



AGENDA

Council Meeting

4:00 PM - Thursday, June 10, 2021

Virtual - Zoom Technology

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1. CLOSED SESSION

3:40 p.m. Under section 239(2)(f) of the Municipal Act - advice that is subject to solicitor-client privilege, including communications necessary for that purpose

2. CALL TO ORDER

4:00 p.m. following the closed session hearing

3. RISE AND REPORT

4. DISCLOSURE OF PECUNIARY INTEREST

5. MINUTES

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11. NEW BUSINESS

11.1.	Verbal Canada Day Update: Councillor Douglas
11.2.	Parks & Recreation Update Playground Equipment / Nets Update

12. BY-LAW CONFIRMING PROCEEDINGS

13. ADJOURNMENT



MINUTES

Council Meeting

4:00 PM - Thursday, May 27, 2021
Virtual - Zoom Technology

The Council of the Brooke-Alvinston was called to order on Thursday, May 27, 2021, at 4:00 PM, in the Virtual - Zoom Technology, with the following members present:

Council Present: Mayor David Ferguson, Deputy Mayor Frank Nemcek, Councillor Jeannette Douglas, Councillor Jamie Armstrong, Councillor Wayne Deans, and Councillor Warwick Wayne Morris

Staff Present: Clerk Administrator Janet Denkers, Treasurer Stephen Ikert, Public Works Manager Randy Hills, Fire Chief Steve Knight, and Administrative Assistant Darlene Paolucci

Regrets:

1 CALL TO ORDER

Mayor Ferguson called the meeting to order at 4:00 p.m.

2 DISCLOSURE OF PECUNIARY INTEREST

Mayor Ferguson requested that any pecuniary interest be declared when appropriate during the meeting.

3 MINUTES

a) Regular Council Meeting Minutes of May 13, 2021

RESOLUTION-2021-147

Councillor Wayne Deans made a motion that the Minutes from the May 13, 2021 Council meeting be approved as presented, without any errors or omissions. Deputy Mayor Frank Nemcek seconded the motion.

Carried

4 BUSINESS ARISING FROM THE MINUTES

5 DELEGATIONS & TIMED EVENTS

Council held the Court of Revision on the Ruth & Logan Drains prior to the regular session beginning.

a) Court of Revision - Ruth Drain

Members of the Court: Mayor Ferguson & Councillor Nemcek; Councillor Wayne Morris (Warwick). There were no members of the public present for the Hearing.

RESOLUTION-2021-148

Deputy Mayor Frank Nemcek made a motion that the Court of Revision on the Ruth Drain be opened. Wayne Morris seconded the motion.

Carried

Ray Dobbin, Engineer was present. He along with the Clerk Administrator noted that no comments were received regarding assessments on the drain.

RESOLUTION-2021-149

Councillor Warwick Wayne Morris made a motion that the assessments on the Ruth Drain be confirmed as presented in the report. Deputy Mayor Frank Nemcek seconded the motion.

Carried

The Court of Revision on the Ruth Drain was adjourned.

b) Court of Revision - Logan Drain

Members of the Court - full Brooke-Alvinston Council; There were no members of the public present for the hearing.

RESOLUTION-2021-150

Councillor Jeannette Douglas made a motion that the Court of Revision on the Logan Drain be opened. Deputy Mayor Frank Nemcek seconded the motion.

Carried

Ray Dobbin, Engineer was present. He along with the Clerk Administrator noted that no comments were received regarding assessments on the drain.

RESOLUTION-2021-151

Councillor Jamie Armstrong made a motion that the assessments on the Logan Drain be confirmed as presented in the Engineers' report. Councillor Jeannette Douglas seconded the motion.

Carried

The Court of Revision on the Logan Drain was adjourned.

6 CORRESPONDENCE

a) Information Only

RESOLUTION-2021-152

Councillor Jamie Armstrong made a motion that the Information Only Correspondence be received and filed. Councillor Jeannette Douglas seconded the motion.

Carried

b) St. Clair Region Conservation Authority-Regulatory Proposal Consultation

Mayor Ferguson suggested an amendment to the proposed motion.

RESOLUTION-2021-153

Deputy Mayor Frank Nemcek made a motion that the Council of The Municipality of Brooke-Alvinston supports the current membership of the St. Clair Region Conservation Authority allocating one (1) member each to Adelaide-Metcalf, Brooke-Alvinston, Dawn-Euphemia, Lambton Shores, Middlesex Centre, Petrolia, Plympton Wyoming, Point Edward, Warwick; two (2) members to Chatham-Kent, St. Clair, Strathroy-Caradoc; three (3) members to Sarnia; one (1) member to Enniskillen which will represent Oil Springs and one (1) member rotating between Southwest Middlesex (for a 3 year term) and Newbury (for a 1 year term) providing a total Board Membership of 20; AND THAT a general farm organization such as the Member Service Representative of the Ontario Federation of Agriculture be included on the membership. Councillor Jeannette Douglas seconded the motion.

Carried

c) Township of McKellar - Tax Breaks on 2020 CERB Payments

RESOLUTION-2021-154

Councillor Wayne Deans made a motion that the request for support from the Township of McKellar be received and filed. Councillor Jamie Armstrong seconded the motion.

Carried

- d) Township of Terrace Bay - Advocacy for Reform MFIPPA

RESOLUTION-2021-155

Deputy Mayor Frank Nemcek made a motion that the request for support from the Township of Terrace Bay be received and filed. Councillor Wayne Deans seconded the motion.

Carried

7 STAFF REPORTS

- a) **Clerk Administrator's Report:** Request to purchase an unopened road allowance

RESOLUTION-2021-156

Councillor Jamie Armstrong made a motion that the report on the purchase of the unopened road allowance off Cameron Road be received and filed. Councillor Wayne Deans seconded the motion.

Carried

- b) **Clerk Administrator's Report:** Travel Trailer - Accommodation Request

RESOLUTION-2021-157

Deputy Mayor Frank Nemcek made a motion that the request to reside in a trailer for 18 months on a residential lot be denied as per the municipal zoning by-law. Councillor Jamie Armstrong seconded the motion.

Carried

- c) **Treasurer's Report:** Building Permit Fees

RESOLUTION-2021-158

Councillor Wayne Deans made a motion that Council approve that the Municipality move to a Flat Building Permit Fee structure; that a Public Meeting be held; and that Council adopt the Building Permit Fee structure as proposed in Appendix C (subject to any recommended changes that may arise from the Public Meeting); and that staff establish a Building Services Cost Stabilization Fund to account for any excess Building Permit Fees collected over costs incurred. Councillor Jeannette Douglas seconded the motion.

Carried

- d) **Treasurer's Report:** By-law to Adopt the Municipality's 2021 Tax Rates

RESOLUTION-2021-159

Councillor Jeannette Douglas made a motion that Council pass By-Law 23 of 2021 to provide for the adoption of the 2021 tax rates for the Municipality of Brooke-Alvinston. Councillor Jamie Armstrong seconded the motion.

Carried

- e) **Public Works Manager's Report:** Speed By-law

RESOLUTION-2021-160

Deputy Mayor Frank Nemcek made a motion that the attached by-law be reviewed and discussed and presented formally for approval at the June 10th Council meeting. Councillor Jamie Armstrong seconded the motion.

Carried

- f) **Public Works Manager's Report:** 2021 Tractor Tenders

RESOLUTION-2021-161

Councillor Jamie Armstrong made a motion that Council approve the purchase of the John Deere 6120 M at the quoted price of \$84,750 with trade in option of \$10 / tach hour for up to 5 years as the trade in option is more economical and eliminates repair costs as replacement is done prior to expiry of warranty. Councillor Jeannette Douglas seconded the motion.

Carried

- g) **Public Works Manager's Report:** Preliminary Study -Project Proposal

RESOLUTION-2021-162

Councillor Jeannette Douglas made a motion that Council approve the Project Proposal for the Centre Street Sanitary & Water Extension Preliminary Study as attached. Councillor Jamie Armstrong seconded the motion.

Carried

- h) **Drainage Superintendent's Report** - Benner Duffy DrainTender opening results

RESOLUTION-2021-163

Councillor Wayne Deans made a motion that Council accepts the low tender submitted by Bruce Poland & Sons Trucking in the amount of \$12,364.86 Councillor Jamie Armstrong seconded the motion.

Carried

- i) **Drainage Superintendent's Report:** Summary Report

RESOLUTION-2021-164

Councillor Jeannette Douglas made a motion that the Drainage Superintendent's Summary Report be received and filed. Councillor Jamie Armstrong seconded the motion.

Carried

8 BY-LAWS

- a) Proposed By-law 23 of 2021 - Tax Rate By-law

RESOLUTION-2021-165

Deputy Mayor Frank Nemcek made a motion that By-law 23 of 2021 be read a first, second and third time and finally passed this 27th day of May, 2021. Councillor Jamie Armstrong seconded the motion.

Carried

- b) Proposed By-law 24 of 2021 - Repeal By-law 33 of 2020
(separation of 6550 / 6552 James St)

RESOLUTION-2021-166

Councillor Wayne Deans made a motion that By-law 33 of 2020 be repealed Councillor Jeannette Douglas seconded the motion.

Carried

9 NEW BUSINESS

- a) Councillor Armstrong inquired when the Shiloh Road project would begin. He was advised the project is anticipated to begin the week of June 14th at the west end of Shiloh.

- b) Councillor Deans inquired about the water in the ditch at Courtright and Inwood Road. Staff advised that they would consult the Drainage Superintendent.
- c) Councillor Armstrong inquired if the article in the Independent was accurate on Costs to Date for the Normal Farm Practices Board hearing. He was advised it was.
- d) Councillor Armstrong commented that while some by-laws in the Municipality are enforced (swimming pool) some are not as easily enforced (ATV on roadways). He further requested a staff report be completed on potential amendments to the ATV by-law which can allow some enforcement.

10 CLOSED SESSION

11 RISE AND REPORT

12 BY-LAW CONFIRMING PROCEEDINGS

- a) Confirming By-law

RESOLUTION-2021-167

Councillor Wayne Deans made a motion that By-law 25 of 2021 be read a first, second and third time and finally passed this 27th day of May, 2021. Councillor Jamie Armstrong seconded the motion.

Carried

13 ADJOURNMENT

Councillor Armstrong adjourned the meeting at 4:37 p.m.

Clerk-Administrator

Mayor

**MUNICIPALITY OF BROOKE-ALVINSTON
APPLICATION FOR AMENDMENT TO
ZONING BY-LAW 9 OF 2013**



FILE NO. _____

DATE _____

NAME OF OWNER Kucera Farm Supply Ltd.	NAME OF AGENT (if the applicant is an agent authorized by the owner)
ADDRESS 3212 Nauvoo Rd. P.O. BOX 100	ADDRESS
e-mail address ryan.kucera@kuceras.com	e-mail address
TELEPHONE 519-898-2961	TELEPHONE

NAME OF HOLDER OF MORTGAGE (or Charge or Encumbrance)	NAME OF HOLDER OF MORTGAGE (or Charge or Encumbrance)
ADDRESS	ADDRESS
e-mail address	e-mail address

OFFICIAL PLAN - current designation	ZONING - current zone
Residential	Residential 1 (R1)

DIMENSIONS OF SUBJECT LAND:		
Frontage: 30m	Depth: 80m	Area:

REZONING - Nature and extent of rezoning requested:
Highway Commercial for use as a graded compound for the purposes of Agricultural Equipment
Sales & Service
Attach additional page if necessary

DATE - Subject land was acquired by current owner on:
--

LEGAL DESCRIPTION of subject land (such as the municipality, concession and lot numbers, registered plan and lot numbers, reference plan and part numbers and name of street and number, municipal address, and assessment roll number, if known)
Lot 37, Plan 15
Note: See page 4 for details of sketch required.

If the subject land is within an area where the municipality has pre-determined the minimum and maximum density requirements or the minimum and maximum height requirements, a statement of these is required.

If the application implements an alteration to the boundary of an area of settlement or implements a new area of settlement, details of the official plan or official plan amendment that deals with the matter is required.

If the subject land is within an area where zoning with conditions applies, an explanation of how the application conforms to the official plan policies relating to zoning with conditions is required.

If the application is to remove land from an area of employment, details of the official plan or official plan amendment that deals with the matter is required.

ACCESS - Access to the subject land will be by:

☐ Provincial highway ☐ Municipal Road - seasonal ☒ County Road
☒ Municipal Road - year round ☐ Right-of-way ☐ Private Road
☐ Water
(specify)..... ☐ Other public road

WATER ACCESS - Where access to the subject land is by water only:

Docking facilities (specify) _____ Parking facilities (specify)
distance from subject land..... distance from subject land
distance from nearest public road..... .. distance from nearest public road.....

EXISTING USES of the subject land:

LENGTH OF TIME the existing uses of the subject land have continued:

Vacantlot pending scheduled removal of
delapidated house.

EXISTING BUILDINGS – STRUCTURES - Where there are any buildings or structures on the subject land, indicate for each:

TYPE - Delapidated house scheduled to be removed in June.
Height in metres:

DATE CONSTRUCTED.....

Dimensions:
Floor Area:
Front lot line setback:
Rear lot line setback:
Side lot line setback:
Side lot line setback:

TYPE -
Height in metres:

DATE CONSTRUCTED.....

Dimensions:
Floor Area:
Front lot line setback:
Rear lot line setback:
Side lot line setback:
Side lot line setback:

attach additional page if necessary

PROPOSED USES of the subject land

Graded compound for farm equipment.

PROPOSED BUILDINGS – STRUCTURES - Where any buildings or structure are proposed to be built on subject land, indicate for each:

TYPE - NONE
Height in metres:

DATE CONSTRUCTED.....

Dimensions:
Floor Area:
Front lot line setback:
Rear lot line setback:
Side lot line setback:
Side lot line setback:

TYPE -
Height in metres:

DATE CONSTRUCTED.....

Dimensions:
Floor Area:
Front lot line setback:
Rear lot line setback:
Side lot line setback:
Side lot line setback:

attach additional page if necessary

WATER is provided to the subject land by:

<input checked="" type="checkbox"/> Publicly-owned/operated piped water system	<input type="checkbox"/> Lake or other water body
<input type="checkbox"/> Publicly-owned/operated individual well communal well	<input type="checkbox"/> Privately owned and operated
<input type="checkbox"/> Private well (specify)	<input type="checkbox"/> Other means

SEWAGE DISPOSAL is provided to the subject land by:

<input checked="" type="checkbox"/> Publicly owned/operated sanitary sewage system	<input type="checkbox"/> Public communal septic system
<input type="checkbox"/> Privately owned/operated individual septic system	<input type="checkbox"/> Privy
<input type="checkbox"/> Privately owned/operated communal septic system	<input type="checkbox"/> Other means (specify).....

<p>If the application would permit development on privately owned and operated individual or communal septic systems, and more than 4500 litres of effluent would be produced per day as a result of the development being completed, the following must accompany this application:</p>
<p>1) a servicing options report; and</p>
<p>2) a hydrogeological report.</p>

STORM DRAINAGE is provided to the subject land by:

☒ Sewers ☐ Ditches ☐ Swales ☐ Other means
(specify).....

OTHER APPLICATIONS - if known, indicate if the subject land is the subject of an application under the Planning Act for:

☒ official plan amendment
Status: Pending File #.....

☐ approval of a plan of subdivision (under section 51)
Status..... File #.....

☐ severance (under section 53)
Status..... File #.....

☐ previous rezoning application (under section 34)
Status..... File #.....

☐ whether the subject land has ever been the subject
of a Minister's Zoning Order Ont. Reg. #.....

Is this application for an amendment to the Zoning By-law consistent with policy statements issued under subsection 3 (1) of the Act? YES ___ NO ___

Is the subject land within an area of land designated under any provincial plan or plans? YES ___ NO ___

If yes, does the application conform or does not conflict with the applicable provincial plan or plans? YES ___ NO ___

AUTHORIZATION BY OWNER

I, the undersigned, being the owner of the subject land, hereby authorize

Ryan Kucera

to be the applicant in the submission of this application.



Signature of Owner

Signature of Owner

Signature of Witness

Date

5/4/21

DECLARATION OF APPLICANT

I, Ryan Kucera of the Kucera Group of
(name of applicant) (eg. city, town, Village,
Township)

Municipality of Brooke-Alvinston in the County of
Lambton
(name of local municipality)

solemnly declare that:

All the statements contained in this application and provided by me are true and I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the

of

in the of

this 4th day of May 20 21

Signature of Applicant



Signature of Applicant

Signature of Commissioner, etc.

PLANS REQUIRED
IT WILL BE NECESSARY TO SUBMIT PRELIMINARY SITE PLANS
FOR THE DEVELOPMENT AT THE TIME OF THE FILING OF THIS APPLICATION

Minimum requirements will be a sketch showing the following

1. The boundaries and dimensions of the subject land.
2. The locations, size and type of all existing and proposed buildings and structures on the subject land, indicating the distance of the buildings or structures from the front yard lot line, rear yard lot line and the side yard lot lines.
3. The approximate location of all natural and artificial features on the subject land and on land that is adjacent to the subject land that, in the opinion of the applicant, may affect the application. Examples include buildings, railways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, wells and septic tanks.
4. The current uses on land that is adjacent to the subject land.
5. The location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public traveled road, a private road or a right-of-way.
6. Off-street parking, and loading (if required) and access thereto, including the dimension of the spaces and aisles.
7. The location and nature of any easement or rights of way affecting the subject land.
8. Scale of site plan (metric preferred) and north arrow.

The Planning Act contains time-lines regarding the processing of this application. These time lines are based on the date on which the **complete** application was received. A notification will be sent to the applicant when a **complete** application has been received.

8011 Centre Street, Alvinston



Legend

Assessment Parcels

Location

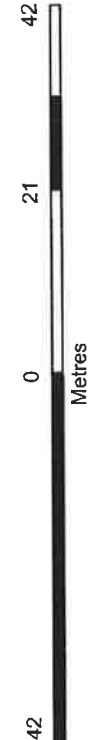
Notes

County of Lambton
789 Broadway St
Wyoming, ON N0N 1T0
www.lambtonjls.ca

This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information.



1: 826



THE CORPORATION OF THE MUNICIPALITY OF BROOKE ALVINSTON
APPLICATION FOR
OFFICIAL PLAN AMENDMENT

Planning Act, R.S.O. 1990 c. P.13, s 22(4); 1996, c4, s.13
O. Reg. 198/96, Schedule

MAY 04 2021

NAME OF OWNER	NAME OF AGENT (if the applicant is an agent authorized by the owner)		
Kucera Farm Supply Limited			
ADDRESS	ADDRESS		
3212 Nauvoo Rd. Alvinston, ON N0N 1A0			
TELEPHONE	TELEPHONE		
519-898-2961			

AMENDMENT REQUEST
Date of request to municipality to initiate proposed amendment: 4/27/21
Name of the official plan proposed to be amended: Municipality of Brooke-Alvinston Official Plan

LEGAL DESCRIPTION of subject land (such as the municipality, concession and lot numbers, reference plan and part numbers and name of street and number)
Lot 37, Plan 15 - Roll #: 381514000105000

AREA OF LAND
State the approximate area of the land covered by the proposed amendment, if applicable and if known: 2,433 sq. m

POLICY - EXISTING - The proposed amendment: (circle one) changes replaces <u>deletes</u> a policy in the official plan.
NAME/DESCRIPTION OF AFFECTED POLICY:

POLICY - ADDITION - If applicable the proposed amendment adds the following policy to the official plan:
POLICY - ADDITION - the proposed amendment adds the following policy to the official plan if applicable:

PURPOSE - if the proposed amendment changes, replaces, deletes or adds a policy, state the purpose of the proposed official plan amendment"

CURRENT DESIGNATION - State current designation of the subject land on the Land Use Schedule of the official plan (if applicable):

Residential

State current land uses authorized by the official plan designation:

EFFECT OF PROPOSED AMENDMENT ON DESIGNATION

The proposed amendment: X changes replaces a designation of the Land Use Schedule of the official plan.

