

The Corporation of The Town of Parry Sound

Council Meeting Minutes November 19, 2024

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Council Meeting Minutes - November 19, 2024

7:10 PM, Parry Sound Council Chambers 52 Seguin St. Parry Sound

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, Human Resources Manager Pamela Langevin, Manager of Planning Jeremy Rand, Manager of Parks & Recreation April McNamara, Community Recreation Coordinator Jayme Young.

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Closed Meeting Resolution

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

Resolution 2024 - 179

Moved by Councillor McCann

Seconded by Councillor Borneman

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, (**Compass Minerals Salt Dock Lease**);

d) labour relations or employee negotiations (**CUPE Local 17 Grievance**);

k) a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board, (**Compass Minerals Salt Dock Lease**)

Carried

1. Agenda and Minutes Review, Pecuniary Interest

1.1 Land Acknowledgement

1.2 Presentations/Announcements

1.2.1 Darren Denomme, Executive Director of the Association for Cemetery and Funeral Professionals presented former Town employee Ann Hurdman, Cemetery Administrator with a life membership to the Association. In so doing, Mr. Denomme recognized Ms. Hurdman's leadership excellence, commitment, care and compassion to the families of Parry Sound, leaving a lasting impact.

1.3 Additions to Agenda

1.3.1 Delegation to ROMA as item 9.3.3

1.4 **Prioritization of Agenda - N/A**

1.5 **Adoption of Agenda**

Moved by Councillor McCann Seconded by Councillor Ashford

That the Council agenda for November 19, 2024 be approved as amended.

Carried

1.6 **Disclosure of Pecuniary Interest and the General Nature Thereof - N/A**

1.7 **Adoption of Minutes**

Moved by Councillor Borneman Seconded by Councillor Beleskey

That the Minutes from the Regular Council meeting held November 5, 2024 be approved as circulated.

Carried

2. Public Meeting

2.1 **Z/24-03 – Belvedere Heights (21 Belvedere Ave)**

Moved by Councillor Keith Seconded by Councillor McCann

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

Carried

Council held a public meeting to consider a proposed Zoning By-law amendment under Section 34 of the Planning Act as amended.

Manager of Planning Jeremy Rand advised that the proposed Zoning By-Law amendment would facilitate an expansion of the existing Long Term Care Facility located on the subject lands.

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The effect of the proposed Zoning By-law amendment will be to rezone the subject lands from the existing zone of Special Provision 26.39 (Residential Second Density Zone – R2) to Special Provision 26.140 (Residential Second Density Zone – R2).

Special Provision 26.140 is proposed to include the following provisions:

- Permit 123 Long-Term Beds instead of the existing 101;
- Permit an Exterior Side Yard setback of 0.65 metres instead of the required 6.0 metres; and
- Permit a Lot Coverage of 36.20% instead of the permitted 30%.

In response to the Mayor's invitation to anyone who wished to speak in favour of the proposed rezoning, Don Carmichael, Treasurer of the Belvedere Heights Board of Management made himself available to answer any questions.

The following members of the public responded to the Mayor's invitation to speak in opposition to the proposed Zoning By-law amendment:

1. Eva Scholfield, property owner of 5 Bayview Road across from the proposed set back noted that the set back from 6 meters to the proposed .6 meters is quite a large distance that she believes will impact her property enjoyment and value. Ms. Scholfield also asked whether the plan included a sidewalk and if it was within the setback.
2. Bobbi-Jo Henry speaking on behalf of her father at 22 Belvedere Ave. across the street from the facility, reported their concern with the proximity of what is going to be one of the new main entrances where currently the Community Support Services exists. Ms. Henry requested that the current main entrance be the one that continues to be used to minimize the parking impact on neighbouring residences.
3. Elizabeth Walker of 19 Belvedere Ave. accompanied by her neighbour at 17 Belvedere Ave. expressed agreement with what Ms. Henry said regarding parking problems. Ms. Walker noted that parking happens at the bottom of her driveway on a

daily basis. Ms. Walker contended that making the back door the administrative front door will result in a traffic jam whereby cars can go in but have no way out, forcing them to back out. Ms. Walker said that the problem will worsen in winter, because cars are parked on the road and the plows won't be able to get by.

