parkland fee must be paid to the Township. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
3. The Township of South Glengarry completed a septic system inspection in advance of the severance application being filed. A further inspection is required of the existing septic system to demonstrate the existence of a functioning system or, alternatively, require the installation of a new/replacement system. A Minor Variance must be applied for and approved to reduce the minimum lot frontage of the severed parcel. The Township of South Glengarry will clear the condition with the Administrative Assistant-Planning.
4. Considering the land has yet to be sold, the RRCA requests a letter of acknowledgement from the existing landowners that any and all purchasers shall be informed that no site alterations and development is generally permissible within the Provincially Significant Wetland, as well as the flood risk area along the Beaudette River. Furthermore, an O. Reg. 175/06 (Development, Interference with Wetlands and Alterations to Shorelines and Watercourses) review and approval under the Conservation Authorities Act may be required along the banks of the river. Raisin Region Conservation will clear the condition with the Administrative Assistant-Planning.
5. That the Administrative Assistant-Planning be provided with a description of the land to be conveyed that is consistent with the application and sufficient and equal to that required for the registration of a deed or other conveyance of land under the provisions of the Registry Act. Three (3) copies of the new deed for the severed parcel are to be provided to the Administrative Assistant-Planning for the issuance of the certificate of the Secretary, and the stamping fee of \$225.00 must accompany the deeds. Upon providing a paper copy of the Deposited Reference Plan to the Administrative Assistant-Planning, a digital copy, which can be emailed, in a PDF or TIF format must also be submitted.

**OFFICIAL RENDERING THE ABOVE DECISION:**

  
 Benjamin de Haan, P. Eng.  
 Approval Authority

I, Katie Coristine, Administrative Assistant-Planning, do hereby certify that the above is a true copy of the **Decision** of the Approval Authority with respect to the application recorded herein.

  
 Katie Coristine, Administrative Assistant

**NOTE:** The Planning Act provides that where conditions are imposed and the applicant(s) has/have not fulfilled the conditions to the satisfaction of the Administrative Assistant-Planning **WITHIN ONE YEAR** after notice was given, the application for consent shall thereupon be deemed to be refused. **THE LAST DAY TO SUBMIT DOCUMENTS TO THE ADMINISTRATIVE ASSISTANT-PLANNING TO SHOW THAT THE CONDITIONS HAVE BEEN FULFILLED IS:**

**March 03, 2021**

THE LAST DAY TO SUBMIT AN APPEAL AGAINST THIS DECISION IS: **MARCH 23, 2020**

## INFORMATION REPORT

**REPORT TO: Council**



**MEETING DATE: March 2, 2020**

**SUBJECT: Consent Application B- 3-2020**

**PREPARED BY: Joanne Haley**

**RE: B-3-20**

**Part Lot 9 & 10, Concession 8**

**Former Township of Charlottenburgh**

**Martin McDonald**

**Type of Consent: To Create a Lot that will be used for Agricultural Purposes**

**Subject:**

The subject property is located on part of lots 9 & 10, Concession 8, on the north and east side of Cuthbert Road. The purpose of this application is to create a parcel approximately 75 acres in size that is proposed to be continued to be farmed while retaining approximately 155 acres of farmland that contains a single detached dwelling and agricultural structures.

**Official Plan Designations:** The subject property is designated Rural in the County Official Plan. Commercial uses are permitted in the Rural designation. This proposed consent conforms to the Official Plan.

**Zoning By-law:** The subject property is zoned Rural in the Township's Zoning By-Law. A Minor Variance will need to be applied for and approved to reduce the minimum lot frontage on the severed portion.

**Proposed Recommendation:**

That the United Counties of SDG Manager of Planning approves this application for consent as it conforms to the PPS, the Official Plan and the Zoning By-Law. This consent will be subject to the following conditions:

1. A review fee of \$200.00 must be paid to the Township.
2. A \$1,000.00 Parkland fee must be paid to the Township.

3. The Township of South Glengarry completed a septic system inspection in advance of the severance application being filed. A further inspection is required of the existing septic system to demonstrate the existence of a functioning system or, alternatively, require the installation of a new/replacement system.
4. A Minor Variance must be applied for and approved to reduce the minimum lot frontage of the severed parcel.