Name the designation proposed:

LAND USE - State the land uses that would be authorized by the proposed amendment:

Commercial

OTHER APPLICATIONS - State whether the subject land or any land within 120 metres (400') of the subject land is the subject of an application made by the applicant for approval of an official plan amendment, a zoning by-law amendment, a minister's zoning order amendment, a minor variance, a plan of subdivision, a consent or site plan.

1. Type of application:.....Application for Zoning By-Law Amendment.....

Application file #:..... Approval authority:.....Municipality of Brooke-Alvinston.....

Lands affected:.....Lot 37, Plan 15.....

Purpose of application:.....Commercial Zoning

Status of application:.....Pending.....

Effect of application on proposed amendment:.....

2. Type of application:.....

Application file #.....

Lands affected:.....

Purpose of application:.....

Status of application:.....

Effect of application on proposed amendment:.....


TEXT - PROPOSED AMENDMENT - State the text of the proposed amendment if a policy in the official plan is being changed, replaced or deleted, or if a policy is being added to the official plan.

(Add additional sheet if further space required.)

Where the proposed amendment changes or replaces a schedule in the official plan, attach the proposed schedule and the text that accompanies the schedule.

AUTHORIZATION
BY OWNER

I, the undersigned, being the owner of the subject land, hereby authorize Ryan Kucera to be the applicant in the submission of this application.


Signature of Owner

.....
Signature of Witness

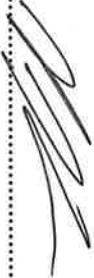
5/4/21
Date

DECLARATION
OF APPLICANT

I, of the of
..... in the of

solemnly declare that:

All the statements contained in this application and provided by me are true and I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the
of
in the day of 20
Signature of applicant 

.....
Signature of Commissioner, etc.

FOR OFFICE USE ONLY

Name of Owner..... Address

Name of Agent Address.....

Date received..... Amendment number

Checked by Date of Acceptance.....

Existing official plan designation

Pertinent policies.....

APPLICATION CONCERNING:

Land Use

Parks.....

Major streets

Description of amendment required

**RECOMMENDATIONS TO APPLICANTS
FOR OFFICIAL PLAN AMENDMENTS**

When you apply for an official plan amendment, you are required to submit information which is prescribed by Provincial Regulation as well as other additional information which the municipality requires regarding the amendment. The more information provided, the less likely delays will occur in the review. An Official Plan Amendment must be based on proper planning principles. It is recommended that an applicant:

1. Examine all pertinent planning documents. The proposed amendment must be consistent with the general goals, objectives and development policies of the municipal official plan. The amendment must also have regard to the Provincial Policy Statement issued under the Planning Act. The County of Lambton Official Plan places the Provincial Policy Statement into the regional context of Lambton County. An amendment to a municipal official plan must conform to the County Official Plan.
2. Examine surrounding land uses: The proposed development must fit into the surrounding community. Show the options required to mitigate any adverse impact on surrounding land uses (if any).
3. Examine the capacity of municipal services to accommodate the proposal (existing water, sewage, storm drainage and roads). The proposed density of development must be supported by information about servicing. Contact the municipality or the relevant road authority.
4. At least one public meeting will be held and adequate information must be made available to the public in advance of the public meeting.

The Planning Act contains time-lines regarding the processing of this application. These time lines are based on the date on which the **complete** application was received.

1. The proposed amendment must be consistent with the general goals, objectives and development policies of the municipal official plan once completed. The goal is to merge lot 37, Plan 15 with the adjacent lot and join it as it complies and aligns with existing goals and objectives.
2. When considering the surrounding land uses, the property to the west is already in use as commercial which was adjacent to residential. The amendment would still have the existing property use as adjacent to a residential property so there would be no change in that regard. Contact has been made with the land owner to the east and an agreement has reached on a preferred fencing/barrier method to be installed on the lot line. They had no further objections to the amendment.
3. This amendment would allow the property to be joined with the adjacent commercial property which has Highway access as well as municipal sewer, water, power and gas access.
4. Any further required information can be provided on request.



MUNICIPALITY OF BROOKE-ALVINSTON
NOTICE OF PUBLIC MEETING
CONCERNING A PROPOSED OFFICIAL PLAN AMENDMENT
AND ZONING BY-LAW AMENDMENT

TAKE NOTICE that the Council of the Corporation of the Municipality of Brooke-Alvinston will hold a **Public Meeting on June 10, 2021 at 4:00 p.m. virtually via ZOOM** to consider a proposed Official Plan Amendment under Section 21 of the Planning Act and a Zoning By-law Amendment under Section 34 of the Planning Act, R.S.O. 1990, as amended.

THE PROPOSED OFFICIAL PLAN AMENDMENT would amend the Municipality of Brooke-Alvinston Official Plan by changing the designation on lands municipally known as 8011 Centre Street from the "Residential" designation to the "Commercial" designation which would permit a variety of commercial uses. The applicant has advised that the property will be used in connection with an existing agricultural implement sales and service establishment located on the abutting lot to the west.

THE PROPOSED ZONING BY-LAW AMENDMENT would amend the Municipality of Brooke-Alvinston Comprehensive Zoning By-law 9 of 2013 by changing the zoning on lands municipally known as 8011 Centre Street from the "Residential 1 (1)" zone to the "Highway Commercial (C2)" zone. The "C2" zone would allow the subject property to be used for an agricultural implement sales and service establishment.

THE KEY MAP shows more particularly the lands affected.

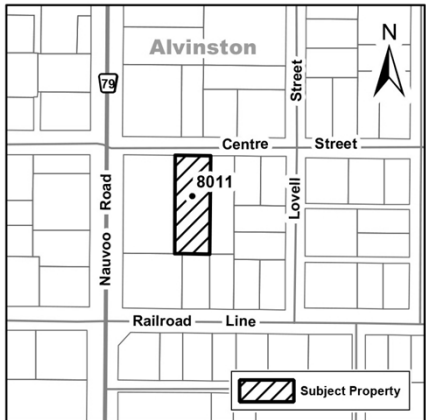
ANY PERSON may attend the public hearing and/or make written or oral representation either in support of or in opposition to the proposed Official Plan Amendment and/or Zoning By-law Amendment. If you wish to submit a written or make an oral presentation at the public hearing, please contact the Municipality of Brooke-Alvinston no later than 4:30 p.m. on June 9th, 2021. The public hearing will be held via a ZOOM Teleconference format.

IF A PERSON OR PUBLIC BODY that files an appeal of a decision of the Municipality of Brooke-Alvinston in respect of the proposed Official Plan Amendment and/or Zoning By-law Amendment, does not make oral submissions at the Public Meeting or make written submissions to the Municipality of Brooke-Alvinston before the proposed Official Plan Amendment is adopted and the Zoning By-law Amendment is passed, the Local Planning Appeals Tribunal may dismiss all or part of the appeal.

IF A PERSON OR PUBLIC BODY that files a notice of appeal of a decision of the Approval Authority, the County of Lambton, in respect of the proposed Official Plan Amendment does not make oral submissions at the Public Meeting or make written submissions to the Municipality of Brooke-Alvinston before the proposed Official Plan Amendment is adopted, the Local Planning Appeals Tribunal may dismiss all or part of the appeal.

If you wish to be notified of the adoption of the proposed Official Plan Amendment and/or the passing of the proposed Zoning By-law Amendment, you must make a written request to the Municipality of Brooke-Alvinston, by contacting the undersigned during regular business hours.

THE PROPOSED AMENDMENTS will be available for public inspection during regular office hours at the Brooke-Alvinston Municipal Office, located at 3236 River Street in Alvinston and at the public meeting. Please call in advance due to COVID-19 restrictions.



Janet Denkers
Municipality of Brooke-Alvinston
3236 River Street, Box 28
Alvinston, ON N0N 1A0

Telephone: 519-898-2173
Fax: 519-898-5653
Email: jdencers@brookealvinston.com

Dated: May __, 2021

Kucera Group Alvinston
 3212 Nauvoo Rd, PO Box 100
 Alvinston, ON. N0N 1A0
 (519)898-2961 or 1-800-KUCERAS
 Fax (519)898-2025



Kucera Group Tecumseh
 13435 Desro Dr.
 Tecumseh, ON. N8N 2L9
 (519)739-0503 or 1-866-KUCERAS
 Fax (519)739-0652



April 26, 2021

Brooke-Alvinston Council,

I am writing you today in regards to the lot we own at 8011 Centre Street, which is currently designated "Residential" by the Brooke-Alvinston Official Plan and is zoned "Residential 1 (R1)" by the Brooke-Alvinston Zoning By-law. In this regard, the property is not designated or zoned for use as an agricultural implement sales and service business. Our property directly to the west is designated "Commercial" and is zoned "Highway Commercial (C2)" and is therefore zoned appropriately for this use.

At the recommendation of Rob Nesbitt, Senior Planner for Lambton County, I am requesting that you approve an amendment to the Official Plan and Zoning By-law, as they pertain to 8011 Centre Street. The amendment and subsequent by-law would deem the lot to not be in the registered plan of subdivision which would allow the lots to be merged. This would allow our business to be operated out of one legal, properly zoned property. This additional space is crucial to our ability to continue to grow and remain competitive at our current location within the municipality so I truly appreciate your consideration in supporting the merger of these two properties.

Thank you,
Ryan Kucera

Reference Map of 8011 Centre Street:



From KIRK McKenzie.

June 02/21

Hello.

I would like to appose the Zoning By-law Amendment Of The Property - Know as 8011 Centre St. As the former Owner Have many reasons. (This Would be my Appeal)

I would like to be advised of the decision and would like to know if need to attend Public meeting as you are have a (Virtually Via Zoom meeting)

RECEIVED

JUN 04 2021

[Signature]

cell 226 984 8203 phone



Planning & Development Services Department

789 Broadway Street, Box 3000
Wyoming, ON N0N 1T0

Telephone: 519-845-0801
Toll-free: 1-866-324-6912
Fax: 519-845-3817

7.1.

June 4, 2021

Members of Council of the Municipality of Brooke-Alvinston
3236 River St, Box 28
Alvinston, ON N0N 1A0

Attention: Janet Denkers, Clerk

Dear Madame:

**Re: Application for Official Plan Amendment and Zoning By-law
Amendment
Kucera Farm Supply Ltd.
Lot 37, Plan 15
8011 Centre Street
Municipality of Brooke-Alvinston**

1. Introduction

- a) Applicant: Ryan Kucera
- b) Owner: Kucera Farm Supply Ltd.
- c) Existing Official Plan Designation: "Residential"
- d) Proposed Official Plan Designation: "Commercial"
- e) Existing Zoning: "Residential - 1 (R1)"
- f) Proposed Zoning: "Highway Commercial (C2)"
- g) Existing Use: Single family dwelling in process of being
 removed from property
- h) Proposed Use: Agricultural implement sales and service

2. Background

The subject property abuts the east side of a property currently used by the applicant as an agricultural implement sales and service establishment. The intent of the proposed Official Plan Amendment and Zoning By-law Amendment is to

redesignate the property from "Residential" to "Commercial" and to rezone the property from "Residential - 1 (R1)" to "Highway Commercial (C2)". The amendments would allow the property to be developed and used in conjunction with the existing agricultural implement sales and service establishment on the abutting lot to the west.

The applicant has advised our Department that there are plans to expand the building on the north portion of the property that is already zoned "C2". No specific plans are proposed for the subject property. However, as shown on the following photo, the south portion of the property has been used as a parking area and for open storage area in the past. We expect that there may be interest in continuing such uses.

3. Planning Policy

The County of Lambton Official Plan notes that the role of highway commercial areas has changed in recent years from uses that served the travelling public to uses that serve the local community. The agricultural implement sales and service establishment on the property to the west serves the local agricultural community. The County Official Plan encourages the continued viability of these areas. Use of the subject lands by the agricultural implement sales and service establishment will help maintain the business' viability.

The Official Plan strongly encourages a high standard of building and site design in the development of these areas. We have identified a number of improvements that should be included in the development of the subject property.

The general development concept for the Brooke-Alvinston is one that recognizes land use patterns and builds upon these in order to promote efficient, cost-effective land use patterns, which stimulate economic growth and protect the natural environment and public health. Section 3.2 of the Municipality's Official Plan states that the primary use of lands in the Highway Commercial designation is for large space extensive uses that require large parcels of land for building coverage, off-street parking and outside storage.

In light of the above, it is my opinion that the proposal generally maintains the intent and direction of the County of Lambton Official Plan and the Municipality of Brooke-Alvinston Official Plan.

4. Compatibility

The abutting properties to the south and east are occupied by single-detached dwellings. Properties to the north of Centre Street are also occupied by single-detached dwellings.



Section 3.3.3 of the Municipality's Official Plan states:

Where new commercial development is proposed adjacent to residential land uses, Council must be satisfied that the following provisions are adequately met:

- a) Screening and/or buffering of access driveway, parking and service areas such that noise, light or undesirable visual impacts are mitigated;*
- b) Locating and designing light standards and external light fixtures so that lighting is directed away from the adjacent residential uses; and*
- c) Locating and sizing of advertising, identification, or other signs and devices, to avoid conflicts with effective traffic control and the general amenity of the area.*

We provide the following recommendations that will allow the intent of this policy to be met:

Section 3.19 of the Municipality's Zoning By-law requires a minimum 3 metre wide planting strip along the subject property's east and south lot lines. No vehicles or open storage would be allowed within this area. We recommend that a minimum 6 foot tall fence should also be provided along the east and south lot lines. The fence would help screen views of activities associated with the applicant's business.

To further provide compatibility between the applicant's use and the nearby residential properties, we recommend that no new driveways or widening of the applicant's existing driveway should be allowed on Centre Street. This will help to limit any increase in traffic on the street and will not allow a new driveway or wider driveway to be located in proximity to nearby residential properties. The existing driveway that served the dwelling previously on the subject property should also be abandoned and a minimum 3 metre wide landscaped strip should be provided along the frontage of the property.

No details have been provided regarding any lighting to be added to the site. As noted above, the location and design of any new external light fixtures must direct lighting away from the adjacent residential uses.

No details have been provided regarding any outdoor storage that might be carried out on the property. Section 3.17 a) of the Zoning By-law requires outdoor storage to be located at least 7 metres (23 feet) from the east lot line, and at least 7.5 metres (24.6 feet) from the north and south lot lines. We recommend that any specific area on the property that is intended to be used for outdoor storage should be identified. Preferably, the outdoor storage area should be enclosed by a fence to screen it from being viewed. This will be particularly important if the storage area is located in a highly visible location.

5. Municipal and Public Services

The subject property is served by municipal services.

6. Recommendation

Development is determined by the conformity and direction set out in the community's planning documents. The proposed amendments maintain the intent of the Municipality of Brooke-Alvinston Official Plan and the Municipality's Comprehensive Zoning By-law.

It is my opinion that the requested amendments to the Official Plan and the Zoning By-law have planning merit and their approval is recommended.

It is further recommended that a development agreement be entered into by the property owner and the Municipality to address the necessary site improvements identified in this report. The applicant should be required to submit a drawing that

shows any proposed changes or improvements to the subject property. No changes should be made to the property until the agreement is executed.

A handwritten signature in black ink, appearing to read "Rob Nesbitt". The signature is fluid and cursive, with the first name "Rob" and last name "Nesbitt" clearly distinguishable.

Rob Nesbitt MCIP, RPP
Senior Planner

**Agriculture, Food and Rural Affairs Appeal
Tribunal**
1 Stone Road West
Guelph, Ontario N1G 4Y2
Tel: (519) 826-3433, Fax: (519) 826-4232
Email: AFRAAT@ontario.ca

**Tribunal d'appel de l'agriculture, de
l'alimentation et des affaires rurales**
1 Stone Road West
Guelph, Ontario N1G 4Y2
Tél.: (519) 826-3433, Téléc.: (519) 826-4232
Courriel: AFRAAT@ontario.ca



FILE NO.: 003DavidBuurma20

DATE: 2021/05/27

IN THE MATTER OF the *Farming and Food Production Protection Act, 1998*

AND IN THE MATTER OF an application to the Board, under Section 6 of the *Farming and Food Production Protection Act, 1998* (the “Act”) for a determination as to whether municipal by-laws are restricting a normal farm practice.

BETWEEN:)	
)	
David Buurma and 1838107 Ontario Ltd.)	Represented by Eric Davis and Trenton
)	Johnson
Applicants)	
)	
– and –)	
)	
The Municipality of Brooke-Alvinston)	Represented by Peter Pickfield and Colin
)	Léger
Respondent)	
)	
)	
)	
)	
)	Heard March 8, 9, 10, 11, 12 and 22, 2021

Before: Glenn Walker, Chair; John Lohuis, Member; and Rod de Wolde, Member.

Appearances:

Eric Davis, co-counsel for the Applicants
Trenton Johnson, co-counsel for the Applicants
Peter Pickfield, co-counsel for the Respondent
Colin Léger, co-counsel for the Respondent
David Buurma, Applicant
L. Jayson McGuffin, Expert Witness for the Applicants
Michael Payne, Expert Witness for the Applicants
Peter Johnson, Expert Witness for the Applicants
Richard Kraayenbrink, Witness for the Applicants
Bill Douglas, Witness for the Applicants
John Stokes, Witness for the Respondent

Mary Ellen King, Witness for the Respondent
 David Woods, Witness for the Respondent
 Kenneth Melanson, Expert Witness for the Respondent
 Mike Muffels, Expert Witness for the Respondent

DECISION

- [1] This application was heard by way of video conference over a period of 6 days. The Applicants sought a finding that they were carrying on a normal farm practice at 8123 Churchill Line in the Municipality of Brooke-Alvinston, in the County of Lambton, (the “Subject Lands”) which was restricted by two by-laws of the Municipality of Brooke-Alvinston, namely: Zoning By-law Number 9-13 and Tidy Yards By-law Number 35-19.

BACKGROUND FACTS

BUURMA ACRES

- [2] The factual background is for the most part uncontested. This narrative of the facts is taken from the evidence of David Buurma and other witnesses who have attended or viewed the Subject Lands. Any areas of disagreement will be noted.
- [3] At the time this application was filed with the Board, David Buurma was the owner of the Subject Lands. At some point after that date and before the hearing commenced, the Subject Lands were transferred to 1838107 Ontario Ltd. (hereinafter called “1838107”), a corporation solely owned and operated by David Buurma. During the hearing, 1838107 was added as an applicant to the application on consent.
- [4] In 2012 a general partnership known as Buurma Acres was formed between 1838107 and Lasalle Farms Ltd., a corporation operated by Roger Buurma, a brother of David Buurma.
- [5] Buurma Acres is in the business of farming, growing soybeans, winter wheat and corn for profit, as well as managing and controlling a collection of farm properties. All related properties are owned or rented by members of the extended Buurma family or corporations under their control. There are presently 55 farm properties in total located in Lambton, Middlesex and Elgin Counties and the Municipality of Chatham-Kent, with workable acres totalling approximately 5005 acres. Throughout the hearing these related properties were referred to as the Buurma Acres Farm Unit (the “BAFU”).
- [6] All crops grown on the BAFU farms are sold by Buurma Acres and all crop inputs, including fertilizer, is purchased by Buurma Acres.

