

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

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Council Meeting Minutes - July 16, 2024

7:12 PM, Parry Sound Council Chambers 52 Seguin St. Parry Sound; Closed 6:35 PM

Members Present

Mayor McGarvey, Councillor Ashford, Councillor Beleskey, Councillor Borneman, Councillor Keith, Councillor McCann, Councillor McDonald

Staff Present:

CAO Clayton Harris, Clerk Rebecca Johnson, Director of Public Works Mike Kearns, Director of Finance Stephanie Phillips, Director of Development & Protective Services Dave Thompson, Manager of Operations Vinni Bonazza, Manager of Planning Jeremy Rand

Contents

Council Meeting Minutes - July 16, 2024	1
Members Present.....	1
Staff Present:	1
Closed Meeting Resolution	2
1. Agenda and Minutes Review, Pecuniary Interest	3
2. Public Meeting	4
2.1 Application to Sever - B/24-16 – 1000414136 ONTARIO LTD. (Alexandr Scholyar).....	4
3. Questions of Staff	6

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

4.	Correspondence	7
5.	Deputations - N/A	8
6.	Mayor & Councillors' Reports	8
7.	Ratification of Matters From Closed Agenda - N/A	8
8.	Consent Agenda - N/A.....	8
9.	Resolutions and Direction To Staff	8
9.1.1	Big Sound Marina / Town Dock Business Case.....	8
9.2.1	Fundraising for the Recreation and Cultural Centre.....	8
9.4.1	Glen Avenue & Victoria Avenue Road Reconstruction Tender	9
9.4.2	Asphalt Hot Box Tender.....	9
9.5.1	Physician Shortage.....	10
9.5.2	Cruise Ship Pearl Mist Berthing at Town Dock	11
9.5.3	Construction Financing of WPS Recreation & Cultural Centre	13
10.	By-laws	15
10.5.1	Confirming By-law.....	15
11.	Adjournment.....	15

Closed Meeting Resolution

Prior to the Regular Meeting, Council will adjourn to a meeting closed to the public per the following resolution.

Resolution 2024 - 108

Moved by Councillor

Seconded by Councillor

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

That pursuant to Section 239(2) of the Municipal Act, R.S.O. 2001, Chapter 25, as amended, the Council of the Corporation of the Town of Parry Sound move to a meeting closed to the public in order to address a matter(s) pertaining to:

c) a proposed or pending acquisition or disposition of land for municipal or local board purposes, **(Property Acquisition)**.

Carried

1. Agenda and Minutes Review, Pecuniary Interest

1.1 Land Acknowledgement

1.2 Presentations/Announcements

1.3 Additions to Agenda

1.3.1 Councillor McCann added item 9.5.2 being a resolution dealing with berthing of the cruise ship Pearl Mist at the Town Dock

1.3.2 CAO Harris added item 9.5.3 being a resolution dealing with a revised method of construction financing for the WPS Recreation & Cultural Centre.

1.4 Prioritization of Agenda - N/A

1.5 Adoption of Agenda

Moved by Councillor McCann

Seconded by Councillor McDonald

That the Council agenda for July 16, 2024 be approved as amended.

Carried

1.6 Disclosure of Pecuniary Interest and the General Nature Thereof

1.7 Adoption of Minutes

Moved by Councillor Keith

Seconded by Councillor Beleskey

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

That the Minutes from the Regular Council meeting held July 2, 2024 be approved as circulated.

Carried

2. Public Meeting

2.1 Application to Sever - B/24-16 – 1000414136 ONTARIO LTD. (Alexandr Scholyar)

Moved by Councillor Keith

Seconded by Councillor Ashford

That we do now adjourn the regular meeting and declare the public meeting open.

Carried

Council held a public meeting to consider a proposed consent application under Section 53 of the Planning Act. After the Mayor adjourned the regular meeting and declared the public meeting open, the Clerk advised that notice had been given by prepaid first-class mail to the required prescribed agencies and property owners within 60 metres and posted on the property

The subject lands are located at 28 Hall's Quarry Road and contain an active quarry operation along with a camping establishment and marina. The application would separate the uses into two conveyable parcels. Specifically, the application proposes to create one 4.4 hectare Severed Lot with 134.5 metres of frontage on Hall's Quarry Road. This proposed lot contains the existing quarry. The resultant Retained Lot is proposed to be 8.75 hectares in area with 92.8 metres of frontage on Hall's Quarry Road. This proposed lot contains the existing campground and marina.