**Respectfully submitted by: Joanne Haley**

**Date: February 25, 2020**

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**Ministry of  
Municipal Affairs  
and Housing**

Office of the Minister

777 Bay Street, 17<sup>th</sup> Floor  
Toronto ON M7A 2J3  
Tel.: 416 585-7000

**Ministère des  
Affaires municipales  
et du Logement**

Bureau du ministre

777, rue Bay, 17<sup>e</sup> étage  
Toronto ON M7A 2J3  
Tél. : 416 585-7000



February 28, 2020

Dear Head of Council:

**RE: Provincial Policy Statement, 2020**

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Earlier today, the government of Ontario released the Provincial Policy Statement (PPS), 2020. The PPS is an important part of Ontario's land use planning system, setting out the provincial land use policy direction that guides municipal decision-making.

Municipalities play a key role in implementing provincial land use policies through local official plans, zoning by-laws and other planning decisions. The Planning Act requires that decisions on land use planning matters be "consistent with" PPS policies.

The PPS, 2020 supports implementation of **More Homes, More Choice**: Ontario's Housing Supply Action Plan and includes key changes to:

- Encourage an increase in the mix and supply of housing
- Protect the environment and public safety
- Reduce barriers and costs for development and provide greater certainty
- Support rural, northern and Indigenous communities
- Support the economy and job creation

The PPS, 2020 works together with other recent changes to the land use planning system – including changes to the Planning Act through Bill 108, More Homes, More Choice Act, 2019 and **A Place to Grow**: Growth Plan for the Greater Golden Horseshoe. Collectively, these changes support key government priorities of increasing housing supply, supporting job creation and reducing red tape – while continuing to protect Ontarians' health and safety and the environment, including the Greenbelt.

The PPS, 2020 policies will take effect on May 1, 2020. It will replace the Provincial Policy Statement, 2014. In accordance with section 3 of the Planning Act, all decisions affecting land use planning matters made after this date shall be consistent with the PPS, 2020. My ministry will be in touch to provide education and training for municipal staff to support implementation of the new policies.

.../2

For more information about the PPS, 2020, please visit [ontario.ca/PPS](http://ontario.ca/PPS) where you will find:

- A digital version of the PPS, 2020
- A link to the decision notice on the Environment Registry of Ontario (ERO #019-0279)

If you have any questions about the Provincial Policy Statement, 2020, please contact the ministry at [provincialplanning@ontario.ca](mailto:provincialplanning@ontario.ca) or by calling 1-877-711-8208.

Sincerely,



Steve Clark  
Minister

c: Planning Head, Planning Board Secretary-Treasurer, and/or Clerks

**From:** [Ewen MacDonald](#)  
**To:** [Kaylyn MacDonald](#)  
**Subject:** FW: Final Batteries Regulation (O. Reg. 30/20)  
**Date:** February-27-20 3:26:16 PM

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**From:** RRPB, Mail (MECP)  
**Sent:** Thursday, February 27, 2020 2:36 PM  
**Subject:** Final Batteries Regulation (O. Reg. 30/20)

Good afternoon,

The Ontario government is bringing forward smart, sensible solutions that are helping to keep our communities healthier and safer while creating an open for business environment.

We are modernizing programs and services and lowering costs for the people of Ontario by allowing producers to find new and innovative ways to reduce costs and manage their products and packaging more efficiently and reduce the amount of waste sent to landfills.

As you may be aware, the province is transitioning the existing waste diversion program for batteries to the producer responsibility framework.

This will give producers more control on how they manage their waste and dispose of batteries safely and improve environmental outcomes. After considering feedback received from stakeholders on the proposed Batteries Regulation under the Resource Recovery and Circular Economy Act, 2016, the regulation (O. Reg. 30/20) was filed on February 27, 2020.

For more information about the decision and to view the Batteries Regulation, please visit the Environmental Registry (link: <https://ero.ontario.ca/notice/019-0048>).

The regulation for electrical and electronic equipment is still being updated as a result of our consultation – it will be posted on the Environmental Registry as soon as it is finalized.

The current battery program, operated by Stewardship Ontario will cease operation on June 30, 2020. For information about the program's transition plan, visit the Resource Productivity and Recovery Authority's website (link: <https://rpra.ca/programs/hazardous-or-special-waste/>).

If you have any questions about the Batteries Regulation, please contact Krista Friesen, Senior Policy Advisor, Resource Recovery Policy Branch at [krista.friesen@ontario.ca](mailto:krista.friesen@ontario.ca) or 437-995-1380.