SUBJECT LANDS

- [7] The Subject Lands are part of Lot 20, Concession 14, in the geographic Township of Brooke, in the Municipality of Brooke-Alvinston in the County of Lambton and have an area of approximately 37.7 ha or 93.3 acres.
- [8] The vast majority of the lands are used for the agricultural crop production of soybeans, wheat and corn with a number of barns, sheds and agricultural structures located at the northwest corner of the Subject Lands. Beef cattle are also kept on the Subject Lands, but they relate to a contract that David Buurma has for housing and feeding and do not form part of the Buurma Acres operation. A manager hired by Buurma Acres manages the Subject Lands.
- [9] The fertilizer at issue is stored in a concrete bunker formerly used for the storage of livestock feed (corn silage). This bunker is located on a concrete pad and has 12-foot-high prefabricated concrete walls on all 4 sides with an opening on the north side to allow for the ingress and egress of trucks or other equipment. The walls cover approximately 80 per cent of the perimeter. The footprint of this bunker is 160 feet by 120 feet. Gaps have been noted at the corners where the walls meet, and there has been some attempt to cover these gaps with poly tarp or spray foam.
- [10] The outside of the walls is backfilled. Any runoff that may happen (unlikely, due to the dryness of the fertilizer) would disperse onto a grassed waterway containing very dense vegetative growth.
- [11] To the north of this bunker are 2 smaller similar bunkers that are used for “back-up” fertilizer or other storage.

LAND USE CONTEXT

- [12] The lands to the north, east, south and west of the Subject Lands are predominantly used for agricultural field crop production.
- [13] There are 16 residences located within a 1.5 km radius of the large fertilizer bunker on the Subject Lands, including one on the Subject Lands occupied by members of the extended Buurma family. This radius encompasses the dwellings of the witnesses Stokes and Woods. The large fertilizer bunker is located approximately 1.7 km from the community of Watford.
- [14] The closest dwelling to the Subject Lands is located directly to the north across Churchill Line, approximately 75 metres from the front property line.

LAND USE DESIGNATION AND ZONING

- [15] The Subject Lands are zoned Agriculture 1 (A1) by the Brooke-Alvinston Zoning By-law Number 9-13, except for the southerly portion which is zoned Environmental Protection-Hazard (EP-H). The area zoned EP-H does not include the area where the fertilizer bunkers are located.
- [16] The A1 zoning permits a range of uses including but not limited to agriculture, single-detached dwellings, agricultural home industries, forestry, and buildings structures and uses accessory to a permitted use.

THE FERTILIZER

THE NATURE OF THE FERTILIZER PRODUCT

- [17] The NEFCO MichiGreen 4-3-0 fertilizer stored on the subject lands has been described as a pelletized biofertilizer or biosolid derived fertilizer purchased and delivered by LaSalle Agri Inc. For the purpose of this decision, we will refer to the fertilizer as the “Fertilizer” for ease of reference.
- [18] This product is produced by the New England Fertilizer Company of Detroit, Michigan, U.S.A. and imported by LaSalle Agri Inc.
- [19] It is important to include in this decision the manner in which the Fertilizer is produced.
- [20] The NEFCO facility is located across the street from the Great Lakes Water Authority Plant where sewage, including human waste and industrial effluents, are treated. Sludge is pumped from the treatment plant to the NEFCO facility where it is dewatered, dried and heated in a furnace to approximately 215 degrees fahrenheit, then screened and cooled. It is then stored for a short time on site in 4 storage silos under a nitrogen blanket to prevent reaction with oxygen.
- [21] The product is not bagged but bulk loaded onto trucks for delivery.
- [22] The final product, a uniform granulated fertilizer, is used as farmland fertilizer.
- [23] The facility currently operates 7 days per week and 24 hours per day processing 250 tons of sludge daily and must continue to constantly produce and move the product along to wholesalers in order to deal with the amount of incoming sludge from the treatment plant.
- [24] In Canada, biosolid pellets like the NEFCO product are regulated as a fertilizer under the *Canadian Fertilizers Act*, R.S.C. 1985, c. F-10 (the “CFA”) and the *Fertilizer Regulations*, C.R.C c. 666 (the “Regulations”), both administered by the Canadian Food Inspection Agency.

- [25] It was common ground that the *Nutrient Management Act, 2002*, S.O. 2002, c.4 does not apply to this product.
- [26] In the U.S.A., the product meets the criteria to be classified as a Class A Exceptional Quality biosolids product and is sold as a fertilizer for farmland use but also as a non-agricultural fertilizer known as Milorganite.
- [27] In Canada, although exempt from registration under the CFA and Regulations, the product must still adhere to the quality standards for nutrient content, trace metals and indicator organisms for importation and sale, and there must be a compliant label. It is the understanding of the Board that these requirements have been met. There are no requirements in the Regulations regarding storage of this product.
- [28] The Canada Product Label for the Fertilizer sets out the analysis of contents and Best Management Practices for Handling and Use. Under the subheading “Product Storage” it states: “Store product in a dry location until application”.
- [29] The anecdotal evidence was that the product stored on the Subject Lands had a moisture content of approximately 7 per cent. The product label indicates that the maximum moisture is 10 per cent.
- [30] The heating and drying of the product “pauses” the biological activity of the biosolid. This activity is re-activated when the fertilizer is incorporated into the soil or when it becomes damp or wet.
- [31] Because the Fertilizer is sourced from sewage, including human waste and industrial effluents, it has the capacity to cause a distinctive and potentially strong odour that is unlike odours generated by other organic nutrients, such as manure, typically applied to farmlands.
- [32] If the fertilizer becomes wet, specifically greater than 10 per cent moisture, this will reactivate the biology, which will increase the intensity of the odour and may cause the material to self heat and combust.
- [33] When properly stored, biosolid derived fertilizer is a valuable nutrient providing a recycling of nutrients removed from the soil by growing plants, passing those nutrients through the human population and back into the soil as fertilizer.
- [34] The Board heard evidence that on several occasions the fertilizer in the large bunker appeared to be smouldering and smoking. Buurma Acres, in fact, has a “Fertilizer Heating/Smouldering Contingency Plan” which provides that in the case of heating the product should be spread, if field conditions and weather allow; but if that is not possible, staff should dig out the hot spot and cover it with a minimum of 5 feet of fresh dry product and monitor for 24 hours.

ODOUR

[35] There was a divergence of the evidence on the issue of odour produced by the Fertilizer.

[36] None of the expert witnesses for the Applicants (McGuffin, Payne, Johnson) noticed any significant odour from the Fertilizer when they either attended on the Subject Lands or were near the Subject Lands. Some described it as a “musty” odour. Douglas and Kraanyenbrink, farmers who testified for the Applicants and have used the Fertilizer on their own farms, did not describe any significant odour.

[37] On the other hand, 3 witnesses who gave evidence for the Respondent and who live or work in the vicinity of the fertilizer storage bunkers testified that they had experienced significant odour events.

[38] John Stokes resides with his family at 8253 Churchill Line, approximately 600 meters east of the fertilizer stockpile. He has noticed a very strong and unpleasant odour coming from the Subject Lands, especially if the wind is blowing from the southwest, which is the prevailing wind direction in this area. He described the odour as “unique” and “more intense than human waste”. Compared to odours from livestock operations, this odour is more severe and more frequent.

[39] David Woods and his wife reside at 8350 Churchill Line, approximately 1 km east of the fertilizer bunker on the Subject Lands. He testified that he also has experienced significant odour events at his property. The smell, when present, has prevented them from enjoying the outside or opening the windows of their home. As a farmer for over 40 years, the odour associated with the fertilizer stockpile is unique and much worse than anything he has previously experienced in this area from livestock operations or the spreading of manure. The odour is worse when there is a wind from the southwest or there is wet weather or on calm mornings.

[40] Mary Ellen King and her brother own extensive farm properties surrounding and adjacent to the Subject Lands. Of the 3 witnesses, she is the only one to own abutting lands. She resides part-time at 7833 and 7863 Churchill line, which is located approximately 1.7 km west of the fertilizer bunker. She does not experience any odour from the fertilizer stockpile at her home. The lands that she and her brother own include the property abutting the west side of the Subject Lands and also directly across Churchill Line from the Subject Lands.

[41] From her farming properties she testified that she can smell odours unlike any odours she has experienced as a farmer in this area; much worse than odours from cattle, chicken and pig manure; a putrid human waste smell.

[42] To be noted: of the 16 residences within the 1.5 km radius of the fertilizer bunker, only 2 residents testified as to an odour disturbance and no one has complained to the owner of the

Subject Lands about odour. The municipality called no evidence to show that any complaints about the odour or fertilizer storage had been made to it.

- [43] Further, no neighbours have applied to the Board for relief pursuant to section 5 of the Act or requested to be added as a party to these proceedings or to make representations to the Board under Rules 55 and 56 of the Board's Rules of Practice and Procedure, despite all neighbours within 120 meters of the area where the farm practice is being exercised in the Municipality of Brooke-Alvinston having been given notice of the hearing pursuant to subsection 6(9) of the Act.

FERTILIZER STORAGE

- [44] Buurma Acres purchases the Fertilizer product from LaSalle Agri Inc., stores it on the subject lands (among other properties), and then distributes it to farms that are part of the BAFU on an "as needed" basis.

- [45] The Fertilizer is mostly stored in the large bunker but sometimes in the 2 smaller bunkers to the north. David Buurma testified that it is "carefully" covered with poly plastic, weighed down by tires, to keep it dry.

- [46] There was a significant amount of evidence (including photographs) showing that the fertilizer pile in the bunker is not always covered.

- [47] In the normal course, approximately 40 to 70 truckloads of Fertilizer are stored on the Subject Lands over the course of a year. The maximum capacity would be 100 truckloads, with 1 truckload containing roughly 40 tonnes of fertilizer. There was evidence that larger amounts of this type of fertilizer need to be spread compared to other more traditional fertilizers.

- [48] The Fertilizer will be stored on the Subject Lands for as little as 1 day for up to 1 year. On average it will be stored for approximately 9 months.

- [49] Evidence again diverged on the need for long-term storage and storage for use on multiple farms. That evidence will be explored later in this decision.

JURISDICTIONAL ISSUES

READ FARMS V. TOWN OF OAKVILLE

- [50] Both parties submit that the Court of Appeal decision in *Read Farms v. Town of Oakville*, cited as *Oakville (Town) v. Read*, 2011 ONCA 22, is distinguishable from the subject application. It behooves the Board to examine this issue, as it is the first time that it has arisen before the Board since the Court of Appeal decision. The issue should be examined in the context of the development of the Board's jurisprudence in relation to zoning by-laws.

- [51] In *Hill and Hill Farms Ltd. v. The Municipality of Bluewater*, (2006) 82 O.R. (3d) 505 (C.A.), the Court of Appeal reversed a decision of the Divisional Court, on an appeal from a Board decision. The Divisional Court had found that a “municipal by-law” as used in section 6 of the Act did not include a zoning by-law but was intended to refer to municipal by-laws which deal with matters prohibiting or regulating nuisances of the type referred to in the preamble of the Act.
- [52] The Court of Appeal disagreed and held that the Board had an implied authority, when considering whether a farm practice was a normal farm practice, to deal with a municipal zoning by-law.
- [53] In *Read Farms v. Town of Oakville* (“Read Farms”), the Board again had to consider whether a farm practice was a normal farm practice which was restricted by a zoning by-law. On appeal from a Board decision granting the Applicant’s Section 6 application, the Divisional Court allowed the appeal and dismissed the application on the grounds that “farming” was not a “farm practice”. In this case, the lands were zoned for commercial uses and not agriculture.
- [54] On further appeal to the Court of Appeal the appeal was dismissed, the Court stating in conclusion that the Act has no application in these circumstances.
- [55] In its analysis, the Court makes certain statements which have been treated as *obiter dicta*, meaning not affecting the outcome of the case. Those statements are found at paragraphs 42, 45 and 46 and are reproduced below:

“[42] ... The Board may have power to order that some restrictive provision of a zoning by-law does not apply so as to restrict a normal farm practice which is carried on as part of an agricultural operation, but it has no jurisdiction to grant relief from the use provisions of a zoning by-law.”

[44] The modern approach to statutory interpretation requires the courts to consider the applicable legislation in its entirety and to read the impugned provision harmoniously with the scheme of the statute in question. In addition to the preamble making reference to “agricultural lands”, s. 10 of the Act makes reference to certain regulations that the Act allows the Minister to make. Section 10(a)(iii) says that the Minister may make regulations, “prescribing, for the purpose of the definition of ‘agricultural operation’, other agricultural activity, *conducted on, in or over agricultural land*” (emphasis added).

[45] The fact that the normal farming practice must be a practice that is carried out on land for which farming is permitted is further confirmed by s. 6(16) of the Act, which sets out the three types of decisions that the Board can issue. Section 6(16)(c) says that the Board can determine that a

farm practice will be a normal farm practice “if the farmer makes specific modifications in the practice within the time set out in the decision.” If the subject lands in question are not zoned for agricultural purposes, there is nothing a farmer can do to bring his farm practice in compliance with the definition of “normal farm practice” in the Act. This is because s. 6(1) deals only with restricted practices, not with land uses.” (emphasis by the Board)

- [56] In the case before us, the lands are zoned for agricultural use, whereas in the *Read Farms* decision the lands were zoned for commercial uses and the applicant was asking the Board to allow an agricultural use, that is farming, in a zone where it was not permitted. To that extent, the *Read Farms* decision and this case can be distinguished.
- [57] In this case, the Applicants seek to have the Board determine that its fertilizer storage practice is a normal farm practice and is restricted by the zoning by-law. The position of the Municipality is that it is not a permitted use.
- [58] Considering the underlined portions of the *Read Farms* decision extracts above, the question arises whether the Board has jurisdiction in this matter.
- [59] The Board is bound by the *ratio decidendi* of any Court decision which cannot be distinguished but not by *obiter dicta*, which although not binding can be persuasive.
- [60] We have carefully taken those statements in *Read Farms* into consideration and concluded that they must be read in the context of the *Read Farms* factual situation and should only be read as denying the Board jurisdiction where the Board would be requested to permit a normal farm practice on lands not zoned for agriculture.
- [61] As an example, a zoning by-law might permit agriculture in a zone but not permit the harvest of grain using a combine. That would be a land use provision of the zoning by-law. As that practice would normally be treated as a normal farm practice and would be restricted by the by-law, it would be absurd for the Board not to have jurisdiction to grant relief to the farmer.
- [62] As preposterous as this example is, it demonstrates that the Court in *Read Farms* could not have intended in these *obiter dicta* to bring about this result, but rather, to emphasize that the Board has no jurisdiction to permit a normal farm practice to be conducted in a non-agricultural zone thus thwarting the purposes of the *Planning Act*, R.S.O. 1990, c. P.13.
- [63] In the present case, the relevant part of the subject lands is zoned Agriculture 1. It is the municipality’s interpretation of the practice as a commercial use that causes the conflict, not the wording of section 5.1(a) of the municipality’s zoning by-law itself.

AGRICULTURAL OPERATION

[64] Section 6(1) of the Act provides that “No municipal by-law applies to restrict a normal farm practice carried on as part of an agricultural operation”.

[65] There is no jurisdiction in the Board if the farm practice at issue is not carried on as part of an agricultural operation.

[66] Section 1(2) of the Act defines an agricultural operation as follows:

“For the purpose of the definition of ‘agricultural operation’, agricultural, aquacultural, horticultural or silvicultural operation’ shall be construed to include,

- (a) Draining, irrigating or cultivating land;
- (b) Growing, producing or raising,
 - (i) Livestock, including poultry and ratites,
 - (ii) Fur-bearing animals,
 - (iii) Bees,
 - (iv) Cultured fish,
 - (v) Deer and elk,
 - (vi) Game animals and birds or
 - (vii) Any additional animals, birds or fish prescribed by the Minister;
- (c) The production of agricultural crops, greenhouse crops, maple syrup, mushrooms, nurse stock, tobacco, tree and turf grass, and any additional agricultural crops prescribed by the Minister;
- (d) The production of eggs, cream and milk;
- (e) The operation of agricultural machinery and equipment;
- (f) The application of fertilizers, soil conditioners and pesticides;
- (g) Ground and aerial spraying;
- (h) The storage, handling or use of organic wastes for farm purposes;
- (i) The processing by a farmer of the products produced primarily from the farmer’s agricultural operation;
- (j) Activities that are a necessary but ancillary part of an agricultural operation such as the movement of transport vehicles for the purposes of the agricultural operation; and
- (k) Any other agricultural activity prescribed by the Minister, conducted on, in or over agricultural land.”

[67] Subsection 1(1) of the Act also requires that an agricultural operation be carried on in the expectation of gain or reward.

- [68] There appears to be no issue between the parties with respect to the fact that Buurma Acres is involved in the production of agricultural crops (corn, soybeans and wheat) with the expectation of gain or reward, that is, generating a profit.
- [69] There also appears to be no objection to a finding that an agricultural operation would include all the farms in the BAFU. The Applicants cited several previous decisions of the Board which would support such a finding: *Lyons et.al. v. Pan American Nursery Products Inc.*, 2004 CanLII 76097 (ON NFPPB); *Belwood Poultry Ltd. v. Corporation of the Town of Amherstburg*, 2019 CanLII 35604 (ON NFPPB).
- [70] Nor is there an objection to Buurma Acres being the agricultural operator, as the Applicant 1838107 is one of the general partners of Buurma Acres.
- [71] Where the parties disagree is on the issue of the storage of fertilizer. The Applicants submit that the words “shall be construed to include” in subsection 1(2) of the Act does not create an exhaustive list but provides some examples of things that are included in the definition of “agricultural operation”. The position of the Municipality is that because it is not specifically mentioned in the list, it was intentionally omitted by the Legislature which referred to the “application of fertilizers” and the “storage, handling, or use of organic wastes” but not the storage of fertilizer.
- [72] Furthermore, the Applicants submit that even if it was specifically omitted from an exhaustive list, the storage of fertilizer is a necessary but ancillary part of an agricultural operation. The Respondent’s arguments that the storage of fertilizer is not necessary but ancillary relate more to the issue of normal farm practice than to the issue of agricultural operation and the jurisdiction of the Board.
- [73] With respect to this issue, the practice of storage of fertilizer generally is more germane. The activities listed in subsection 1(2) are general activities and do not refer to the manner of the storage of organic wastes, for example. In essence, the submissions of the Respondent would require the Board to determine whether the practice of long-term centralized storage of the Fertilizer was or was not a normal farm practice before it could find that the Applicants’ operation was or was not an agricultural operation.
- [74] The Board views the determination of whether an agricultural operation exists as a gate keeper function to ensure that the Act is used for the protection of legitimate farmers and not by non-agricultural commercial enterprises or pseudo-agricultural activities such as hobby farms where the expectation of gain or reward is usually lacking.
- [75] In this case, the Board finds that the storage of fertilizer is deemed to be included in the list of agricultural activities in subsection 1(2) and is therefore part of an agricultural operation. The Board has previously found that the Act is remedial legislation and that it should be given a broad and liberal interpretation. Any other interpretation would lead to absurd

consequences, such as meaning that the storage of agricultural machinery and equipment would not form part of an agricultural operation because only the operation of agricultural machinery and equipment is included in the list.