4. Daryl Glimps, resident owner of 18 Belvedere Ave. expressed agreement with the previous 2 speakers regarding concerns over parking and traffic volume.

Mr. Rand advised that he had received the following letters in response to the proposed rezoning:

1. One letter from a neighbouring property owner in advance of the Zoning Amendment application circulation and prior to Belvedere's October 9th public information session which included the following comments:
 - If approved, the proposed entrance would be located within 75 feet of my father's home;
 - The proposal will have a negative impact on property values;
 - It would be unfair to prioritize the development requests of Belvedere Heights, who do not pay taxes, over the requests of the neighbouring properties who are categorized in the highest tax bracket.
 - The author also noted that it will be important to explain how the Town will be compensating the neighbours for the negative impact this development will have on their property values.
 - There were also concerns with the notification requirements and information received to date, however staff clarified that a zoning amendment application would be circulated at least 3 weeks prior to the public hearing. Staff did not receive additional comments since that conversation.
2. Comments received by the Fire Chief, Fire Prevention Officer, Manager of Operations and the Water Department all indicate no concerns.

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3. Comments received by the Building Department indicate that the property appears to be 3 separately conveyable lots and evidence that the lots have merged will be required.
4. Comments from the Town's Engineering Peer Review, Tatham Engineering indicate the following:
 - No concerns from a trip generation perspective as the additional 22 beds will only generate an additional 5 peak hour trips;
 - Based on our review and further considering the local nature of the road network, the access location is acceptable; and
 - The Town's water distribution and wastewater collection systems have each been reviewed and can accommodate the proposed additional use within acceptable parameters.
5. Comments received by CPKC Rail indicate that CPKC is not generally opposed to Commercial/Industrial type developments adjacent to their right of way. Notwithstanding that statement, it was noted that commercial development should still meet certain recommendations based on site specific conditions and intended use. CPKC recommends that a condition be inserted in all property and tenancy agreements of future offers of purchase and sale for all dwelling units in the proposed building(s) which would CPCK operations are conducted 24 hours a day 7 days a week which may affect the living environment of the residents in the vicinity. Further, the clause should specify that CPKC will not be responsible for complaints or claims arising from the use of its facilities and/or operations on, over, or under the aforesaid Right-of-Way and/or yard". Staff would note that this clause would be included in the site plan agreement required prior to a building permit being issued.

Moved by Councillor Keith

Seconded by Councillor Ashford

That we do now declare the public meeting closed.

3. Questions of Staff

3.1 In response to Councillor Keith's inquiry with respect to an education program to discourage diagonal crossing at the Isabella-Gibson intersection, Director of Public Works Mike Kearns concurred that establishing 4 crosswalks without sidewalk connections for each is not advisable. Mr. Kearns reported that pedestrians are required to use crosswalks where they are marked, and failing to do so is a violation of the Highway Traffic Act. Mr. Kearns encouraged parents, guardians and teachers to communicate the importance of pedestrian road safety and reminded motorists that the stop signs mean that vehicles must come to a complete stop.

3.2 In response to Councillor Borneman's inquiry regarding damages that occurred at Kinsmen Park recently, Manager of Parks & Recreation April McNamara reported that it was not an act of vandalism, but a series of unfortunate incidents, and the company which installs these boards has been contacted to make the repairs, cost covered by insurance.

3.3 In response to Councillor McCann's further inquiry about liability incurred by the individual who caused the damage, Ms. McNamara confirmed that the repair costs would be handled by an insurance claim at no expense to the Town taxpayer.

4. Correspondence

4.1 Anna Dabek - Request to Amend Cemetery By-law to permit decorations on columbarium niches - filed

4.2 Stephen Heder - Letter and Petition requesting snow plowing on west side of Church Street between McMurray and Rosetta - filed

4.3 Nadine Hammond, Manager/Curator, West Parry Sound District Museum - Request for forgiveness of remaining principle on loan made in 2001 - filed.