Sincerely,

Charles O'Hara  
Director, Resource Recovery Policy Branch  
Environmental Policy Division  
Ministry of the Environment, Conservation and Parks



West Nipissing Ouest

Joie de vivre

The Corporation of the Municipality of West Nipissing  
La Corporation de la Municipalité de Nipissing Ouest  
101-225, rue Holditch Street, Sturgeon Falls, ON P2B 1T1

P/T (705) 753-2250 (1-800-263-5359)  
F/TC (705) 753-3950

March 5, 2020

SENT VIA E-MAIL

Hon. John Yakabuski  
Minister of Natural Resources and Forestry  
Whitney Block 6th Flr Rm 6630,  
99 Wellesley St W,  
Toronto, ON M7A 1W3

Honourable Minister Yakabuski:

**SUBJECT: LEGISLATIVE CHANGES IN BILL 132**

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At its regular meeting held on March 3, 2020, Council for the Municipality of West Nipissing passed resolution **2020/101**, attached hereto. The resolution supports a request circulated by the Township of Puslinch, supporting AMO's position on the legislative changes in Bill 132 with respect to the *Aggregate Resources Act* and the *Safe Drinking Water Act*.

We trust the enclosed is self-explanatory.

Respectfully,

Deputy Clerk / Assistant to the  
Chief Administrative Officer

\Encl.

cc: Minister of Health and Long-Term Care  
Association of Municipalities of Ontario (AMO)  
Ontario Municipalities



**TOWN OF AJAX**  
65 Harwood Avenue South  
Ajax ON L1S 3S9  
[www.ajax.ca](http://www.ajax.ca)

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Honourable Doug Ford  
Premier of Ontario  
Room 281  
Legislative Building, Queen's Park  
Toronto, ON M7A 1A1

March 5, 2020

Re: **Supporting Conservation Authorities**

Please be advised that the following resolution was endorsed by Ajax Town Council at its Meeting held February 24, 2020:

WHEREAS, the Town of Ajax is committed to planning for a sustainable future, protecting human life and property from natural hazards, and promoting environmental education and stewardship;

AND WHEREAS the Town of Ajax is located within the Toronto and Region Conservation Authority (TRCA) and the Central Lake Ontario Conservation Authority (CLOCA) jurisdiction and has representatives on both Board of Directors;

AND WHEREAS each respective Board of Directors determine the policies, priorities and budget of the TRCA and CLOCA;

AND WHEREAS the TRCA and CLOCA provide valuable non-mandatory programs and services including expert advice on the environmental impacts associated with land use planning and source water protection, environmental restoration services, educational and recreational opportunities, and community engagement programs, in an efficient manner delivered at a watershed scale;

THEREFORE BE IT RESOLVED that the Town of Ajax supports the continuation of both mandatory and non-mandatory programs and services provided by the TRCA and CLOCA, and that no programs or services of the TRCA or CLOCA, or the other Conservation Authorities in Ontario be "wound down" at this time;

AND THAT the Province engage in early consultations with the TRCA, CLOCA, and other Conservation Authorities, and member municipalities including the Region of Durham, to fully understand the funding structure and local benefits of programs delivered by the Conservation Authorities;

AND THAT a copy of this resolution be forwarded to the Honourable Doug Ford, Premier of Ontario; Jeff Yurek, Minister of Environment, Conservation and Parks; Rod Philips, MPP Ajax; the Association of Municipalities of Ontario; the Toronto and Region Conservation Authority; Central Lake Ontario Conservation Authority; Conservation Ontario; and all Ontario Municipalities.

If you require any additional information please do not hesitate to contact Sean McCullough, Senior Planner, at 905-619-2529 ext. 3234 or [sean.mccullough@ajax.ca](mailto:sean.mccullough@ajax.ca)

Sincerely

A handwritten signature in black ink that reads "S. Moore". The signature is written in a cursive style with a large, looped initial "S".