[76] Furthermore, we would rely upon the caselaw cited by the Applicants on this issue, namely: *Shermandale Farms Ltd. v. Ontario (Agriculture, Food and Rural Affairs)*, 2020 CanLII 48637, a decision of the Ontario Environmental Review Tribunal and *Oakville (Town) v. Read*, *supra*.

[77] We would also find that, if the storage of fertilizer is not deemed to be included in the list, it is a necessary but ancillary part of an agricultural operation. To be necessary, the storage of fertilizer on a farm does not need to be the only option as has been suggested by the Respondent. In *Dell et al. v. Zeifman Partners Inc.*, 2018 CanLII 107105 (ON NFPPB), the Board found that the construction and use of a biodigester was a necessary part of a greenhouse operation where a biodigester was used to convert organic waste into methane which powered generators to supply heat and electricity to the greenhouses. The operator had the option to continue to use power from the grid and natural gas but chose to use the biodigester to produce the heat and electricity necessary for the operation.

DISCUSSION AND ANALYSIS

FARM PRACTICE

[78] Before entering on the analysis of Normal Farm Practice, we must define the farm practice that is to be examined. The Applicants have submitted that the farm practice is the “centralized storage of fertilizer”. We believe that the practice is more refined than that, keeping in mind that decisions with respect to Normal Farm Practice must be site specific.

[79] Accordingly, the Board finds that the farm practice to be examined is the one taking place on the Subject Lands, namely: the long-term centralized storage of biosolid-derived fertilizer in open bunkers for distribution to other farms in a farm unit.

NORMAL FARM PRACTICE

CONSIDERATION OF THE LEGISLATION

[80] Section 1(1) of the Act provides a definition of normal farm practice:

“ ‘normal farm practice’ means a practice that,

- (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.”

[81] There are specific considerations for determining a normal farm practice in applications under section 6 of the Act, found at subsection 6(15):

“In determining whether a practice is a normal farm practice, the Board shall consider the following factors:

1. The purpose of the by-law that has the effect of restricting the farm practice.
2. The effect of the farm practice on abutting lands and neighbours.
3. Whether the by-law reflects a provincial interest as established under any other piece of legislation or policy statement.
4. The specific circumstances pertaining to the site.”

[82] In interpreting these sections of the Act, the Board must consider the Act as a whole, including the preamble which provides as follows:

“It is desirable to conserve, protect and encourage the development and improvement of agricultural lands for the production of food, fibre and other agricultural or horticultural products.

Agricultural activities may include intensive operations that may cause discomfort and inconveniences to those on adjacent lands.

Because of the pressures exerted on the agricultural community, it is increasingly difficult for agricultural owners and operators to effectively produce food, fibre and other agricultural or horticultural products.

It is in the provincial interest that in agricultural areas, agricultural uses and normal farm practices be promoted and protected in a way that balances the needs of the agricultural community with provincial health, safety and environmental concerns.”

[83] The Board’s analysis of the proposed Normal Farm Practice, the long-term centralized storage of the Fertilizer in open bunkers, can be broken down into 3 components, namely: “long-term storage”, “centralized storage for distribution to other farms in the farm unit”, “storage of biosolid-derived fertilizer in open bunkers”.

LONG-TERM STORAGE

- [84] The uncontroverted evidence of David Buurma was that the Fertilizer was stored for periods of as short as 1 day to as long as 1 year with an average of 9 months. He stated that the exact time of storage will be dependant on weather and soil conditions. There was also evidence that there was the ability to get a reduction in the price by taking the fertilizer in the off-season, the fact that Lasalle Agri Inc. has no storage facility of its own, the necessarily continuous production of the fertilizer by NEFCO and its limited storage facilities as well as the lack of availability of trucks to move the fertilizer in spring and fall. All these reasons impact the length of time the fertilizer is on site.
- [85] Richard Kraayenbrink and Bill Douglas gave evidence that the Fertilizer is stored on their respective farm operations for a short period of time before land application. Peter Johnson identified only one of his clients who stores pelletized biosolid fertilizer on site and for a maximum of 3 months.
- [86] The Respondent contends that long-term storage, such as here, is not a normal farm practice and that the Applicants have not shown that this practice has been established and followed by similar agricultural operations under similar circumstances.
- [87] Mary Ellen King, who gave testimony for the Municipality but was not qualified as an expert, stated that based on her experience as a farmer in this area, the long-term storage of fertilizer on the subject lands is not a common or best practice and should not be permitted.
- [88] One of the expert witnesses for the Respondent, Michael Muffels, produced a document entitled "Fertilizer Storage and Handling". This info-sheet, prepared by the Canadian Agricultural Partnership, outlines options to address concerns identified in a farmer's Environmental Farm Plan as they relate to on-farm storage and handling of fertilizer products. With respect to dry fertilizer, it suggests storing no more than one tonne of fertilizer for longer than the immediate use period to lower the risk of spills and contamination of surface and ground water.

CENTRALIZED STORAGE

- [89] There was a significant amount of evidence presented to the Board on the issue of centralized storage on site for distribution to other farms within the agricultural operation. This is the situation exhibited on the Subject Lands where fertilizer for use on up to 55 farm properties is stored.
- [90] Bill Douglas, a farmer with approximately 30 years of farming experience, who farms about 2100 acres across 2 counties, testified that centralized storage is a common practice among farmers who farm multiple properties on a large scale such as Buurma Acres. The storing of fertilizer on individual farms would be costly and inefficient, requiring the farmer to estimate

the need for each parcel and would lead to over- or under- distribution requiring additional transfers between farms.

[91] Richard Kraayenbrink has been a farmer for over 40 years and, until recently, farmed with 3 brothers through a corporation, J Rink Farms Ltd. (“J Rink”). Similar to Buurma Acres, the land farmed by J Rink is owned separately by individual family members with equipment being shared among different locations and a single contract for fertilizer purchases. The fertilizer, both dry and liquid, is stored centrally to be used on all the properties farmed by J Rink.

[92] He stated that centrally storing fertilizer for an agricultural operation and distributing it to multiple plots of farmed land is a common practice.

[93] Peter Johnson, an independent crop consultant, farmer and agronomist with an extensive agricultural background was qualified as an expert witness for the Applicants. He testified that he has noticed over his career a trend towards consolidation of fertilizer storage with an increase in the size of farm operations. Currently, it would be unusual for a large agricultural operation to store fertilizer separately across multiple farm properties.

[94] Dispersed storage of fertilizer is inefficient from a financial perspective and has the potential to create a tremendous waste of resources depending on crop rotations. If storage facilities are dispersed across several plots of land, they are more likely to be underutilized due to cropping rotations and changing soil conditions. From an environmental perspective, centrally storing fertilizer at one location allows farmers to focus economic resources and attention, ensuring better safety monitoring.

[95] In his professional opinion, it is a normal farm practice to centrally store fertilizer, whether in liquid or solid form, for distribution amongst other non-contiguous farm parcels.

[96] Michael Payne, a Residuals and Biosolids Utilization Specialist, was also qualified to give expert testimony on behalf of the Applicants. He opined that the centralized storage of fertilizer on the subject lands was a normal farm practice as defined by the Act.

[97] The evidence from the Respondent did not severely challenge the practice of centralized storage. The only evidence came from Mary Ellen King, who testified that she and her brother did not practice centralized storage on their farms.

STORAGE OF BIOSOLID DERIVED FERTILIZER IN OPEN BUNKERS

[98] The evidence was conclusive that the use of a biosolid derived fertilizer was a common practice and that it had many benefits when used to enrich the soil. This is confirmed by section 2.14 of the Tidy Yards By-law which states that “Biosolids can be used on agricultural land for farming purposes”.

- [99] Michael Payne gave expert evidence on behalf of the Applicants. He provided expert opinion evidence on the storage of pelletized municipal biosolids and the application of the *Nutrient Management Act, 2002*, S.O. 2002, c.4 (“NMA”) and Ontario Regulation 267/03 to the Subject Lands. He acted as an advisor and reviewer to the joint OMAFRA/MOE development committee during the development of the NMA and Regulation 267/03.
- [100] The NMA and its regulation deal with agricultural source material (“ASM”), such as manure and non-agricultural source material (“NASM”) such as food processing waste. The Fertilizer is neither an ASM nor a NASM and is not governed by the NMA and its regulations but by the CFA and its Regulations, which give no guidance with respect to storage.
- [101] With respect to storage on the Subject Lands, he testified that the bunker is an ideal storage because it has a concrete floor and sufficiently high walls to ensure minimal risk of spillage over the top.
- [102] He also described how the Fertilizer is progressively covered during filling of the bunker by covering with a 60-foot wide poly tarp weighed down with tire rings and repeated in incremental stages as more product is received.
- [103] Michael Muffels gave expert opinion evidence for the Respondent. He too has impressive credentials in the field of biosolids and organic waste management. He stated that because the CFA and its Regulations do not regulate the storage of nutrients, and because the Fertilizer is not subject to the detailed nutrient storage requirements of the NMA and its Regulation, by storing the Fertilizer in the concrete bunker on the Subject Property, the Applicants are operating within a regulatory gap.
- [104] He further opined that in determining whether the manner in which the Fertilizer is presently stored is a normal farm practice, the regulatory gap should be filled by applying the same standards that would be applied to a NASM by the NMA and Ontario Regulation 267/03 because the Fertilizer is sourced from municipal biosolids. He then went on to assess the storage on the Subject Lands based on the NMA and its Regulation and found that it did not comply.
- [105] Section 6.1 of the Act provides that: “Despite any provision in section 4, 5 or 6 that gives the Board the power to determine whether a farm practice is a normal farm practice, the Board shall determine that a practice is a normal farm practice for the purposes of this Act if the practice is consistent with a regulation made under the *Nutrient Management Act, 2002*.”
- [106] Section 2(1.1) of the Act states that “A practice that is inconsistent with a regulation made under the *Nutrient Management Act, 2002* is not a normal farm practice”.
- [107] We find this to mean that where a farm practice is governed by Ontario Regulation 267/03 or one of the other regulations of the NMA and it complies with or is consistent with the

regulation, we must make a finding that it is a normal farm practice, and that where the practice is inconsistent with the said regulations, we must find that it is not a normal farm practice.

[108] In this situation, the practice is not subject to the NMA and its Regulations. The Board finds that sections 2(1.1) and 6.1 of the Act do not apply here. We believe that any regulatory gap can be remedied by an order of this Board based on evidence other than the NMA and Regulation 267/03.

SECTION 6(15) CONSIDERATIONS

PURPOSE OF THE BY-LAWS

[109] The first consideration is the purpose of the Zoning By-law and the Tidy Yards By-law, both of which are alleged to have the effect of restricting the farm practice.

[110] The purpose of the Zoning By-law as it pertains to the Subject Property is to establish a set of agricultural uses and associated accessory uses through the application of Agriculture (A1) zoning.

[111] The purpose of the Tidy Yards By-law as it pertains to the Subject Property is to ensure the health, safety and well-being of the inhabitants of the Municipality and to prohibit and regulate public nuisances as stated in the preamble to the by-law.

EFFECT ON ABUTTING LANDS AND NEIGHBOURS

[112] What is the effect of the farm practice as determined by the Board on abutting lands and neighbours?

[113] From the evidence of Stokes, Woods and King, it would appear that the negative effect of the farm practice on abutting lands and neighbours is odour. Occasional combustion of the Fertilizer was noted by these witnesses but did not appear to represent any significant effect on them or their lands. Truck traffic was also mentioned but again did not appear to have a significant effect.

[114] Other than the odour complaints from these 3 witnesses, the length of storage and the centralized storage did not seem to have any effect on the abutting lands and neighbours.

[115] We point out, however, that the expert witnesses for the Applicants did not notice any significant odour when they attended the site. That is not to say that there were other times when they were not present that the odour was greater than what they experienced.

[116] Furthermore, we take into consideration that there were no odour studies done by the Applicants or the Respondent, no evidence called by the Respondent concerning complaints

to the municipality and that no neighbours asked to be added as parties to this litigation, asked to make representations to the Board under the public participation rules in the Board's Rules of Practice and Procedure or have made applications to the Board under section 5 of the Act for relief.

REFLECT A PROVINCIAL INTEREST

[117] With respect to the Zoning By-law, the provincial interest is reflected in the *Planning Act*, the Lambton County Official Plan, the Municipality of Brooke-Alvinston Official Plan and the Provincial Policy Statement 2020.

[118] Jay McGuffin, who gave expert opinion evidence with respect to planning for the Applicants, found that the centralized storage of fertilizer on the Subject Lands was consistent with the Provincial Policy Statement 2020 and should be promoted and protected, and that that practice conformed to the Official Plans and the Zoning By-law.

[119] Ken Melanson, who gave expert opinion evidence with respect to planning for the Respondent, opined that the Zoning By-law prohibits the biosolid fertilizer storage and distribution operation on the Subject Lands, which prohibition reflects the provincial interests as established in section 2 of the *Planning Act*, namely the orderly development of safe and healthy communities, the protection of public health and safety and the appropriate location of growth and development.

[120] With respect to the Tidy Yards By-law, the provincial interest is reflected in the *Municipal Act, 2001*, S.O. 2001, c.25. Section 11(2)(6) relates to a municipality's ability to pass by-laws generally relating to the health, safety and well-being of persons. Section 128 relates to public nuisances giving the municipality the authority to prohibit and regulate with respect to public nuisances, including matters which in the opinion of council are or could become or cause public nuisances.

SPECIFIC CIRCUMSTANCES PERTAINING TO THE SITE

[121] The specific circumstances pertaining to the site are set out in this decision at paragraphs 7 through 11, inclusive and paragraphs 42 through 48, inclusive, and the Board adopts these paragraphs as findings of fact.

DISCUSSION ON THE ISSUE OF NORMAL FARM PRACTICE

[122] The definition of "normal farm practice" in subsection 1(1) of the Act provides for two ways that a normal farm practice may be established. The first is to show that the practice is conducted in a manner consistent with proper and acceptable customs and standards as established and followed by similar agricultural operations under similar circumstances. Proof

is often accepted from other agricultural operators or from experts knowledgeable in the subject.

[123] Using this part of the definition presupposes that the practice has been used and followed by other agricultural operators in similar operations. Sometimes this is not the case.

[124] The second way to establish a normal farm practice is where the farm practice makes use of innovative technology in a manner consistent with proper advanced farm management practices.

[125] When the Act was passed in 1998, the Legislature took into account that, like other businesses, the manner in which farming was carried on would change and that there would be a need to establish new normal farm practices in order to meet those changes. Without the second part of the definition, farm practices would remain stagnant and would not keep up with the quickly changing world.

[126] The Agriculture, Food and Rural Affairs Appeal Tribunal has also observed the need to recognize that the business of agriculture is changing. In *United Food and Commercial Workers International Union v. MedReleaf Corp.*, 2018 ONAFRAAT 12 (CanLII), a decision made under the *Agricultural Employees Protection Act, 2002*, it stated:

“The Tribunal takes notice that agriculture has undergone, and continues to undergo, a transformation from traditional methods to a variety of modern methods drawing on technology and other scientific advances. The terms ‘agribusiness’ and ‘factory farms’ are frequently found in contemporary agriculture.”

[127] In *Snieg v Corporation of the Town of New Tecumseth*, 2016 CanLII 66268 (ONNFPB), the Board was faced with the question whether importing fill to establish an apple orchard was a normal farm practice. It concluded that, in the absence of evidence that the practice was consistent with proper and acceptable customs and standards as established by similar agricultural operations under similar circumstances, the applicant had established a normal farm practice under the second part of the definition.

[128] On appeal to the Divisional Court, reported as *Corporation of the Town of New Tecumseth v. Snieg*, 2018 ONSC 634 (CanLII), the Court confirmed the Board’s approach to this issue as follows:

“The Board reasonably applied plain and ordinary dictionary definitions of ‘innovative’ and ‘technology’, to conclude that innovative means ‘new methods’ and technology includes ‘the application of scientific knowledge for practical purposes’. The Board properly determined on the evidence before it that importing fill to establish an apple orchard was a new

method and therefore innovative. The Board also had sufficient evidence to reasonably conclude that Mr. Snieg's proposed fill plan used technology within the s. 1 definition in the Act. Further, we do not agree that for the Board to conclude that the definition was met, including regarding the need to be 'consistent with proper advanced farm management practices', the Board would need to be provided with a scientific study of the proposed method."

[129] The Board's decision in *Snieg v. Corporation of the Town of New Tecumseth, supra*, confirmed by the appeal court, demonstrates that the Board may establish new normal farm practices in appropriate situations.

[130] In interpreting the meaning of "normal farm practice" in the Act, the Board is entitled to give the meaning of this phrase in its home statute a broad and liberal construction.

[131] As indicated in *Snieg v. Corporation of the Town of New Tecumseth, supra*, and unchallenged on appeal:

"The [FFPPA] is a remedial statute, meant to provide a remedy where otherwise none exists. It should be given a fair, large and liberal construction."

[132] The Court of Appeal decision in *Pyke v. Tri Gro Enterprises Ltd.*, 2001 CanLII 8581 (ONCA) describes the broad nature of the analysis of what constitutes a normal farm practice at paragraph 42:

"...the determination of what constitutes a 'normal farm practice' must be made in a proper context, and that, depending on the practice under review, the context may be broad indeed, involving the consideration of many relevant factors including the proximity of neighbours and the use they make of their lands."

[133] In determining what is a normal farm practice, it is important to note that each determination is specific to the site so that what the Board determines to be a normal farm practice in connection with the Subject Lands might not be a normal farm practice under other circumstances.

[134] The farm practice has been found by the Board to be the long-term centralized storage of biosolid-derived fertilizer in open bunkers for distribution to other farms in a farm unit.

[135] This practice was analyzed in 3 components earlier in this decision. The evidence did not support the standalone practice of long-term storage for the length of time the Fertilizer is being stored on the Subject Lands but did support the practice of centralized storage of

fertilizer for distribution to other farms in the farm unit. There was no evidence with respect to the practice of storing biosolid-derived fertilizer in open bunkers.

[136] The Board finds that the appropriate method to be used in reaching a decision with respect to normal farm practice is to consider the farm practice here as a whole in the context of the Buurma Acres agricultural operation on the Subject Lands using the second portion of the normal farm practice definition. The failure of one or more of the components to meet the first part of the definition of normal farm practice is irrelevant.