5. Deputations

5.1 Chamber of Commerce - 2025 Funding Request

Parry Sound Area Chamber of Commerce Board Vice-President Daryl Glimps referred to correspondence from the Chamber included with the circulated agenda, noting that the Chamber now has 270 members and 570 monthly newsletter subscribers. Mr. Glimps requested 2025 funding support of \$7,980 to *foster a vibrant business community driving economic growth and delivering exceptional leadership services for members.*

6. Mayor & Councillors' Reports

Members of Council 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 2024 Santa Claus Parade - Rationale for One Year Route Change

Spokesperson: April McNamara, Manager of Parks & Recreation

Jayne Young, Community Recreation Programs Coordinator

Prior to voting on the resolution, Ms. Namara provided background information on what lead to the change in parade route for 2024 and confirmed in response to a request from Councillor Keith, that a satisfaction survey of participants would be undertaken after the parade and include questions about the parade route.

Resolution 2024 - 180

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Moved by Councillor Borneman Seconded by Councillor McCann

That Council confirm the 2024 Santa Claus Parade Route, attached as schedule A.

Carried

9.2.1 Defibrillator Purchase

Spokesperson: Dave Thompson, Director of Development and Protective Services

Resolution 2024 - 181

Moved by Councillor Beleskey Seconded by Councillor Ashford

That upon the recommendation of the EMS Advisory Committee, Council approves the replacement of 17 in-ambulance defibrillators, and

That the Town Procurement Bylaw be waived to allow for a sole source purchase of Zoll defibrillators in the amount of \$561,948.28 + HST through Zoll Canada utilizing the best price available being primarily a piggyback clause on a County of Simcoe RFP with the purchase to be funded from the EMS Surplus Reserve.

Carried

9.2.2 Parry Sound Road Allowance Sale to The Gardens

Spokesperson: Jeremy Rand, Manager of Planning, Development & Protective Services

Resolution 2024 - 182

Moved by Councillor Ashford Seconded by Councillor Beleskey

WHEREAS the Town has been approached by the Gardens of Parry Sound to acquire a portion of the unused town owned road allowance adjacent to their property on College Drive;

AND WHEREAS the Gardens of Parry Sound has indicated it is their desire to purchase the property for the purpose of construction of two new buildings that would accommodate student housing as well as a retirement residence;

AND WHEREAS Council had previously authorized the stopping up and closing of this road allowance in 2017, however the process was not finalized;

AND WHEREAS there is a need for more housing of all types in the Town of Parry Sound; and

WHEREAS the owners of the Gardens of Parry Sound have previously demonstrated their commitment to building and operating a Retirement Residence in Town;

NOW THEREFORE BE IT RESOLVED THAT staff be directed to proceed with the following:

1. Stopping up and closing the municipal road allowance described as Part 1, Plan 42-21064; and
2. That staff begin the process of drafting an Agreement of Purchase and Sale for a direct sale to the adjacent owner with the following provisions:
 - That the lands be rezoned to permit the proposed uses;
 - That following the rezoning the lands be formally appraised to determine the sale price;
 - That the lands be developed and building permits be issued for a seniors residence and student residences within 5 years of the lands changing ownership, otherwise the lands will revert back to the Town of Parry Sound; and
 - That all costs associated with the closing of the road allowance and processing of the sale of these lands be borne by the purchaser.

Carried

9.2.3 Recognizing 74 James Street as a property of Cultural Heritage Value or Interest

Spokesperson: Jeremy Rand, Manager of Planning, Development & Protective Services

Resolution 2024 - 183

Moved by Councillor Keith

Seconded by Councillor Ashford

WHEREAS 74 James Street (Parry Sound Post Office) has been listed on the Directory of Federal Real Property as available for housing development;

AND WHEREAS the status of the federal listing is "Open for Feedback";

AND WHEREAS The Parry Sound Post Office was built in 1932 and Council recognizes that the property is of cultural heritage value to the Town of Parry Sound;

AND WHEREAS staff have consulted on the matter, and it was determined that a heritage designation would have no authority for a property under Federal ownership;

AND WHEREAS there is an opportunity to prepare the prerequisite information to designate the property soon after the property goes into private ownership;

AND WHEREAS it is appropriate to advise the Federal Government and Canada Post Corporation of the importance of the cultural heritage of the iconic building to the Town and Council's desire to protect the Post Office; and

AND WHEREAS in order to provide some level of interim protection, that the property be included on the Municipal Register.