Manager of Planning Jeremy Rand reported on the following comments received with respect to the proposed consent application:

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

Comments received by the Town's Chief Building Official indicate that further confirmation on the following matters will be required:

- The number and location of structures located on site to verify zoning compliance;
- The location of the existing water service on site;
- The location of the existing easement on site;
- Comments from the Ministry of the Environment; and
- Comments from the North Bay Mattawa Conservation Authority.

Comments received by the Fire Department, Parks & Recreation Department and the Wastewater Department all indicate no concerns.

Comments received by the Tax Department indicate that confirmation will be required that the property taxes are up to date

Comments received by Bell Canada indicate that easement protection for existing facilities will be required. The easement requested is 3.0 metres wide to measure 1.5 metres on either side of the aerial infrastructure as can be reasonably accommodated within the property boundaries at the expense of the property owner.

Comments received by Hydro One indicate no concerns at this time.

Comments received by The Ministry of Transportation indicate that the MTO is not opposed to the application in principle. Further, it was noted that an MTO Land Use Permit will be required for any new building or structure or site alteration located within 395 metres of an intersection of Highway 400 or within 45.0 metres of the property limit along highway 400. All new buildings and structures must maintain a minimum 14.0 metre setback from the highway property line and wells must maintain a minimum setback of 30.0 metres from the highway property line.

Savas Varadas, with Plan Muskoka, agent for the property owner, advised that the description provided by the Manager of Planning was a good summary and he was available for any questions of Council.

Moved by Councillor Ashford

Seconded by Councillor Beleskey

That we do declare the public meeting closed and the regular meeting reconvened.

Carried

3. Questions of Staff

3.1 Recognizing the severe flooding which occurred in Toronto today, Councillor Keith inquired as to whether the Town's emergency management plan addresses flooding. Director of Development & Protective Services Dave Thompson reported that the plan covers all hazards, and the hazard identification risk assessment process is reviewed annually, as is the entire plan. Mr. Thompson noted that flooding is not a high risk for Parry Sound based on occurrences.

3.2 In response to Councillor McDonald's inquiry regarding replacement of trees and grounds maintenance, Director of Public Works Mike Kearns reported that about 25 tree pits are available for tree replacement. The pits and the infrastructure downtown aren't adequately sized for mature 100 year old trees and are meant to be replaced when they come to the end of their life cycle. The plan is to have a contractor replant trees before the autumn.

With respect to upkeep of grounds, Mr. Kearns noted that the Town By-law does not permit cosmetic use of pesticides. Where there is grass in between cobblestones, staff will have a look at how best to deal with this.

3.3 In response to Councillor McDonald's inquiry regarding repainting schedule of handicapped parking spaces at Harbour dock shops to accommodate more spaces Mr. Thompson reported that there is a plan to reorient pavement markings for these spaces and it just needs working into the Public Works work schedule.

3.4 In response to Councillor Borneman's inquiry as to the status of construction on the pool complex, CAO Clayton Harris reported that work continues on the project with

schedules adjusted as necessary. The timeline for site work to be completed is late August, after which actual building construction will commence. If the site can be delineated the building contractor might be able to start work earlier, while the water, sewer and road connections are made.

3.5 In response to Councillor Ashford's inquiry as to whether there is a readiness checklist for spring and summer season, Mr. Kearns reported that there is a checklist which prioritizes physical hazards and then moves to less dangerous and aesthetic issues.

3.6 In response to Councillor Beleskey's inquiry as to why trees are planted in the fall and not spring, Mr. Kearns noted that they take less maintenance if planted in the fall. With respect to Councillor Beleskey's further inquiry regarding weeding around cobblestones/blocks, Mr. Kearns noted that removal of this small growth between the blocks is a labour intensive process, and that if desired, may require a re-evaluation of the work force. Mr. Kearns suggested caution with respect to pulling staff from other areas of work to focus on something, as completion of tasks on those other areas may suffer.

3.7 Mayor McGarvey thanked gardeners for their work in the downtown areas.

3.8 With respect to the timing of tree planting, Mr. Harris noted that he understood that when transplanting trees, the best opportunity for survival is late fall, as the energy is stored in the roots to survive the winter.

3.9 In response to Councillor Keith's inquiry as to whether the humidity this year has contributed to vegetative growth, Mr. Kearns reported that he believed the frequent rainfall, followed by sunshine has contributed to lush growth.

4. Correspondence

4.1 Ministry of the Environment, Conservation & Parks RE: Response to Resolution 2024 - 068 request to amend Blue Box Regulations to make producers responsible - Filed

5. Deputations - N/A

6. Mayor & Councillors' Reports

Mayor & Councillors reported on meetings attended and matters arising.