[137] We find that the farm practice, set out in paragraph 134, will be a normal farm practice with modification for the following reasons:

- a) The agricultural operation of Buurma Acres is extremely large, containing 55 individual farms with approximately 5005 workable acres.
- b) The Fertilizer is purchased in bulk by Buurma Acres for use on all the farms.
- c) Storage of the Fertilizer for longer periods than might otherwise be necessary is dictated by being able to receive a discounted price off season, the non-availability of trucks to bring in the Fertilizer during the busy seasons of spring and fall and other factors.
- d) Centralized storage, standing alone, would be considered a normal farm practice.
- e) The trend towards larger and more co-operative agricultural operations, as here and also as shown by the evidence of the J Rink operation, makes it more difficult to find analogous operations to rely upon in order to utilize the first portion of the definition of normal farm practice.
- f) The Board is able to expand the definition of “innovative technology” when appropriate to accommodate new approaches to farming when needed, such as importing fill to create an apple orchard, or as here, storing and distributing biosolid-derived fertilizer from a central location.
- g) As there is no regulation with respect to the storage of this Fertilizer, the Label required under the CFA and Regulations represents the proper advanced farm management practices just as the MOECC Guide for Best Management Practices performed that function in *Snieg v. Corporation of the Town of New Tecumseth, supra*.
- h) The proposed modification will keep the Fertilizer drier and mitigate the odour issue, thus diminishing the effect on neighbours and reducing the risk of combustion.

[138] Subsection 6(16) of the Act authorizes the Board to find that a farm practice will be a normal farm practice if the farmer makes specific modifications to the practice within the time set out in the decision.

[139] The modification that is required is that the method of storage must be changed so that:

- a. the Fertilizer is either stored in a covered vertical silo with the product covered by a nitrogen blanket to reduce the risk of combustion;
- b. OR in a bunker with a permanent water-proof roof, walls and floor and an entrance which can be covered to keep out rain, snow and humidity;
- c. samples of the Fertilizer stored in a bunker must be tested for moisture content weekly to ensure that the moisture content of the Fertilizer remains at 10 per cent or less;
- d. the farmer must have a contingency plan to deal with combustion of the Fertilizer; and
- e. if the moisture content of the Fertilizer stored in a bunker exceeds 10 per cent, that portion of the Fertilizer which exceeds 10 per cent moisture is to be removed and spread, if field conditions and weather allows; in the case where spreading is not possible, that portion of the Fertilizer which exceeds 10 per cent moisture is to be dug out and the potential hot spot covered with a minimum of 5 feet of fresh product with daily testing for moisture in that area to be done for a period of 7 days following the event.

[140] The present system of attempting to keep the pile of Fertilizer in the bunkers covered with poly tarp has proven to be ineffective in keeping the product dry as required by the CFA Label. Whether intentionally or through inadvertence, the evidence shows that the product is often left uncovered and subject to rain, snow and humidity.

[141] The evidence also convinces the Board that by keeping the product permanently covered and dry, the excessive odour from the Fertilizer and the combustion events should be significantly reduced and hopefully eliminated.

[142] In considering the first point of subsection 6(15), the Board finds that in adopting the modifications to the farm practice the purposes of both by-laws will be served, not only promoting the agricultural use of the agriculturally-zoned lands but reducing the risk to health, safety and well-being of the inhabitants of the municipality and of a public nuisance.

[143] We find that by modifying the practice, this will mitigate the odour experienced by some of the neighbours and address their concerns as well as reducing the possibility of combustion.

[144] We find that the modified farm practice will be consistent with provincial interests.

[145] And further, in making this determination concerning the modified farm practice, we have taken into consideration the circumstances of the Subject Lands and the agricultural operation located thereon.

[146] The Board also finds that in reaching this decision on the issue of normal farm practice, it has considered the purpose of the Board as set out in the preamble to the Act and has attempted to balance the needs of the agricultural community with provincial health, safety and environmental concerns.

RESTRICTED BY THE BY-LAWS

ZONING BY-LAW

[147] In his testimony for the Applicants, Jay McGuffin reviewed the Zoning By-law and applied the By-law to the facts. The reader will recall the facts were mostly not in dispute. He then gave his professional opinion that the existing agricultural use with accessory storage of fertilizer on the Subject Lands conforms to the by-law and does not represent a violation as indicated by the municipality. He then went on to state that that was not the position of the Respondent municipality.

[148] Kenneth Melanson, the expert planner for the Respondent, reached an opposite conclusion. He determined that the storage of the Fertilizer on the Subject Lands was not a permitted use in the Agricultural (A1) Zone but in fact was a commercial use and, as an "Agricultural Supply Establishment", was only permitted in the 3 Commercial Zones in the By-law.

[149] "Agricultural Supply Establishment" is defined in the Zoning By-law as meaning "the Use of land, Buildings or Structure for the sale and/or storage of seeds, fertilizers, farm equipment or other goods or materials used in Agriculture".

[150] We note that there was no evidence that there was any sale of fertilizer from the Subject Lands.

[151] The purpose of Section 6 of the Act is to determine whether a normal farm practice as found by the Board is restricted by a by-law. Therefore, there is no need for the Board to consider and conclude that the farm practice on the Subject Lands conforms to the by-law, in which case there could be no restriction of the normal farm practice and the application would be dismissed. That cannot be the result which the Applicants intended.

[152] The proper approach to be taken when there is a disagreement on the interpretation of the by-law is to use the municipality's interpretation of its own by-law, whether it be right or wrong, for the purpose of finding whether it restricts the normal farm practice.

[153] The Board finds that the Zoning By-law as interpreted by the municipality does restrict the normal farm practice. We have determined that the activity taking place on the Subject Lands is part of an agricultural operation, not a commercial operation. The interpretation relied upon by the municipality that it is not an agricultural use or an accessory to an agricultural use restricts the normal farm practice, as modified by this decision.

TIDY YARDS BY-LAW

[154] The storage and distribution of the Fertilizer on the Subject Lands is prohibited by section 2.14 of the Tidy Yards By-law.

[155] Section 2.14 reads as follows:

“Biosolids can be used on agricultural lands for farming practices. The amount of biosolids allowed to be stored on a parcel of land may only be the amount used for that specific parcel of land; there shall be no stockpiling of biosolids for other farms on one parcel and the biosolids may only be stored up to three consecutive days.”

[156] Section 1 of the By-law defines “biosolids” as follows:

“Biosolids are primarily organic materials produced during wastewater treatment which may be put to beneficial use; an example of such use is the addition of such biosolids to soil to supply nutrients and replenish soil organic matter; biosolids can be used on agricultural lands.”

[157] It is clearly apparent that the normal farm practice, as modified by this decision, is restricted by section 2.14 of the Tidy Yards By-law.

SUMMARY OF FINDINGS

[158] The Board finds that:

- a) Buurma Acres is carrying on an agricultural operation on the Subject Lands;
- b) The long-term centralized storage of biosolid-derived fertilizer in open bunkers for distribution to other farms in the farm unit will be a normal farm practice if it is modified in accordance with paragraph 139 of this decision; said modifications to be completed on or before March 31, 2022;
- c) Pending modifications to the farm practice, the length of storage of any Fertilizer on the Subject Lands shall be limited to 3 months;

- d) The normal farm practice is restricted by the municipality's interpretation of its Zoning By-law Number 9-13 and shall not be applied so as to restrict the normal farm practice; and
- e) The normal farm practice is restricted by section 2.14 of the Tidy Yards By-law Number 35-19 which shall not be applied so as to restrict the normal farm practice.

[159] The Board wishes to take this opportunity to thank all counsel for their thorough, helpful presentations.



Glenn C. Walker, Chair

Released: May 27, 2021

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AND TO:

Trenton Johnson
 Miller Thomson LLP
 Accelerator Building
 295 Hagey Blvd, Suite 300
 Waterloo, ON N2L 6R5
 Email: tjohnson@millerthomson.com

AND TO:

Janet Denkers
 Clerk-Administrator
 Municipality of Brooke-Alvinston
 3236 River Street, P.O. Box 28
 Alvinston, ON N0N 1A0
 Email: jdenkers@brookealvinston.com

AND TO:

Peter Pickfield
 Garrod Pickfield LLP
 221 Woolwich Street
 Guelph, ON N1H 3V4
 Email : pickfield@garrodpickfield.ca

AND TO:

Colin Léger

Garrod Pickfield LLP

221 Woolwich Street

Guelph, ON N1H 3V4

Email : cleger@garrodpickfield.ca

Pursuant to subsection 6(9) of the Farming and Food Production Protection Act, every owner of land that is within 120 metres of the area in which the farm practice is being exercised and is in the municipality that has passed the by-law receives a copy of this Decision

3236 River St. P.O. Box 28
Alvinston, ON N0N 1A0

Phone: 519.898.2173
Fax: 519.898.5653



NOTICE OF APPOINTMENT FOR EXAMINATION BY ENGINEER

Drainage Act, R.S.O. 1990, Chapter D.17, s. 78 & s. 9(1)

TO: Affected Property Owners

You are hereby notified that Ray Dobbin, P.Eng., appointed by the Council of the Municipality of Brooke-Alvinston under Section 78 of the Drainage Act, has scheduled an on-site meeting for the:

**Johnston-Symington Drain
on**

Tuesday, June 22, 2021

9:30 a.m.

LOCATION: 4875 Forest Road (J. Symington Culvert)

In accordance with Section 9(1) of the Drainage Act, you as an owner of land affected, are requested to attend an onsite meeting with the appointed engineer to examine the area and site of the proposed drainage works.

The purpose of the meeting is to discuss the repairs and improvements to the drain including culvert replacements, and as an owner of the land affected, you are requested to attend at such time and place.

Dated the 2nd day of June, 2021.

Janet Denkers
Clerk-Administrator

Failure to Attend Meeting

If you do not attend the meeting, it will proceed in your absence. If you are affected or assessed by this proposed project, you will continue to receive notification as required by the *Drainage Act*.

3236 River St. P.O. Box 28
Alvinston, ON N0N 1A0

Phone: 519.898.2173
Fax: 519.898.5653



NOTICE OF APPOINTMENT FOR EXAMINATION BY ENGINEER

Drainage Act, R.S.O. 1990, Chapter D.17, s. 78 & s. 9(1)

TO: Affected Property Owners

You are hereby notified that Ray Dobbin, P.Eng., appointed by the Council of the Municipality of Brooke-Alvinston under Section 78 of the Drainage Act, has scheduled an on-site meeting for the:

**McNeil Drain
on**

Tuesday, June 22, 2021

11:00 a.m.

LOCATION: Corner of Brooke Line and Old Walnut Road

In accordance with Section 9(1) of the Drainage Act, you as an owner of land affected, are requested to attend an onsite meeting with the appointed engineer to examine the area and site of the proposed drainage works.

The purpose of the meeting is to discuss the repairs and improvements to the drain including culvert replacements, and as an owner of the land affected, you are requested to attend at such time and place.

Dated the 2nd day of June, 2021.

Janet Denkers
Clerk-Administrator

Failure to Attend Meeting

If you do not attend the meeting, it will proceed in your absence. If you are affected or assessed by this proposed project, you will continue to receive notification as required by the *Drainage Act*.



**MUNICIPALITY OF BROOKE-ALVINSTON
NOTICE OF PUBLIC MEETING**

CONCERNING A PROPOSED ZONING BY-LAW AMENDMENT

TAKE NOTICE that the Council of the Corporation of the Municipality of Brooke-Alvinston will hold a **Public Meeting on June 24, 2021 at 4:00 p.m. virtually via ZOOM** to consider a proposed Zoning By-law Amendment under Section 34 of the Planning Act, R.S.O. 1990, as amended.

THE PROPOSED ZONING BY-LAW AMENDMENT would amend the Municipality of Brooke-Alvinston Comprehensive Zoning By-law 9 of 2013 by changing the zoning on lands described as East Part Lot 1, Concession 12, and municipally known as 6263 LaSalle Line from "Agricultural 1 (A1)" to "No-Dwelling Agricultural (ND-A)".

CONSENT was granted by the Municipality of Brooke-Alvinston Committee of Adjustment (File B-04/21) to sever +/- 2 acres from a 100 acre parcel. The severed land contains a dwelling. The proposed zoning by-law amendment was a condition of the Committee's approval of the consent and prohibits a new dwelling on the retain 98 acre farm, in accordance with the Provincial Policy Statement and the Municipality's Official Plan policies.

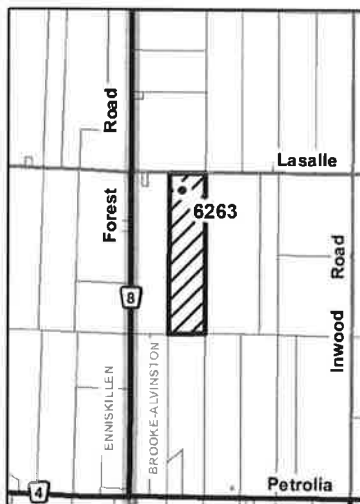
THE KEY MAP shows more particularly the lands affected.

ANY PERSON may attend the public hearing and/or make written or oral representation either in support of or in opposition to the proposed Zoning By-law Amendment. If you wish to submit a written or make an oral presentation at the public hearing, please contact the Municipality of Brooke-Alvinston no later than 4:30 p.m. on June 23rd, 2021. The public hearing will be held via a ZOOM Teleconference format.

IF A PERSON OR PUBLIC BODY that files an appeal of a decision of the Municipality of Brooke-Alvinston in respect of the proposed Zoning By-law Amendment, does not make oral submissions at the Public Meeting or make written submissions to the Municipality of Brooke-Alvinston before the Zoning By-law Amendment is passed, the Local Planning Appeals Tribunal may dismiss all or part of the appeal.

If you wish to be notified of the passing of the proposed Zoning By-law Amendment, you must make a written request to the Municipality of Brooke-Alvinston, by contacting the undersigned during regular business hours.

THE PROPOSED AMENDMENT will be available for public inspection during regular office hours at the Brooke-Alvinston Municipal Office, located at 3236 River Street in Alvinston and at the public meeting. Please call in advance due to COVID-19 restrictions.



Janet Denkers
Municipality of Brooke-Alvinston
3236 River Street, Box 28
Alvinston, ON N0N 1A0

Telephone: 519-898-2173
Fax: 519-898-5653
Email: jdenkers@brookealvinston.com

Dated: June 2, 2021



FOR IMMEDIATE RELEASE: 25/05/2021

NEW SPECIALIZED SMALL BUSINESS ADVISORY SERVICES AVAILABLE

SARNIA, ON: Local business owners can now access free specialized services relating to Human Resources, Legislative Compliance, Operations Management, Marketing, Brand Development, and Sales Strategies with professional advisors through the Sarnia-Lambton Economic Partnership's Business Enterprise Centre.

Small business is the backbone of the local economy, making up more than 98% of the businesses operating in Sarnia-Lambton. Whether it's facing challenges relating to the pandemic, pivoting to online marketing and e-commerce, managing employees, or the reality of shifting regulations and legislation, Small Businesses can benefit from free advisory services and expertise to help them thrive in the ever-changing environment.

One-hour consultation sessions are now available through video platforms to meet the needs of existing small businesses, as well as aspiring and new entrepreneurs, located in the Sarnia-Lambton area.

Consultations are provided on a confidential basis by local experts in their field.

- Human Resources and Operations consultations will be provided by a certified Human Resources Professional (CHRP/CHRL) with 15 years of experience in small business operations, financial services, industrial services, and Indigenous business operations.
- Sales and Marketing consultations will be provided by a successful local innovator, who has pitched the Dragons and the Sharks, with 15 years of experience in small business operations and international sales, digital and traditional marketing strategies, conversion of marketing to sales, and business growth strategies within small business environments.

This enhanced program is available until September 30, 2021.

We invite you to learn more and determine how this program could support your business, by contacting us at 519-332-1820, smallbusiness@sarnialambton.on.ca or by visiting sarnialambton.on.ca/BEC.

The Business Enterprise Centre's focus is supporting entrepreneurs, as they navigate the new small business economy. The Centre will assist those who are: in start-up mode; purchasing a new business for the first time; or looking for support to add a new revenue stream as they pivot to meet the evolving needs of their customers.

The Virtual Service Advisor initiative is part of the Small Business Centres (SBC) Ontario, which officially launched in February 2021 and is functioning as the Ontario Small Business COVID-19 Recovery Network. Funding for this organization is provided by the Government of Ontario under the Ontario Together Fund initiative. This new

network brings together 54 Small Business Enterprise Centres (SBEC) locations that have been in operation for over 30 years through support from the Ontario Government, as well as local and regional governments. By coming together as a formalized network, SBC Ontario offers local services, events, locations and e-learning in one web portal, www.sbcontario.ca, to increase awareness and access to supports available for small businesses as they recover from the economic impact of COVID-19.

-30-

Media Contact:

Stephen Thompson
Chief Executive Officer
Sarnia-Lambton Economic Partnership
519-332-1820
stephen@sarnialambton.on.ca



Lambton Public Health
160 Exmouth Street
Point Edward, ON N7T 7Z6

Telephone: 519-383-8331
Toll free: 1-800-667-1839
Fax: 519-383-7092
www.lambtonpublichealth.ca

NEWS RELEASE

For Immediate Release

Lambton COVID-19 Immunization Task Force Update – May 25

Wednesday, May 26, 2021

Point Edward, ON – The Lambton COVID-19 Immunization Task Force met Tuesday, May 25 to discuss updates to the COVID-19 vaccine rollout plan in Lambton County. Here are some highlights from the meeting:

To date, a total of 68,755 doses of COVID-19 vaccine have been administered to residents of Lambton County by public health, hospitals, primary care and pharmacies. That represents 58.7 percent of adults aged 18+ in Lambton County who have received one or more doses.

Last Tuesday, Lambton Public Health opened vaccine registration at the Point Edward Arena to individuals 12 years of age and older. Simultaneously, registration also opened at all local fixed site clinics for individuals 18 years of age and older (or those turning 18 in 2021). To date, over 2,800 individuals aged 12 to 17 years old have booked vaccination appointments.

If you're eligible and would like to schedule an appointment, please go to Lambton Public Health's [Registration](#) page. **Please be patient as clinics are booking up quickly. If clinics are fully booked, check back often. Additional clinics will be added as vaccine supply is confirmed.**

First doses have been completed to the majority of those included in [Phase 1](#) and [Phase 2](#) of the Provincial Government's COVID-19 Immunization Rollout.

In addition, Lambton Public Health has been contacting individuals who are [medically eligible](#) for a reduced second dose interval along with a large number of eligible [High-Risk Healthcare workers](#), dialysis patients and all First Nations, Inuit and Metis individuals to book their second dose appointments. As such, LPH is temporarily opening the mass immunization clinic at the Clearwater Arena to administer second doses to High-Risk Healthcare workers for one day only on May 31, 2021. This will serve as a test run for the facility, to ensure client flow and processes are fully functional. **The clinic is open for appointments by invitation only. The clinic is not currently open to the public.** The Clearwater Arena clinic has been set up in partnership with the City of Sarnia and other sponsors as a backup site for additional capacity if/when substantial and sustained vaccine allocations are confirmed.

Lambton Public Health is also developing a strategy to ensure every Lambton County resident receives a second dose of a COVID-19 vaccine at an appropriate time, and will invite residents directly to book their second dose appointments soon in the order they were administered.

In an effort to inform and maintain local vaccination records, Lambton Public Health released a survey to the residents of Lambton County earlier today to gather information regarding COVID-19 vaccinations administered out-of-province and out-of-country. Those that received vaccinations outside of Ontario and maintain a full-time or seasonal residence within Lambton County are asked to complete the survey on the [Vaccination Reporting](#) page of Lambton Public Health's website.

...More

On Thursday, May 27 at 8:30 a.m., Dr. Ranade is participating in another live Q&A Community Call-in Radio Show with CHOK's Sue Storr. Tune into [CHOK](#) to listen live or call into the radio program to ask your question at 519-464-1070. Further information can also be found on LPH's [Events](#) page.