THEREFORE BE IT RESOLVED THAT:

The Municipal Register be amended to include the Post Office Property at 74 James Street and that notice be served to the property owner;

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AND THAT Staff be directed to prepare the necessary background information for a future Designation By-law under Section 29 of the Ontario Heritage Act once the property is transferred to private hands; and

AND THAT this resolution be forwarded to MP Scott Aitchison and MPP Graydon Smith.

Carried

9.3.1 Canada Post and Other Federal Services in Parry Sound

Spokesperson: Clayton Harris, CAO, Administration

Resolution 2024 - 184

Moved by Councillor Keith

Seconded by Councillor Ashford

WHEREAS 74 James Street (Parry Sound Post Office) has been listed on the Directory of Federal Real Property as available for housing development;

AND WHEREAS the status of the federal listing is "Open for Feedback";

AND WHEREAS Parry Sound's Post Office is a district sorting and distribution hub;

AND WHEREAS there are other important government services provided in the building;

AND WHEREAS the services offered by Canada Post and the other government agencies are important to the businesses and residents in West Parry Sound; and

AND WHEREAS the employment created through the provision of these services is important to the local economy:

THEREFORE BE IT RESOLVED THAT:

In response to the federal government's request for feedback, the federal government and Canada Post Corporation be advised that the Town of Parry Sound strongly supports Canada Post services, the services offered by Service Canada out of 74 James Street and that the associated jobs remain in the Town of Parry Sound;

AND THAT this resolution be forwarded to the other six (6) area municipalities that together comprise West Parry Sound; and

AND THAT this resolution be forwarded to MP Scott Aitchison and MPP Graydon Smith.

Carried

9.3.2 Renaming a Section of Parry Sound Drive

Spokespersons: Clayton Harris, CAO; Mike Kearns, Director of Public Works

Dave Thompson, Director of Development and Protective Services

Jeff Thom, Economic Development Officer

Resolution 2024 - 185

Moved by Councillor Ashford

Seconded by Councillor Keith

That the award of the RFP for the renaming of the section of Parry Sound Drive be awarded to Connor Industries for their bid of \$50,000;

That the section of Parry Sound Drive be renamed Connor Drive;

That the Town advance the net proceeds, estimated at \$30,000 to the Recreation and Cultural Centre Municipal Joint Services Board; and

That staff prepare the agreement between Connor Industries and the Town of Parry Sound.

Carried

9.3.3 ROMA 2025 Conference Delegation

Spokesperson: Clayton Harris, CAO, Administration

Direction for Staff Follow-up:

Moved by Councillor McCann

Seconded by Councillor Keith

That staff be directed to request a delegation at the 2025 ROMA conference being held in Toronto.

Carried

9.5.1 Request Province Absorb Cost of OPP in Provincial Budget

Spokesperson: Mayor McGarvey

Resolution 2024 - 186

Moved by Councillor Beleskey

Seconded by Councillor Ashford

That the Council of the Corporation of the Town of Parry Sound hereby supports the attached Town of Midland's Resolution calling upon the Ontario Government to immediately implement sustainable funding for small urban municipalities by reabsorbing the cost of the Ontario Provincial Police Force back into the provincial budget with no cost recovery to municipalities; and

That the OPP Billing Model be referred to the Auditor General for review; and

That this resolution be forwarded to Premier Doug Ford, Solicitor General Michael Kerzner, Minister of Finance Peter Bethlenfalvy, The Office of the Auditor General of Ontario, the Association of Municipalities of Ontario (AMO), Ontario Small Urban Municipalities (OSUM); Parry Sound-Muskoka MPP Graydon Smith, and the Town of Midland.

Carried

Councillor Keith requested that staff post on the Town's website in advance of the 2025 budget deliberations, information on the effect of the OPP policing costs on the Town's budget, an increase out of the control of Council.