7. Ratification of Matters From Closed Agenda - N/A

8. Consent Agenda - N/A

9. Resolutions and Direction To Staff

9.1.1 Big Sound Marina / Town Dock Business Case

Spokesperson: Dave Thompson, Director Development and Protective Services

Resolution 2024 - 109

Moved by Councillor McCann

Seconded by Councillor Borneman

That Council receive the Big Sound Marina & Town Dock Analysis for information purposes;

That the report be placed on the Town's Web Site and a further staff report with recommendations be presented to Council on August 13, 2024.

Carried

9.2.1 Fundraising for the Recreation and Cultural Centre

Spokesperson: Clayton Harris, CAO

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

Resolution 2024 - 110

Moved by Councillor McCann

Seconded by Councillor Borneman

That the Town encourage Members of Council and all employees participate in fundraising efforts in support of the new recreation and cultural centre;

That fundraising include the ability to use payroll deduction; and

That the fundraising efforts be coordinated to take maximum advantage of the opportunity to match funds.

Carried

9.4.1 Glen Avenue & Victoria Avenue Road Reconstruction Tender

Spokesperson: Mike Kearns - Director of Public Works

Resolution 2024 - 111

Moved by Councillor Keith

Seconded by Councillor Ashford

That Council accepts the bid from Fowler Construction Company Limited for the Glen Avenue & Victoria Avenue Road Reconstruction in the amount of \$4,947,886.26 excluding taxes, this being the only bid received and deemed a compliant bid by Tatham Engineering.

Carried

9.4.2 Asphalt Hot Box Tender

Spokesperson: Vinni Bonazza, Manager of Operations, Public Works

Resolution 2024 - 112

Moved by Councillor Ashford

Seconded by Councillor Keith

That Council accepts the bid from Cubex LTD for an Asphalt Hot Box with a new Portable Infrared Heater included in the amount of \$57,860; this being the only bid received.

Carried

9.5.1 Physician Shortage

Spokesperson: Mayor McGarvey

Resolution 2024 - 113

Moved by Councillor Beleskey

Seconded by Councillor Ashford

WHEREAS the state of health care in Ontario is in crisis, with 2.3 million Ontarians lacking access to a family doctor, emergency room closures across the province, patients being de-rostered and 40% of family doctors considering retirement over the next five years; and

WHEREAS it has becoming increasingly challenging to attract and retain an adequate healthcare workforce throughout the health sector across Ontario; and

WHEREAS the Northern Ontario School of Medicine University says communities in northern Ontario are short more than 350 physicians, including more than 200 family doctors; and half of the physicians working in northern Ontario expected to retire in the next five years; and

WHEREAS Ontario municipal governments play an integral role in the health care system through responsibilities in public health, long-term care, paramedicine, and other investments.

WHEREAS the percentage of family physicians practicing comprehensive family medicine has declined from 77 in 2008 to 65 percent in 2022; and

WHEREAS per capita health-care spending in Ontario is the lowest of all provinces in Canada, and

WHEREAS a robust workforce developed through a provincial, sector-wide health human resources strategy would significantly improve access to health services across the province;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Town of Parry Sound urge the Province of Ontario to recognize the physician shortage in Parry Sound and Ontario, to fund health care appropriately and ensure every Ontarian has access to physician care.

Carried

9.5.2 Cruise Ship Pearl Mist Berthing at Town Dock

Spokespersons: Councillors Chris McDonald & Doug McCann

Resolution 2024 - 114

Moved by Councillor Beleskey

Seconded by Councillor Ashford

WHEREAS the Town Dock on Parry Sound's waterfront has proven to be most integral to the founding of Parry Sound and continues to serve as important infrastructure to the town's future growth and development; and

WHEREAS the Town Dock is considered to be a major component tied to tourism and is often referred to as "A gateway to the Thirty Thousand Islands of Georgian Bay"; and

WHEREAS in light of the "Condition Assessment Report" released by Small Craft Harbours, Fisheries and Oceans Canada in March of this year which released a prioritized list of repairs and overhauls required to deem the structure safe and sound, able to handle light and heavy watercraft, the degree of risk and manifestation of a worst-case scenario is directly related to a number of conditions that must exist, and only then, can they collectively render a conducive path to catastrophic results, and that such conditions are managed by trained cruise ship personal; and

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

WHEREAS cruise ship personnel is well trained at monitoring for and identifying risks and that personnel is capable of managing numerous contingents including lockdown, escape measures and berthing only under acceptable wind, weather and other conditions; and