Some local pharmacies are beginning to offer the Pfizer vaccine to their clients. To find a local pharmacy nearest you or for further information please go to the Ontario Government's [pharmacy locator](#).

Residents with COVID-19 vaccine inquiries or those who are having difficulty booking their COVID-19 vaccination appointment online are asked to call LPH's dedicated Vaccine Call Centre which is open from Monday to Friday, 9:00 a.m. to 4:00 p.m. **The new Vaccine Call Centre can be reached at 226-254-8222** or visit the [Contact Us](#) page on [LambtonPublicHealth.ca](#).

For the latest updates on Lambton County's COVID-19 Immunization Rollout please visit [GetTheVaccine.ca](#).

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Please contact:

LPH-media-inquiries@county-lambton.on.ca

The Lambton COVID-19 Immunization Task Force is a group dedicated to the safe, comprehensive, effective, efficient and equitable rollout of the COVID-19 vaccine in Lambton County. Led by Lambton Public Health, the group consists of key stakeholders critical to the success of the plan including: Bluewater Health, Emergency Medical Services, Primary Care, Community Emergency Management Coordinators from the City of Sarnia, Village of Point Edward and County of Lambton, Aamjiwnaang First Nation, Kettle and Stony Point First Nation, and Walpole Island First Nation. The Task Force works to make vaccinations available to eligible populations in alignment with the Province of Ontario's [COVID-19 Vaccine Distribution Plan](#).



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NEWS RELEASE

For Immediate Release

Local Survey Launched for Out-of-Province Vaccinations

Wednesday, May 26, 2021

Point Edward, ON – In an effort to inform and maintain local vaccination records, Lambton Public Health (LPH) is releasing a survey to the residents of Lambton County today to gather information regarding COVID-19 vaccinations administered out-of-province and out-of-country.

Those who have received vaccinations outside of Ontario and maintain a full-time or seasonal residence within Lambton County are requested to complete the survey on the Vaccination Reporting page of Lambton Public Health's website.

The purpose of the survey is to gather and store information about vaccines administered to residents of Lambton County outside of the Province of Ontario, as the current Government of Ontario vaccination database (COVAX) does not permit out-of-province entries at this time.

The information gathered in the survey will be kept confidential by Lambton Public Health until it can be transferred to the Provincial database. Once the Provincial vaccination database permits, eligible residents of Lambton County who completed the survey will be contacted by Lambton Public Health to confirm the information gathered and provide further proof of vaccination.

This survey is only intended for use by full-time and seasonal residents of Lambton County who have received at least one dose of a COVID-19 vaccine outside of the Province of Ontario. Please only complete the survey if you are eligible.

For those individuals who have received one dose of a COVID-19 vaccine outside of Ontario/Canada, and need to receive a second dose in Lambton County, please complete the survey and contact the Vaccine Call Centre directly to book your second dose appointment. Those who have been fully vaccinated out-of-province do not need to contact the Vaccine Call Centre. However, Lambton Public Health requests that those who have been fully vaccinated outside of Ontario/Canada complete the survey at their earliest convenience.

If you have further questions please contact Lambton Public Health's Vaccine Call Centre from Monday to Friday (9:00 a.m. to 4:00 p.m.) at 226-254-8222.

-30-

Please contact:

LPH-media-inquiries@county-lambton.on.ca



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NEWS RELEASE

For Immediate Release

Protect Yourself, Your Family and Your Pets Against Tick Bites

Thursday, May 27, 2021

Point Edward, ON – Lambton Public Health is reminding area residents to protect themselves and their families against ticks and Lyme disease when outdoors.

Lyme disease is spread by the bite of an infected blacklegged tick; a tiny, slow-moving bug about the size of a sesame seed. Ticks live in wooded areas and fields, and attach themselves to a person or animal that brushes against plants, bushes or tall grass. Once attached, ticks feed on blood; most people never feel the bite.

"Not all blacklegged ticks carry the bacteria," said Matthew Butler, Health Protection Supervisor for Lambton Public Health. "Even if the tick is positive, the risk of getting Lyme disease is low."

The American dog tick is the most common tick in Lambton, and it is not an efficient transmitter of Lyme disease. Dog ticks are larger in size (about the size of a pencil eraser).

To protect against tick bites:

- **Be prepared** - Use bug spray with DEET and wear long sleeves and pants when walking outdoors
- **Check for ticks** – Once you return home look for ticks on you, your family members and pets
- **Know the symptoms** – Some people may experience a rash, fever and aches

If you find a tick, use tweezers to grasp the tick's head as close to the skin as possible and pull straight out using steady pressure. **DO NOT** twist, squeeze or burn the tick. Prompt removal of ticks helps prevent Lyme disease. When detected early, Lyme disease is easily treated with antibiotics.

The most common symptom is an expanding skin rash that can appear between three to 30 days after a tick bite. Anyone who develops symptoms after being bitten by a tick should see a healthcare provider.

Blacklegged ticks have been found in areas of Lambton County. For instance, the Pinery Provincial Park has a confirmed population of blacklegged ticks.

Due to COVID-19, Lambton Public Health is not accepting ticks for identification purposes at this time. Clients may submit ticks to eTick.ca for identification. Only ticks found on humans should be sent for identification.

Learn about precautions to [prevent tick bites](#) and [how to safely remove a tick](#) at LambtonPublicHealth.ca or visit ontario.ca/lyme for more information about Lyme disease.

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Please contact:

LPH-media-inquiries@county-lambton.on.ca

www.lambtononline.ca





Western
Sarnia-Lambton
Research Park

Western Sarnia-Lambton Research Park
1086 Modeland Road
Sarnia, ON N7S 6L2

Telephone: 519-383-8303
Fax: 519-332-6862

NEWS RELEASE

For Immediate Release

Strengthening Relationships with Western University

Monday, May 31, 2021

Sarnia, ON – The Western Sarnia-Lambton Research Park and Western University are strengthening their partnership.

The County of Lambton Community Development Corporation and Western University have renewed their affiliation agreement in an effort to enhance collaborations across the two regions.

Dr. Katherine Albion, Executive Director of the Western Sarnia-Lambton Research Park, has also been appointed Acting Executive Director of the Western Research Parks for a six-month term, in addition to her current portfolio.

The Western Research Parks – which include the Sarnia-Lambton campus, and the Discovery Park and Advanced Manufacturing Park in London – serve as a link between academics and commerce. They collaborate through affiliation programs, joint marketing efforts and strategic planning to increase economic development opportunities and job creation in areas such as the chemistry and energy sectors.

“This is an exciting time for the Western Research Parks,” said Dr. Albion. “We are seeing tremendous growth of research and commercialization across all three campuses. Our Sarnia-Lambton Research Park looks forward to working more closely with our partners at Western to strengthen our relationships to advance research and economic development opportunities in our communities and region.”

The Western Sarnia-Lambton Research Park was created in November 2003 with the inception of the County of Lambton Community Development Corporation, owned by the County of Lambton. The Research Park manages and operates the property owned by the CLCDC. It boasts 270,000 square feet of leasable area. In addition to labs and research space, it is home to a number of high-profile tenants, including Nova Chemicals, Enbridge, the Sarnia-Lambton Economic Partnership, and Worley.

-30-

Please contact:

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NEWS RELEASE

For Immediate Release

Lambton Public Health Announces Second Dose Vaccine Strategy

Monday, May 31, 2021

Point Edward, ON – Lambton Public Health (LPH) is happy to report the region's vaccine rollout is expanding to offer second doses of a COVID-19 vaccine to the eligible individuals ahead of Health Canada's 16-week interval timeline, which was originally created to prioritize first doses.

Second dose administration will be distributed according to the age-based and priority sequencing of first doses. As such, LPH is cancelling and re-scheduling **all** existing second dose appointments in an effort to re-prioritize and re-book second doses in succession.

Individuals who are 80 years of age and older, or who received their first dose of a COVID-19 vaccine on or before March 16, are now eligible to book their second dose appointment. You will be contacted directly via email or phone to schedule your second vaccine. If you were immunized during this time period and have not been contacted by end of day today, please call LPH's Vaccine Call Centre from Monday to Friday (9:00 a.m. to 4:00 p.m.) at 226-254-8222 or visit the [Contact Us](#) page on LambtonPublicHealth.ca.

Please do not call the Vaccine Call Centre unless you are 80 years of age and older, or you received your first vaccine during the allotted time period (on or before March 16, 2021).

Based on vaccine supply to the region, LPH will continue to book second dose appointments in increments moving forward, **and following the order in which first doses were administered.** Residents of Lambton County will be notified of their eligibility to book directly (via email/phone). Announcements will also be made via our weekly Task Force news release, website and social media channels.

Please be patient as our clinics are booking up quickly. If clinics are fully booked, check back often. Additional clinics will be opened as vaccine supply is confirmed.

Lambton Public Health also continues to prioritize individuals who are medically eligible for a reduced second dose interval, along with a large number of eligible High-Risk Healthcare workers, all First Nations, Inuit and Metis individuals to book their second dose appointments.

For the latest updates on Lambton County's COVID-19 Immunization Rollout please visit GetTheVaccine.ca.

-30-

Please contact:

LPH-media-inquiries@county-lambton.on.ca



Cultural Services Division
 Lambton County Archives
 787 Broadway Street, Box 3100
 Wyoming, ON N0N 1T0

Telephone: 519-845-5426
 Toll-free: 1-866-324-6912
 Fax: 519-845-0700
www.lambtonmuseums.ca

NEWS RELEASE

For Immediate Release

Lambton County Archives Shares Young Canuckstorian Project: Hometown Heroes

Tuesday, June 1, 2021

Wyoming, ON – Lambton County Archives is pleased to share a new collaborative community project called “The Young Canuckstorian Project: Hometown Heroes”.

In light of the recent pandemic and the courageous work done by brave frontline workers, The Young Canuckstorian Project: Hometown Heroes celebrates some of the outstanding community leaders from Lambton’s past. The project is spearheaded by local author and illustrator Mickey Maple, whose alter ego is Mike Collier, a recent Premier’s Award Nominee from Lambton College.

Over the last six months, the Project Team has assisted young writers, deemed “Canuckstorians” to research and write scripts for 20 animated videos celebrating local community leaders from the past. Each two minute video features animated versions of the Young Canuckstorians who share fascinating local stories. Some of the spotlighted community leaders include: Sadie Knowles, Roy Caley, Doc Dougall, and Deo Suzuki, among others.

The productions are dual purpose, serving as a tool for historical societies and other institutions to increase their awareness and visibility in the community, as well as a social studies curriculum resource for Lambton Kent District School Board.

“It’s been wonderful to witness this project come to light,” said Nicole Aszalos, Archivist/Supervisor for Lambton County Archives. “The Archives is honoured to support this innovative project which aims to engage youth with local history and inspire future research and learning.”

This community project was made possible with support from the Creative County Grant Program, and in collaboration with Lambton County Museums & Archives, local historical societies, and Lambton Kent District School Board.

The videos will be made available on [The Young Canuckstorian Youtube channel](#) and the [Lambton County Archives Blog](#). Additionally in the coming months, Lambton County Archives will highlight a weekly video on their [Facebook page](#). To learn more about this exciting project, visit the [Lambton County Archives website](#).

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Please contact:

Nicole Aszalos

Archivist/Supervisor, Lambton County Archives
 County of Lambton



Office of the Chief Administrative Officer
789 Broadway Street, Box 3000
Wyoming, ON N0N 1T0

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Toll-free: 1-866-324-6912
Fax: 519-845-3160

NEWS RELEASE

For Immediate Release

Council Highlights

Thursday, June 3, 2021

Wyoming, ON – Lambton County Council held their regular meeting via videoconference on Wednesday, June 2, 2021. At this meeting, Lambton County Council:

- Received an update from Lambton County Medical Officer of Health, Dr. Sudit Ranade, regarding the current COVID-19 situation in Lambton County.
- Heard presentations from:
 - Judith Morris, Mehdi Sheikhzadeh, and Rob Kardas of Lambton College, regarding Lambton College's Post-COVID Strategy: Project Momentum.
 - Sarah Duplisea, Administrative Assistant, Treasurer, Peacekeeper Park, seeking land to relocate the Memorial/Outdoor Training Centre. Council instructed staff to consult with local municipalities, private property owners, and the local Conservation Authorities regarding potential lands in the County for the relocation of Peacekeeper Park and report back within 90 days.
 - Stephen Thompson, Chief Executive Officer, Sarnia-Lambton Economic Partnership (SLEP) and Katherine Walker, Chair, SLEP, regarding the operations and governance of SLEP.
 - Valerie Colasanti, General Manager, Social Services, regarding an update on homelessness prevention in the community. Council instructed staff to thank the Province for the Social Services Relief Funding received during the COVID-19 pandemic and ask the Province to extend this funding to the end of 2022 to assist the increased homeless population to find safe, affordable housing.
- Instructed staff to bring a report regarding better protection for County woodlands.
- Authorized entering into a standing Memorandum of Understanding with Lambton College to open up additional research and development resources to the County and foster collaboration and partnerships, on a project-by-project basis.
- Instructed staff to contact the Ministry of Transportation (MTO) to establish options on how to proceed with illumination at the intersection of Highway 40 and Bentpath Line.
- Adopted an Acknowledgement of Ancestral Lands Statement, and the associated Land Acknowledgement Policy. The intent of this statement is to recognize the traditional and treaty territories of Indigenous peoples. Such acknowledgement demonstrates respect for neighbouring First Nations communities, which is essential in strengthening relationships and moving towards meaningful reconciliation.



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NEWS RELEASE

For Immediate Release

Lambton Public Health Expands Eligibility for COVID-19 Vaccine Second Doses

Friday, June 4, 2021

Point Edward, ON – Individuals who are 75 years of age and older or those who received their first dose of a COVID-19 vaccine on or before March 31 are now eligible to book their second dose vaccination appointments. In addition, residents who received a first dose of the AstraZeneca vaccine within the same time period (on or before March 31) or are 75 and older may also choose to book a second dose appointment for another approved COVID-19 mRNA vaccine (i.e. Pfizer or Moderna depending on availability).

NACI (National Advisory Committee on Immunization) and the Province of Ontario recently updated their recommendation on the inter-changeability of COVID-19 vaccines for second doses following studies from Germany, the UK, and Spain saying:

- If the first dose was the AstraZeneca (COVISHIELD) vaccine, NACI recommends to receive either the same vaccine or an mRNA vaccine (Pfizer-BioNTech, Moderna) for the second dose.
- If the first dose was an mRNA vaccine (Pfizer-BioNTech, Moderna), NACI recommends that the same vaccine product be offered for the second dose.
- If the same mRNA vaccine is not readily available or unknown, another mRNA vaccine can be considered interchangeable and should be offered for the second dose.

Alternatively, residents may also choose to receive a second dose of the AstraZeneca vaccine, through pharmacies as available.

You will be contacted directly via email or phone to schedule your second vaccine. If you are age 75 and older or were immunized during this time period and have not been contacted by end of day today, please call Lambton Public Health's Vaccine Call Centre from Monday to Friday (9:00 a.m. to 4:00 p.m.) at 226-254-8222 or visit the [Contact Us](#) page on LambtonPublicHealth.ca.

Please do not call the Vaccine Call Centre unless you are 75 years of age and older, or you received your first COVID-19 vaccine (Pfizer, Moderna or AstraZeneca) during the allotted time period (on or before March 31, 2021). Vaccine Call Centre volumes are extremely high this week. If you are unable to reach us, please call back.

Second dose administration is being distributed according to the age-based and priority sequencing of first doses. As such, LPH is re-scheduling **all** existing second dose appointments in an effort to re-prioritize and re-book second doses in succession.

Based on vaccine supply to the region, Lambton Public Health will continue to book second dose appointments in increments moving forward, and following the order in which first doses were administered. Residents of Lambton County will be notified of their eligibility to book directly (via email/phone). Broader communications will also be made via weekly news releases, website and social media channels.

...**More**

Please be patient as our clinics are booking up quickly. If clinics are fully booked, check back often. Additional clinics will be opened as vaccine supply is confirmed.

Lambton Public Health also continues to prioritize individuals who are medically eligible for a reduced second dose interval, along with a large number of eligible High-Risk Healthcare workers, all First Nations, Inuit and Metis individuals to book their second dose appointments.

For the latest updates on Lambton County's COVID-19 Immunization Rollout please visit [GetTheVaccine.ca](https://getthevaccine.ca).

-30-

Please contact:

LPH-media-inquiries@county-lambton.on.ca



Cultural Services Division
Lambton Heritage Museum
10035 Museum Road
Grand Bend, ON N0M 1T0

Telephone: 519-243-2600
Fax: 519-243-2646
www.lambtonmuseums.ca

NEWS RELEASE

For Immediate Release

"Heritage Sarnia-Lambton Hosts Upcoming Heritage Hour Talk"

Friday, June 4, 2021

Grand Bend, ON - The museums of Lambton County that make up Heritage Sarnia-Lambton will be hosting a new virtual *Heritage Hour*, Thursday, June 17th at 7pm. This panel presentation, titled *On the Lam in Lambton*, will explore criminal accounts that have befallen Lambton's communities. Museum professionals will discuss scofflaws to the downright illegal that have sensationalized Lambton's dark underbelly.

"There have been radical moments in Lambton's history that may come as a shock to many" said Erin Dee-Richard, Curator/Supervisor, Oil Museum of Canada, National Historic Site. "In this talk, museum professionals will shed light on those monumental dark moments and reflect on their consequences," said Dee-Richard.

Representatives from museums across the County will take part, including Dana Thorne (Lambton Heritage Museum), Nicole Aszalos (Lambton County Archives), Laurie Mason (Moore Museum), David McLean (Forest Museum), Kailyn Shepley (Sombra Museum) and as well as local history expert Greg Stott (Historian, University College of the North).

Heritage Hour is free and pre-registration is required. You can register for this virtual event [here](#).

Over the past year Heritage Sarnia Lambton has provided interesting and engaging presentations highlighting Lambton's history including *Lambton Calamities*, *Home and Away*, *Fun in the Sun* and *Living Now & Looking Back*, recordings of which can be found on the [website](#). The final talk in this series for the year will be *Lambton's Haunted History*, scheduled for Thursday, October 21st.

-30-

Please contact:

Erin Dee-Richard
Curator/Supervisor, Oil Museum of Canada
County of Lambton
519-834-2840
erin.dee-richard@county-lambton.on.ca



Lambton Public Health
160 Exmouth Street
Point Edward, ON N7T 7Z6

Telephone: 519-383-8331
Toll free: 1-800-667-1839
Fax: 519-383-7092
www.lambtonpublichealth.ca

NEWS RELEASE

For Immediate Release

Second Dose Registration Open to Individuals 70 Years of Age and Older

Monday, June 7, 2021

Point Edward, ON – Individuals who are 70 years of age and older or those who received their first dose of a COVID-19 vaccine on or before April 18 are now eligible to book their second dose vaccination appointments.

You will be contacted directly via email or phone to schedule your second vaccine. If you are age 70 and older or were immunized during this time period and have not been contacted by end of day today, please call our Vaccine Call Centre from Monday to Friday (9:00 a.m. to 4:00 p.m.) at 226-254-8222 or visit the [Contact Us](#) page on LambtonPublicHealth.ca.

Please do not call the Vaccine Call Centre unless you meet the eligibility requirements:

- 70 years of age and older; or
- You received your first COVID-19 vaccine (Pfizer, Moderna or AstraZeneca) during the allotted time period (on or before April 18, 2021).