9.5.2 Bid to Host FONOM in 2027

Spokesperson: Mayor McGarvey

Resolution 2024 - 187

Moved by Councillor McCann

Seconded by Councillor Borneman

That Council ratifies the attached application to host the 2027 FONOM Conference in Parry Sound as submitted by the application deadline of Friday, November 15, 2024.

Carried

9.5.3 Provincial Oral Health Strategy

Spokesperson: Mayor McGarvey

Resolution 2024 - 188

Moved by Councillor McDonald

Seconded by Councillor McCann

That Council of the Corporation of the Town of Parry Sound hereby supports the attached North Bay Parry Sound District Board of Health Resolution regarding recommendations for Provincial Oral Health Strategy, and specifically requests that

- a) the Ministry of Health develop a provincial oral health strategy that includes a remuneration model for dentists designed to promote equitable access to basic preventive and treatment dental services throughout the province (whether delivered privately or in concert with public organizations); and
- b) the Ministry of Health undertake an evaluation of the current funding model for Oral Health services to inform the above-recommended provincial oral health strategy; and

That this resolution be forwarded to Premier Doug Ford, Minister of Health Sylvia Jones, Chief Medical Officer of Health Kieran Moore, Nipissing MPP Victor Fedeli, Parry Sound-Muskoka MPP Graydon Smith, Timiskaming-Cochrane MPP John Vanthof, President and CEO of Public Health Ontario Michael Sherar, Ontario Boards of Health, the Association of Local Public Health Agencies (aLPHa), the Association of Municipalities of Ontario (AMO), and the District of Parry Sound Municipal Association.

Carried

9.5.4 Opposition to Bill 212 Re Provincial approvals for Bike Lanes

Spokesperson: Mayor McGarvey

Resolution 2024 - 189

Moved by Councillor Borneman Seconded by Councillor McCann

Whereas Ontario Government Bill 212, *Reducing Gridlock, Saving You Time Act, 2024* proposes to enable provincial approval for new bike lanes on municipal roads requiring removal of a traffic lane; and for existing ones, where a traffic lane was removed; and

Whereas municipal governments are best positioned with legislated guidelines and regulations for determining road design in their communities; and

Whereas requiring the aforementioned provincial approval regarding bike lanes, adds an unnecessary and wasteful bureaucratic and financial burden to the process of road design; and

Whereas the Ontario Medical Association through their attached policy paper titled *Enhancing cycling safety in Ontario* identify the benefits of bicycling;

Now Therefore the Council of the Corporation of the Town of Parry Sound does hereby object to aspects of Bill 212 which would enable provincial approval for new bike lanes on municipal roads requiring removal of a traffic lane; and for existing ones, where a traffic lane was removed; and

That this resolution be submitted to the Province's public consultation portal, with copies sent to Premier Doug Ford; Minister of Transportation Prabmeet Sarkaria, Parry Sound-Muskoka MPP Graydon Smith, the Association of Municipalities of Ontario (AMO), the Ontario Small Urban Municipalities (OSUM) and the Federation of Northern Ontario Municipalities (FONOM).

Carried

10. By-laws

10.2.1 Amendments to the Parking and Traffic Control By-law

Spokesperson: Allison Kreuger Municipal Law Enforcement Officer,

By-law 2024 - 7454

Being a By-law to amend the Parking and Traffic Control By-law 2019-6912.

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

10.2.2 Zoning By-law Amendment - Z/24/03 - 21 Belvedere Avenue (Belvedere Heights)

Spokesperson: Jeremy Rand, Manager of Planning, Development & Protective Services

By-law 2024 - 7455

Being a By-law to amend By-law No. 2004-4653 (The Zoning By-law), as amended, for 21 Belvedere Avenue (Belvedere Heights), legally described as Lot 1, East Side of Belvedere Ave and Part 2, East Side of Belvedere Ave, Plan 121; Part of Hotel Grounds, Northeast Side of Belvedere Ave, Plan 137 and Part of Lot 1, West Side of Bayview Road, Lot 2, West Side of Bayview Road, Plan 121 in the Town of Parry Sound.

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

10.5.1 Confirming By-law

By-law 2024 - 7456

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 9:11 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