WHEREAS the Pearl Mist company which is now booking next year's touring is not likely to include Parry Sound if not permitted to berth at the Town Dock; and

WHEREAS there exists well founded concern Parry Sound could lose out on the growing Great Lakes cruise industry and subsequently a significant economic loss as we know from grassroot surveys, cruise ship guests and staff have visited restaurants, churches, the Bobby Orr Hall of Fame, art studios, rented bikes, made their way to Tower Hill Lookout, enjoyed kayaking, hiking, golf, the fitness trail, Island Queen Islander Adventure Tours, M.V Chippewa tours and airplane sightseeing and hosted Legend Spirits Company and Trestle Brewing Company for onboard sampling, and have enjoyed local entertainment and speakers from Killbear Provincial Park and Georgian Bay Biosphere and even benefited from an interpreter and taxi services.

NOW THEREFORE BE IT RESOLVED THAT the Council of the Town of Parry Sound has reasonable expectation of the public's safety on or near the Town Dock and directs staff to work with the DFO and the Pearl Mist company to resume berthing as soon as the Pearl Mist engineers can ensure the DFO of acceptable lateral impact force when mooring and overall exercise well founded credibility in the expectation of the public's safety on or near the Town Dock.

The following amendment was proposed:

Moved by Councillor Beleskey

Seconded by Councillor Borneman

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

That within the final paragraph of the resolution, that the words "continue to" be added after the words "directs staff to" and that the words "Pearl Mist engineers" be changed to "engineers retained by the Town"

Amendment Carried

The amended resolution was voted on.

Carried as Amended

9.5.3 Construction Financing of WPS Recreation & Cultural Centre

Spokesperson: Clayton Harris, CAO

Resolution 2024 - 115

Moved by Councillor Borneman

Seconded by Councillor McCann

WHEREAS the Municipal Services Board for the West Parry Sound Recreation and Cultural Centre (the Board) has received funding, through the Infrastructure Canada Investment Program (ICIP), for the construction of a Recreation and Cultural Centre (the Centre) to serve all of West Parry Sound; and

WHEREAS there will be timing delays between the submission of claims to ICIP and the reimbursement of the funds; and

WHEREAS the timing of fundraising monies is uncertain; and

WHEREAS the cashflow forecast assumes no fundraising monies are received before the Centre opens and indicates that construction financing in the amount of \$13.5 million will be required during the construction of the Centre; and

WHEREAS the Partner municipalities recently supported an amendment to the Partnership agreement to permit the Board to borrow to facilitate the construction of the Centre; and

The Corporation of The Town of Parry Sound

Council Meeting Minutes July 16, 2024

WHEREAS the Board proposes to access the construction financing through Municipal Service Board bank financing by way of a line of credit; and

WHEREAS the Town of Parry Sound had previously agreed to provide their proportionate share of \$7 million in construction financing for the West Parry Sound Recreation and Cultural Centre, without interest; and

WHEREAS the Town of Parry Sound continues to fully support the construction of the Centre.

NOW THEREFORE BE IT RESOLVED that the Town of Parry Sound agrees to proportionately guarantee \$13.5 million in Board financing from the bank, providing information and security to the satisfaction of the Board's bank; and

FURTHER BE IT RESOLVED that the Town of Parry Sound agrees to provide their proportionate share of cashflow funding as required, until the Municipal Service Board secures financing from their bank for the West Parry Sound Recreation and Cultural Centre; and

FURTHER BE IT RESOLVED that upon the Municipal Service Board approval of bank financing, and as fundraising monies are received, funds will first be applied to repay outstanding proportionate partner cashflow funding and then outstanding Board bank financing; and

FURTHER BE IT RESOLVED that THE PREVIOUS Resolution approved by Council be revoked; and

FINALLY BE IT RESOLVED that Council authorizes the Mayor and Clerk to execute the agreement that reflects the terms set out in this resolution.

Carried

10. By-laws

10.5.1 Confirming By-law

By-law 2024 - 7439

Being a By-law to confirm the proceedings of Council.

Read a First, Second and Third time, Passed, Signed and Sealed.

11. Adjournment

Mayor McGarvey adjourned the meeting at 8:55 PM

Personal Information collected in Section 2. Public Meeting, Section 4. Correspondence and/or Section 5. Deputations is collected under the authority of the Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), Section 21. (1) c and will be used to create a record available to the general public.

Mayor Jamie McGarvey

Clerk Rebecca Johnson