Please note: Vaccine Call Centre volumes are extremely high at this time. If you are unable to reach us, please call back and continue to check your email for options to register online.

In addition, residents who received a first dose of the AstraZeneca vaccine within the same time period (on or before April 18) or are 70 and older may also choose to book a second dose appointment for another approved COVID-19 mRNA vaccine (i.e. Pfizer or Moderna depending on availability). Learn more about recent announcements from the [NACI \(National Advisory Committee on Immunization\)](#) and the [Province of Ontario](#) to support these recommendations.

Alternatively, residents may also choose to receive a second dose of the AstraZeneca vaccine, through pharmacies as available.

Second doses are being scheduled according to the age-based and priority sequencing of first doses. As such, Lambton Public Health is re-scheduling **all** existing second dose appointments in an effort to reduce the interval between first and second dose for as many individuals as possible.

Based on vaccine supply to the region, Lambton Public Health will continue to book second dose appointments in increments moving forward, and following the order in which first doses were administered. Residents of Lambton County will be notified of their eligibility to book directly (via email/phone). Broader communications will also be made via weekly news releases, website and social media channels.

Please be patient as our clinics are booking up quickly. If clinics are fully booked, check back often. Additional clinics will be opened as vaccine supply is confirmed.

...More

Lambton Public Health also continues to prioritize individuals who are medically eligible for a reduced second dose interval, along with a large number of eligible High-Risk Healthcare workers, all First Nations, Inuit and Metis individuals to book their second dose appointments.

For the latest updates on Lambton County's COVID-19 Immunization Rollout please visit [GetTheVaccine.ca](https://getthevaccine.ca).

-30-

Please contact:

LPH-media-inquiries@county-lambton.on.ca



ONLINE TRAINING

May 26, 2021



**Leading Through Crisis
Strengthening Personal Resilience
New Dates Added!
June 17 & September 16, 2021**

AMO and LOOMEX are offering two additional dates for the *Leading Through Crisis: Strengthening Personal Resilience* training - June 17th and September 16th.

As the pandemic wears on, leaders can become worn down. AMO has joined with the Loomex Group to offer training that provides tools for elected officials to build resilience and strength in providing leadership through and beyond COVID-19.

Pandemic fatigue is impacting organizational leaders. Stress is building.

While positive news about vaccines gives new hope, it does not change the fact that people may be struggling—and it could be the case for many months to come. Leaders need opportunities to restore and care for their well-being. In response to the need for self-care and wellbeing for those in leadership positions, the Loomex Group are facilitating a one-day, virtual workshop to support the strengthening of personal resilience for municipal leaders. The Loomex Group facilitators bring a wealth of experience in dealing with high-stress situations and have an acute awareness of the strategies that support resilience.

This virtual and experiential workshop will explore:

- healing exercises facilitated by an Indigenous community leader
- how to cultivate personal resilience and mindful leadership
- crisis communication tools
- supports required to move forward.

Registration is limited and on a first come first serve basis.

Dates: Thursday, June 17, 2021, and Thursday, September 16, 2021

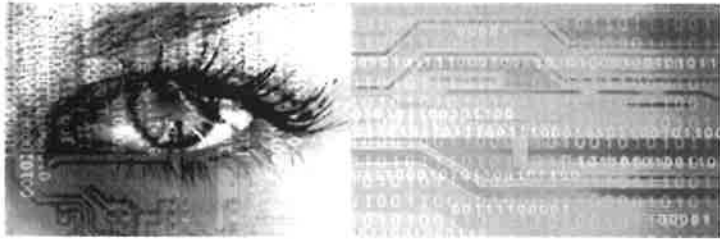
Time: 9:00 a.m. - 3:00 p.m. EST

Registration Fee: \$225 + HST*

Register: [Here](#)

Cancellation fee: \$50.00

Please submit any questions to AMO Events: events@amo.on.ca



May 27, 2021

In This Issue

- Apply for an AMO Federal Gas Tax Award!
- Province launches consultation on Land Use Compatibility Guidelines.
- Housing Supply Challenge Round 2.
- Second date added for *Human Rights and Equity*.
- Delegation request deadline fast approaching.
- Second training date added for *Leading Through Crisis*.
- Space still available for AMO's Land Use Planning workshops.
- Joint Health and Safety Committee eLearning bundle training.
- Seven simple tips to win your excel battle.
- Safe sidewalks for healthy communities.
- Municipal Group Buying Program: A new face.
- Energy reporting deadline is approaching.
- Careers: Thunder Bay, Simcoe County and Parry Sound DSSAB.

AMO Matters

Has your community financed an innovative, exciting, or impactful infrastructure project with the federal Gas Tax Fund? Apply for an AMO Federal Gas Tax Award to celebrate your municipality's efforts!

Provincial Matters

The Ministry of the Environment, Conservation and Parks has posted a proposed Land Use Compatibility Guideline for consultation (ERO 019-2785) until July 3; municipal webinars are also being organized (June 2: registration; June 9: registration; and June 16: registration).

Federal Matters

Local governments, and other eligible organizations may apply to Round 2 of the Housing Supply Challenge for up to \$75,000 to prototype their solutions. Applicant support consultations are now open.

Eye on Events

2020 was an historical moment for laying bare the necessity to honestly and transparently face the issues of human rights, diversity, equity and inclusion. AMO has developed training to help members better understand these important and complex issues along with their roles and obligations. AMO has added a second date for this in demand training. Space is limited.

Delegation meetings are a key feature of the AMO Conference. To request meetings as part of your AMO 2021 Conference experience, visit the Conference [website](#) and click on the “Delegations” tab before **June 4**. Don’t forget, you must be a registered delegate to participate.

AMO and the Loomex Group are offering training that provides tools for elected officials to build resilience and strength in providing leadership through and beyond COVID-19. *Leading Through Crisis: Strengthening Personal Resilience* training is now also being offered on June 17, 2021. This important training has limited capacity, [register today](#).

Join this 3 hour workshop on May 27 or June 3 to learn the fundamentals of planning and your important role as an elected official in decision making. [Register here](#).

4S Consulting Services, AMO’s occupational health and safety service partner, is offering [JHSC online training](#) at member [preferred pricing](#). Use the code **AMO2021** at checkout.

LAS

Do you cringe at the thought of having to use Excel? Aliya, our Energy Billing & Settlement Clerk, has written the [latest blog on simple ways to use Excel](#) so you can keep your sanity.

Safe sidewalks are an important part of any active community. A [sidewalk assessment through LAS](#) provides a detailed analysis of your sidewalk network, including trip hazards and accessibility compliance. Know the condition of your pedestrian infrastructure to get the most out of your maintenance budgets. [Contact Tanner](#) for a free quote.

Mark your calendars! Stay tuned for our **big reveal on June 1**. Exciting changes are coming to the face of our [Municipal Group Buying Program](#).

The Ministry of Energy, Northern Development and Mines is now accepting [O. Reg. 507/18](#) annual energy reports. Reporting is for the energy used in 2019 and due by July 1, 2021. Ministry information [webinars](#) will be on June 9 and 23. For any questions, email BPSsupport@ontario.ca.

Careers

Property Agent - City of Thunder Bay. Division: Realty Services. Competition No.: DEV-36-21. Job Type: Full-Time. [Application forms](#) must reference the competition number and be submitted to Human Resources by 11:59 p.m. on the closing date of June 1, 2021.

Community Paramedicine Program Manager - County of Simcoe. Reference Code: 1273. Closing Date: June 4, 2021. Employment Status: Temporary, Full Time. Location: Midhurst. Reports to: Deputy Chief Operations. To view the job description



June 1, 2021

AMO Policy Update – Stay at Home Orders to Expire Tomorrow with COVID-19 Restrictions Still in Place

Ontario's Stay-at-Home order will expire tomorrow on June 2, 2021. When it does, all other public health and workplace measures will remain in place provincially until Ontario enters Step One of the Roadmap to Reopen, at which point some restrictions will ease with an initial focus on outdoor settings. Step One is expected around June 14th, depending on the state of the COVID-19 metrics at that time.

As you may remember, on April 7, 2021 the Ontario government declared a provincial emergency and issued a Stay-at-Home order as well as enhanced public health measures given the rapid rise of COVID-19 transmission rates with the new variants. This order required everyone to stay at home except for the purposes set out in the order, such as exercise, going to the grocery store or pharmacy, or accessing health care services. However, once the Stay-at-Home order expires on June 2, these restrictions will no longer be in effect.

That said, all other existing measures will remain in place provincially, including restrictions on gatherings, businesses, services, and activities. This includes limiting indoor gatherings to households only and outdoor gatherings to up to five people, subject to limited exceptions, maintaining a cap of 25 per cent capacity for essential retail where only certain goods are permitted to be sold, restricting non-essential retail to curbside pickup and delivery only, as well as limiting short-term rentals to individuals in need of housing and allowing Ontario Parks and campgrounds on public lands to be used for day use only, subject to limited exceptions.

People also will be able to leave home to travel within the province to a secondary residence for any reason, however, they are not permitted to host members of another household indoors except for a person from another household who lives alone or a caregiver.

A summary of restrictions can be found on the Province's "Reopening Ontario" webpage, which provides details on what public health measures are in place before the Province enters Step One of the Roadmap to Reopen.

With the expiry of the Stay-at-Home order, emergency order O. Reg 266/21 (Residential Evictions) will also expire on June 2, 2021. Emergency orders currently in

effect under the *Emergency Management and Civil Protection Act* have been extended until June 16, 2021 such as:

- [O. Reg. 8/21 Enforcement of COVID-19 Measures](#)
- [O. Reg. 55/21 Compliance Orders for Retirement Homes](#)
- [O. Reg. 272/21 Transfer of Hospital Patients](#)
- [O. Reg. 288/21 Closure of Public Lands for Recreational Camping](#)
- [O. Reg. 293/21 Persons Entering Ontario From Manitoba or Quebec](#).

AMO's [COVID-19 Resources](#) page is being updated continually so you can find critical information in one place. Please send any of your municipally related pandemic questions to covid19@amo.on.ca.



June 3, 2021

In This Issue

- Apply for an AMO Federal Gas Tax Award!
- Province launches consultation on Land Use Compatibility Guidelines.
- Housing Supply Challenge Round 2.
- Second date added for *Human Rights and Equity*.
- Delegation request deadline is tomorrow - June 4.
- Second training date added for *Leading Through Crisis*.
- Space still available for AMO's Land Use Planning workshop on June 3.
- Joint Health and Safety Committee eLearning bundle training.
- Save the date - Municipal Cyber Security Forum.
- Introducing the Canoe Procurement Group!
- One month until Energy Reporting deadline.
- Careers.

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Delegation meetings are a key feature of the AMO Conference. To request meetings

as part of your AMO 2021 Conference experience, visit the Conference [website](#) and click on the “Delegations” tab before **June 4**. Don’t forget, you must be a registered delegate to participate.

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Join this 3 hour workshop to learn the fundamentals of planning and your important role as an elected official in decision making. [Register here](#).

4S Consulting Services, AMO’s occupational health and safety service partner, is offering [JHSC online training](#) at member [preferred pricing](#). Use the code **AMO2021** at checkout.

Join AMO and the Municipal Information Systems Association of Ontario (MISA-ON) this fall as we co-host our 2nd annual Municipal Cyber Security Forum. Learn from leading experts and peers about the shared responsibility of cyber security and how you can build cyber security resiliency across your municipality and organization. Save the date: October 14, 2021. Fee: \$50.

LAS

Have you heard? LAS is proud to introduce the [Canoe Procurement Group](#)! As a founding partner, we are happy to announce the new logo and name which now represents our united group buying organization!

Annual energy reports under [O. Reg. 507/18](#) are due to the Ministry of Energy, Northern Development and Mines on July 1, 2021. Now is a good time to [log in to their portal](#) and submit your 2019 consumption values. Ministry information [webinars](#) will be on June 9 and 23. Questions, email BPSsupport@ontario.ca.

Careers

[Director, Housing Programs Branch - Ministry of Municipal Affairs and Housing](#). As the Director of the Housing Programs Branch, you will have the opportunity to affect change and have a lasting impact on the lives of Ontarians. You will act as a strategic partner across a vast array of stakeholders. Please [apply online, only](#), by Thursday, June 10, 2021. Faxes are not being accepted at this time.

[RFP - Community Recreational Needs Assessment - Town of Goderich](#). The Town is soliciting proposals from professional qualified consultants for the development of a comprehensive Community Recreational Needs Assessment. The Needs Assessment will be used to guide Council and staff on the long-term and future needs of recreation. Proposals must be submitted no later than 12:00 noon, Local Time, Friday, June 11, 2021 to: Town of Goderich, 57 West St., Goderich ON, N7A 2K5, Attention: Andrea



June 3, 2021

AMO Policy Update – Blue Box Regulation Released and Province Easing Restrictions on Long-Term Care

Blue Box Regulation for Full Producer Responsibility Transition

The Province today released the regulation to transition the Blue Box to full producer responsibility. This transition will occur between July 1st, 2023 and the end of 2025. It will move Ontario forward with better environmental and economic outcomes.

This is an important milestone for municipalities and for Ontario's environment. Municipal governments are ready to implement this transition to full producer responsibility smoothly and seamlessly.

"These changes to the Blue Box program reflect the most important advances in waste diversion since the program was created two decades ago," said AMO President Graydon Smith. "It will save property taxpayers \$150 million a year and lead to better, more innovative, and sustainable packaging practices."

The final regulation includes the following provisions:

- establishment of a province-wide common collection system that transitions all current municipal programs and expands servicing to:
 - all communities regardless of size (except Far North)
 - all residential dwelling types
 - all schools
 - all publicly run retirement homes and long-term care facilities, and
 - more public spaces.
- an enhanced and standardized list of materials that will need to be collected and recycled
- high, progressive, and enforceable targets
- certainty for planning to ensure a seamless transition.

We expect that the regulation will be posted on the Ontario e-laws site soon.

AMO has scheduled a webinar for municipal staff on Wednesday, June 9th from 12 noon to 2 pm to provide more details on the regulation and how municipalities can ensure they are prepared for the transition. Municipal staff can [register to attend this webinar now](#).

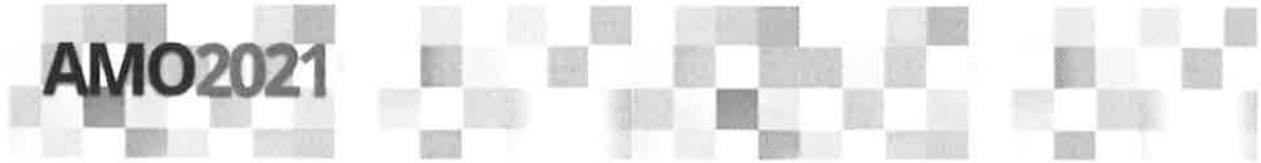
Province Easing Restrictions on Long-Term Care

Effective Wednesday, June 9th, the Ontario government [announced](#) it is easing some restrictions in long-term care homes. The purpose is to allow residents to have more social connections with family, friends, and other residents. The decision is due to high levels of vaccination in long-term care homes and improvements in key public health care indicators. Changes include:

- Residents who have been fully immunized can leave their long-term care homes for day and overnight social outings and trips.
- Residents with mobility limitations or health conditions (essentially, factors unrelated to weather) that make participating in outdoor visits highly unlikely or impossible may have one general visitor at a time inside the long-term care home, in addition to an essential caregiver.
- Regardless of resident and visitor vaccination status, brief hugs can now take place. Where both the resident and visitors are fully immunized, close physical contact, including handholding, can now safely take place. Residents and visitors are to adhere to public health measures in the home, including good hand hygiene and appropriate masking.

Further specific information is found in an updated Directive #3, as well as the Ministry of Long-Term Care's [visitor policy](#) and [guidance document](#). The government will monitor the ongoing situation in the vulnerable sector to protect health and safety and promote mental health and well-being.

AMO's [COVID-19 Resources](#) page is being updated continually so you can find critical information in one place. Please send any of your municipally related pandemic questions to covid19@amo.on.ca.



June 5, 2021

AMO 2021 Conference Can't Miss Program

For 2021, AMO is once again bringing to you, the issues that matter most. The following are just a sample of the sessions that will be available at this year's conference:

- Broadband
- Community Paramedicine
- Long-term Care Reform
- Ontario Health Teams
- Housing and Neighbourhood Revitalization
- Policing
- Economic Impacts of Climate Change
- Promoting the Best Interests of Children and Youth in Communities
- Conservation Authorities
- Community Benefits Agreements (CBAs)
- E-permitting for Building Officials
- Waste Diversion
- Local Impacts of Cannabis Production
- MPAC

AMO 2021 will also feature all the usual elements, including speeches by the Premier, opposition leaders and Ministers, along with three Ministers' forums.

This year's ***Path to Economic Recovery Panel*** features the **Honorable Peter Bethlenfalvy**, Minister of Finance and President of the Treasury Board who will share his perspectives and insights from his front row seat in Ontario's economic policy; well-known economist, writer, and Atkinson Fellow on the Future of Workers, **Armine Yalnizyan**, joins the panel for 2021 with important perspectives on the future of employment and economic participation and **Diane J Brisebois**, President and CEO of the Retail Council of Canada returns to the 2021 panel with perspectives on what conditions will be required to help ensure the recovery of Ontario's retail industry and, in turn, Ontario's economy. The panel will be moderated again this year by Steve Paikin, host of TVO's *The Agenda with Steve Paikin*.

This year's ***Women's Leadership Forum*** features a new lineup of distinguished leaders including Ontario's Lieutenant Governor **Elizabeth Dowdeswell**, groundbreaking parliamentarian and activist **Jean Augustine**, and MP for Saanich-Gulf Islands **Elizabeth May**. The forum will be moderated by **Nam Kiwanuka**, host of TVO's *The Agenda in the Summer*.

These are in addition to three amazing keynote speakers. **André Picard** will speak about his latest book, ***Neglected No More***, which takes a hard look at how our society came to embrace mass institutionalization, and lays out what can and must be done to improve the state of care for the elderly in Canada. **Sheila Watt-Cloutier** will address delegates on the social, cultural, and economic impacts of climate change and what that means for your communities. **Anthony McLean** will address issues of bias, inclusion, and mental health and their impacts on our institutions and the people around us. Additional information about our 2021 Keynote Speakers can be found on the [AMO conference site](#).

Register Today

To register, [click here](#). If you have questions that are not answered there, please send them to events@amo.on.ca

**Ministry of Municipal
Affairs and Housing**

Office of the Deputy Minister

777 Bay Street, 17th Floor
Toronto ON M7A 2J3
Tel.: 416 585-7100

**Ministère des Affaires
Municipales et du Logement**

Bureau du sous-ministre

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Tél. : 416 585-7100



May 27, 2021

MEMORANDUM TO: Municipal Chief Administrative Officers and Clerks

**SUBJECT: Three-Step Roadmap to Safely Reopen the Province of
Ontario and Amendment to Orders under the *Reopening
Ontario (A Flexible Response to COVID-19) Act (ROA)***

As you heard on May 20, 2021, from the Premier of Ontario, the government has released its Roadmap to Reopen, a three-step plan to safely and cautiously reopen the province and gradually lift public health measures.