Sarah Moore  
Acting Manager of Legislative Services/Deputy Clerk

Copy: Jeff Yurek, Minister of Environment, Conservation and Parks  
Rod Philips, MPP Ajax  
Association of Municipalities of Ontario  
Toronto and Region Conservation Authority  
Central Lake Ontario Conservation Authority  
Conservation Ontario; and  
S. McCullough, Senior Planner,  
all Ontario Municipalities

**UNFINISHED BUSINESS REPORT**  
**Presented to Council March 16, 2020**

<b>INFRASTRUCTURE SERVICES</b>					
<b>No.</b>	<b>Item</b>	<b>Date Added</b>	<b>Expected Completion</b>	<b>Status</b>	<b>Update</b>
1.	Docks on Township Property	JAN 2016	Summer 2020	Ongoing	Met with Residents on Tuesday March 3 <sup>rd</sup> . Letter sent to property owners to follow up
2.	Fire Protection Ponds	MAY 2016	Summer 2020	Ongoing	No update
3.	Municipal Servicing from City of Cornwall	MAY 2016	Fall 2020	Ongoing	Township to present a report to an upcoming City of Cornwall Council Meeting.
4.	Private Roads (development of document)	FEB 2017	Fall 2020	Ongoing	No update
5.	Williamstown Garage & Fire Hall	MAY 2018	Spring 2020	Ongoing	Funding approved in Budget. Reviewing reports and location for garage. SDG reviewing EVB Report and will be providing comments. Tender documents to be ready for spring.
6.	LED Streetlights (Glen Walter)	MAR 2019	Fall 2020	Ongoing	Met with Cornwall Electric on February 20 to review LED Street Light Project.  Will follow up with inventory and costs for ongoing discussions.
11.	Review of Waste Management program	Dec 2019	Fall 2020	Ongoing	Landfill/Environment Committee to review tender documents in spring.

					SDG County Waste Management Strategy RFP to be issued in early March.
<b>COMMUNITY SERVICES</b>					
12.	Hamlet Signage Policy	JUNE 2019	DEC 2019	Ongoing	
13.	Flood Plain Mapping Project	NOV 2019	MAR 2020	Ongoing	On track for completion
<b>CORPORATE SERVICES</b>					
12.	Review of Water Rates	APR 2019	FALL 2019	On Hold	The process has begun in earnest, EVB stopped by with a first draft (intent, not numbers) and discussed with CAO and GM or Corporate Services.
14.	Water Bill Design	AUG 2019	DEC 2019	Ongoing	The new water rate <b>may</b> set a higher base fee and then have usage greater than that which would make all bills look the same. The difficult item is that usage under 19.3m <sup>3</sup> doesn't spell out what you are getting. If you use over 19.3m <sup>3</sup> the bill is much more intuitive.
15.	Strategic Plan – Action Plans	JUNE 2019	FALL 2019	March 2020	Updated coming in April
<b>FIRE</b>					
16.	Civic Signage Project	JUNE 2019	Spring 2020	Ongoing	By-law being revised by administration

**SG-M-20**

**THE CORPORATION OF THE  
TOWNSHIP OF SOUTH GLENGARRY  
BY-LAW 17-2020  
FOR THE YEAR 2020**

***BEING A BY-LAW TO ADOPT, CONFIRM AND RATIFY MATTERS  
DEALT WITH BY RESOLUTION.***

**WHEREAS** s.5 (3) of the *Municipal Act, 2001*, provides that the powers of municipal corporation are to be exercised by its Council by by-law; and

**WHEREAS** it is deemed expedient that the proceedings, decisions and votes of the Council of the Corporation of the Township of South Glengarry at this meeting be confirmed and adopted by by-law;

**THEREFORE** the Council of the Corporation of the Township of South Glengarry enacts as follows:

1. **THAT** the action of the Council at its regular meeting of March 16<sup>th</sup>, 2020 in respect to each motion passed and taken by the Council at its meetings, is hereby adopted, ratified and confirmed, as if each resolution or other action was adopted, ratified and confirmed by its separate by-law; and;
2. **THAT** the Mayor and the proper officers of the Township of South Glengarry are hereby authorized and directed to do all things necessary to give effect to the said action, or to obtain approvals where required, and except where otherwise provided, The Mayor and the Clerk are hereby directed to execute all documents necessary in that behalf and to affix the corporate seal of the Township to all such documents.
3. **THAT** if due to the inclusion of a particular resolution or resolutions this By-law would be deemed invalid by a court of competent jurisdiction then Section 1 to this By-law shall be deemed to apply to all motions passed except those that would make this By-law invalid.
4. **THAT** where a "Confirming By-law" conflicts with other by-laws the other by-laws shall take precedence. Where a "Confirming By-law" conflicts with another "Confirming By-law" the most recent by-law shall take precedence.

***READ A FIRST, SECOND AND THIRD TIME, PASSED, SIGNED AND  
SEALED IN OPEN COUNCIL THIS 16<sup>th</sup> DAY OF MARCH 2020.***

**MAYOR:**

**CLERK:**