As our municipal partners in the continued efforts to keep communities safe and healthy, I am writing today to make sure that you stay informed about the roadmap and the corresponding changes to orders under the *Reopening Ontario (A Flexible Response to COVID-19) Act (ROA)*.

It is important to note that the provincewide Stay-At-Home order under the Emergency Management and Civil Protection Act (EMCPA) remains in effect until June 2, 2021. However, the government has made changes to some of the existing orders under ROA that take effect prior to the end of the Stay-At-Home order.

Roadmap to Reopen

The Roadmap to Reopen is based on the provincewide vaccination rate and improvements in key public health and health care indicators. In summary:

- Step 1 is intended to focus on resuming outdoor activities with smaller crowds where the risk of transmission is lower and permitting retail with restrictions.
- Step 2 further expands outdoor activities and resumes limited indoor services with small number of people and with face coverings being worn.
- Step 3 expands access to indoor settings, with restrictions, including where there are larger numbers of people and where face coverings can't always be worn.

The government has indicated that the province will remain in each step for at least 21 days to evaluate any impacts on key public health and health system indicators. Vaccination thresholds will need to be met, along with positive trends in other key public health and health system indicators, in order to enter each respective step of the Roadmap.

To find out full details on the roadmap and its implementation, please review the [Roadmap to Reopen](#) on the Ontario government website.

Until the province moves to Step 1 of the roadmap, the rules and public health measures under the provincewide emergency brake must continue to be followed, subject to the following changes announced on May 20, 2021.

Outdoor Recreational Amenities

Several outdoor recreational amenities are permitted to open as of May 22, 2021 at 12:01 a.m. For a full list of these outdoor recreational amenities, please review [Ontario Regulation 344/21](#), and [Ontario Regulation 374/21](#), amendments to [Ontario Regulation 82/20](#) (Rules for Areas in Stage 1).

These outdoor recreational amenities may be open so long as:

- physical distancing of at least 2 metres is maintained; however, this physical distancing requirement does not apply to members of the same household, or a person who lives alone and has gathered with the household, or a caregiver for any member of the household;
- no team sports, or any other sports that are not compatible with physical distancing requirements, are practiced or played within the amenity, with limited exceptions; and,
- any locker rooms, changerooms, showers, clubhouses, restaurants, pools, meeting rooms, fitness centres or other recreational facilities on the premises remain closed, except to the extent they provide access to take-out or delivery services, equipment storage, a washroom or a portion of the amenity that is used to provide first aid.

In addition, any person responsible for a boat or watercraft shall ensure that, if it is used by a group for recreational purposes, it is only used by members of the same household, or a person who lives alone and has gathered with the household, or a caregiver for any member of the household.

Marinas, boating clubs and other organizations that maintain docking facilities for members or patrons may open provided that any clubhouse, restaurant, pool, communal steam room, sauna or whirlpool, meeting room, fitness centre or other recreational facility on the premises is closed to the public. Any portion of an area that must be closed that is used to provide first aid, used to provide take-out or delivery services, or contains a washroom may be open.

Lastly, social gatherings and organized public events of no more than five people that are held outdoors are permitted. The gathering limit does not apply to members of the same household, a gathering of a household plus one person who lives alone, or a gathering that includes a caregiver for any of those persons. All other public health and workplace safety measures under the Stay-at-Home order will remain in effect.

Overnight Camps

The government has made amendments to regulations pertaining to Rules for Areas in [Stage 1](#), [Stage 2](#) and [Stage 3](#) to permit the operation of overnight camps in Ontario. The amending regulations are as follows:

[Ontario Regulation 345/21 \(Rules for Areas in Stage 1\)](#)

[Ontario Regulation 347/21 \(Rules for Areas in Stage 2\)](#)

[Ontario Regulation 346/21 \(Rules for Areas in Stage 3\)](#)

Instructional Program in Post-Secondary Institutions

Ontario Regulation 348/21 updates the permitted fields/occupations where instructional programs may continue to operate in post-secondary institutions.

Enforcement of Orders

As a reminder, for offences under the ROA and EMCPA, police and other provincial offences officers, including First Nation Constables, special constables, and municipal by-law officers, have discretion to either issue tickets to individuals for set fine amounts or issue a summons under Part I of the Provincial Offences Act (POA) or to proceed under Part III of the POA by laying an information.

Police and other provincial offences officers, including by-law officers, have the authority to disperse gatherings or organized public events that are not complying with gathering/event limits; and all provincial offences officers, including by-law officers, can temporarily close premises where prohibited gatherings are occurring and require individuals to vacate.

As the province prepares to reopen, the ministry recognizes that collaboration amongst municipalities, public health units, police, local enforcement partners and our multi-ministry teams is important to ensure coordinated compliance and enforcement activities in an effort to continue the recent progress on reducing the presence of COVID-19 in our communities.

Yours truly,

A handwritten signature in black ink, appearing to read "K. Manson-Smith".

Kate Manson-Smith
Deputy Minister

**Ministry of Municipal
Affairs and Housing**

Office of the Deputy Minister

777 Bay Street, 17th Floor
Toronto ON M7A 2J3
Tel.: 416 585-7100**Ministère des Affaires
Municipales et du Logement**

Bureau du sous-ministre

777, rue Bay, 17^e étage
Toronto ON M7A 2J3
Tél. : 416 585-7100**June 2, 2021****MEMORANDUM TO: Municipal Chief Administrative Officers and Clerks****SUBJECT: Extension of Orders under the *Emergency Management
and Civil Protection Act (EMCPA)***

Today I am writing to you to share information about the extension and upcoming revocation of Orders under the *Emergency Management and Civil Protection Act (EMCPA)* that is consistent with the information provided to police chiefs in Ontario by the Ministry of Solicitor General on May 31, 2021.

The provincial declaration of emergency and Stay-at-Home Order (O. Reg. 11/21) under the EMCPA are set to expire on June 2, 2021. Public health unit regions (as defined in the *Health Protection and Promotion Act*) will continue to operate in the Shutdown Zone of Stage 1 (O. Reg. 82/20) as indicated under O. Reg. 363/20 of the *Reopening Ontario (A Flexible Response to COVID-19) Act, 2020 (ROA)*. The government expects to enter Step One of the Roadmap to Reopen – a three step plan to safely and cautiously reopen the province and gradually lift public health measures - the week of June 14, 2021.

Furthermore, the government has extended all Orders under the EMCPA, except for the following two orders, which will expire on June 2, 2021:

- O. Reg 265/21 (Stay-at-Home Order); and
- O. Reg 266/21 (Residential Evictions).

The extended Orders will remain in effect until June 16, 2021 unless further extended by the Lieutenant Governor in Council, who has the authority to further extend the emergency orders under the EMCPA for up to 14 days at a time.

The full list of Orders extended under O. Reg 25/21 of the EMCPA are as follows:

	Order in Council / Date Made	Previously Applicable Revocation Date	Current Revocation Date
1	Order in Council filed as O. Reg. 8/21 (Enforcement of COVID-19 Measures), made on January 12, 2021	June 2, 2021	June 16, 2021
2	Order in Council filed as O. Reg.	June 2, 2021	June 16, 2021

	Order in Council / Date Made	Previously Applicable Revocation Date	Current Revocation Date
	55/21 (Compliance Orders for Retirement Homes), made on February 5, 2021		
3	Order in Council filed as O. Reg. 271/21 (Work Redeployment for Local Health Integration Networks and Ontario Health), made on April 9, 2021	June 2, 2021	June 16, 2021
4	Order in Council filed as O. Reg. 272/21 (Transfer of Hospital Patients), made on April 9, 2021	June 2, 2021	June 16, 2021
5	Order in Council filed as O. Reg. 288/21 (Closure of Public Lands for Recreational Camping), made on April 15, 2021	June 2, 2021	June 16, 2021
6	Order in Council filed as O. Reg. 293/21 (Persons Entering Ontario From Manitoba or Quebec), made on April 16, 2021	June 2, 2021	June 16, 2021
7	Order in Council filed as O. Reg. 304/21 (Work Redeployment for Independent Health Facilities), made on April 21, 2021	June 2, 2021	June 16, 2021
8	Order in Council filed as O. Reg. 305/21 (Regulated Health Professionals), made on April 21, 2021	June 2, 2021	June 16, 2021
9	Order in Council filed as O. Reg. 317/21 (Agreements Between Health Service Providers and Retirement Homes), made on April 23, 2021	June 2, 2021	June 16, 2021

Enforcement of Orders

For offences under the ROA and EMCPA, police and other provincial offences officers, including First Nation Constables, special constables, and municipal by-law officers, have discretion to either issue tickets to individuals for set fine amounts or issue a summons under Part I of the Provincial Offences Act (POA) or to proceed under Part III of the POA by laying an information.

Police officers and other provincial offences officers have the authority to disperse gatherings or organized public events that are not complying with gathering/event limits and can temporarily close premises where prohibited gatherings or organized public events are occurring and require individuals to vacate.

Reporting

I also wanted to take the opportunity to remind municipalities that the Ministry of the Solicitor General continues to collect enforcement data that has been integral to

monitoring and measuring the impact of accelerated enforcement and compliance activities province wide. I encourage you to support the Ministry of the Solicitor General's efforts to collect enforcement data. You can find out more on how you may contribute to the Ministry of the Solicitor General's weekly data collection efforts by contacting Jeanette Gorzkowski or Keith Drakeford at jeanette.gorzkowski@ontario.ca or keith.drakeford@ontario.ca respectively.

I want to take this opportunity to once again thank you for your ongoing commitment to help keep our communities safe and healthy.

Yours truly,

A handwritten signature in black ink, appearing to read "K. Manson-Smith".

Kate Manson-Smith
Deputy Minister

Good Afternoon,

The Ontario government is taking action to improve recycling across the province and address the serious problem of plastic pollution and litter, as committed to in the Made-in-Ontario Environment Plan. I am pleased to provide the following update.

We have developed a new blue box regulation under the *Resource Recovery and Circular Economy Act, 2016* that makes producers of products and packaging fully responsible for managing their products at end of life. The new framework transfers the costs of the blue box program away from local communities and requires the producers to operate and pay for blue box services in all communities outside of the Far North.

This regulation will also make recycling easier for Ontarians by standardizing what goes in the blue box and expanding services to more communities across the province.

To support the regulation, changes were also made to the *Resource Recovery and Circular Economy Act, 2016* as well as the *Ontario Regulation 101/94: Recycling and Composting of Municipal Waste*.

After considering feedback received from the public and stakeholders on the proposed regulation, the final blue box regulation was filed on June 3, 2021. For more information about the decision and to view the blue box regulation, please visit the Environmental Registry (link: <https://ero.ontario.ca/notice/019-2579>.)

The new blue box regulation will:

- Specify that all municipalities, unorganized territories, and First Nations located outside the Far North are eligible for blue box services, including communities with populations below 5,000;
- Provide flexibility for producers to find cost savings;
- Create a consistent set of materials for consumers to recycle across the province and will expand to include single-use items like foils, trays, and food service items like plastic cutlery, straws, and coffee pods; and
- Set diversion (recycling) targets which are amongst the highest in North America to improve recycling rates across the province.

Ontarians will not see any disruption in their blue box services. Under the new regulation, producers will be required to ensure the blue box services are convenient, affordable and right for communities. This will in turn drive growth and innovation in Ontario's recycling sector.

A key element of the new framework is the requirement that producers, via their representative Producer Responsibility Organizations (PROs), will establish a single common blue box collection system across all communities in Ontario. PROs who wish to be involved in creating the rules that will govern the creation of an allocation table to assign collection responsibilities are required to register with the Resource Productivity and Recovery Authority (the Authority) between August 1, 2021 and November 1, 2021.

For municipalities and First Nation communities that currently operate blue box services, producers are responsible for delivering these services commencing on the dates listed in the Transition Schedule to the regulation, which can be viewed here (link:

<https://rpra.ca/programs/blue-box/regulation/>). For all other eligible communities, producers are responsible for providing collection as of January 1, 2026.

The current blue box program operated by Stewardship Ontario will gradually wind down as the new regulatory framework for resource recovery is gradually implemented, starting July 1, 2023 through to December 31, 2025. For information about the program's transition plan, visit the Resource Productivity and Recovery Authority's website (link: <https://rpra.ca/programs/blue-box/blue-box-transition/>).

The Authority is the non-Crown and not-for-profit corporation responsible for oversight, compliance and enforcement of the regulation. The Authority is responsible for collecting data, through its Registry, from producers and others that conduct resource recovery activities in order to assess producers' performance. The process and deadlines for registering with the Authority will be provided on the Authority's website: (link: <https://rpra.ca/programs/blue-box/regulation/>)

In the coming weeks, the ministry will conduct webinars to provide an overview of the new regulation. Details about the webinars will be forthcoming.

If you have any questions about blue box registration, please contact RPRA's Compliance and Registry Team at (833) 600-0530 or registry@rpra.ca.

Sincerely,

Charles O'Hara
Director, Resource Recovery Policy Branch

Does this email not look right? Try [viewing this email in a browser](#).



Recycling in Ontario: Taking a Giant Step Forward

New announcement will help move Ontario into a modern era of better recycling

Today marks an important step forward for Ontario as the Minister of the Environment, Conservation and Parks, Jeff Yurek, announced that the responsibility of Ontario's Blue Box Program will be transferred to producers of plastic and other packaging.

While some of the first curbside recycling programs were introduced by Ontario municipalities in the 1980's, and the province has achieved a 62% rate of recycling, we all recognized that the Blue Box Program requires enhancements and a new approach to better meet today's needs.

The volume of packaging waste and the amount of litter in our communities has increased, while recycling costs have skyrocketed and waste diversion rates have flatlined. We needed to take strong action to move Ontario into a modern era of better recycling and to showcase the province as a global leader in environmental stewardship. That is why, OWMA has called for the implementation of the new Blue Box system that ensures that corporations who produce packaging are fully responsible for recycling those materials.

Producer responsibility is not only good for the environment, it is also good for the economy and will encourage investment, job creation and innovation in the recycling and resource recovery sector. With this new Blue Box Program, producers will be responsible for the products they put into the marketplace and they will be encouraged to change product and packaging design to reduce packaging waste. The program will better allow producers to effectively and accountably promote waste diversion and better manage the handling of over 800,000 tonnes of products and packaging at the end-of-life stage. Ultimately, it will create a cleaner environment, support jobs, and reduce the burden on taxpayers.

Making producers responsible for the full waste cycle of their products will make recycling easier and more accessible across the province. A producer responsibility model also reduces the burden on taxpayers and promotes a competitive market for diversion.

OWMA members represent 240 organizations and over 17,000 front-line waste workers. As a sector, OWMA has supported and advocated for a full producer responsibility model for the Blue Box to ensure that producer companies are responsible for the costs of recovering materials from the waste stream, while encouraging improved diversion of waste from landfills.

Over the last month, OWMA members have been intensifying the call for moving forward with new Blue Box regulations in order to fix the broken system. OWMA would like to thank all those involved in the ongoing consultations and for sharing their views through OWMA's digital advocacy campaign that helped support the transition to the new program.

Today's announcement is truly a giant step forward, and OWMA applauds Premier Ford and Minister Yurek for delivering on its government's commitment to expand and improve the Blue Box Program. OWMA looks forward to working with the Ontario government in implementing a better recycling system for Ontarians.

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NEWS RELEASE

Ontario Enhancing Blue Box Program

Province bringing recycling to more communities and expanding list of blue bin items

June 03, 2021

Ministry of the Environment Conservation and Parks

TORONTO — Following extensive consultations, the Ontario government is improving blue box recycling by expanding service to more communities, standardizing the list of materials that can be recycled across the province and saving municipalities money by making producers of products and packaging fully responsible for the cost and operation of the program.

“Producers and municipalities have been advocating for an enhanced, producer-led Blue Box program for over a decade and I’m proud that our government has finalized these improvements,” said Jeff Yurek, Minister of the Environment, Conservation and Parks. “Our goal is to ensure our program remains convenient, affordable and right for communities. That’s why we are creating a stronger and more effective blue box service that will have some of the highest waste diversion targets in North America to promote greater innovations in recycling technologies and increased use of recycled materials.”

The enhanced Blue Box program will make recycling easier for Ontarians by:

- Expanding collection to all communities outside the Far North by 2026;
- Standardizing what can be recycled across Ontario;
- Accepting common single-use and packaging-like products such as paper and plastic cups, foils, trays, bags and boxes sold for home use;
- Collecting single-use items that are distributed or sold to consume food and beverage products, like stir sticks, straws, cutlery and plates;
- Expanding services to more facilities such as apartment buildings, municipally run or non-profit long-term care homes and retirement homes, and schools.

The province is also expanding collection to more parks, playgrounds, and transit stations, more than tripling the number of public space recycling bins funded under the current program so there are more opportunities to recycle at home and on the go.

The changes to the program will also transition the costs of the Blue Box program away from municipal taxpayers by making the producers of products and packaging

fully responsible for managing the life-cycle of their products, resulting in an estimated savings of \$156 million annually for municipalities.

“Our government is supporting the people of Ontario by moving accountability for recycling costs away from the taxpayer,” said Steve Clark, Minister of Municipal Affairs and Housing. “We are proud to support these changes that will help divert waste and protect our environment while putting money back in the pockets of people who live and work in this province.”

Combining 253 local programs into a single provincial collection system managed by producers will improve recycling operations across the province, encouraging producers to find efficiencies that will make recycling simpler and easier for residents, while also driving innovation in recycling practices and technologies by rewarding producers who make their products easier to recycle and can derive more value from waste – fueling job creation and attracting investment right here in Ontario.

The transition to the enhanced Blue Box program will be staggered from 2023 to 2025 to ensure a smooth transition for municipalities and producers, so there is no interruption to service for residents. Some of the first municipalities scheduled to adopt the new producer model include Kenora, London, Toronto and the Town of Hawkesbury.

Reducing plastic waste and litter and making producers responsible for managing waste from packaging or their products is a key part of the Made-in-Ontario Environment Plan. Ontario remains committed to balancing a healthy economy with a healthy environment and keeping Ontario clean and beautiful.

Quick Facts

- Ontario’s overall waste diversion rate has stalled and about 70 per cent of our waste materials continue to end up in landfills.
- The transition of municipalities to the new Blue Box program will be staggered to ensure stable transition for communities and balance costs and facilitate economies of scale for producers. The rollout schedule can be found [here](#).
- Ontarians will not see any disruption in their blue box services. Communities already participating in curbside blue box collection will continue to receive the service as they transition to the new producer-run model, including those with populations under 5,000.
- This new framework ensures programs already having a positive impact on the environment, like the Beer Store’s deposit return program, can continue under the new producer responsibility model.

Quotes

"These changes to the Blue Box program reflect the most important advances in waste diversion since the program was created two decades ago. It will save property taxpayers \$150 million a year and lead to better, more innovative and sustainable packaging practices."

- Graydon Smith

President of Association of Municipalities Ontario (AMO)

"The Ontario Waste Management Association (OWMA) supports the Ontario government's commitment to strengthen the Blue Box program and set some of the highest waste diversion targets in North America. This program will better allow producers to effectively and accountably promote waste diversion, better manage the handling of 800,000 tonnes of products and packaging at the end-of-life stage and reduce the burden on municipal taxpayers. These changes are not only good for the environment, they are good for the economy, and will encourage investment."

- Mike Chopowick

OWMA Chief Executive Officer

"GFL Environmental Inc. commends the Ford Government on its initiative to seize the recycling opportunity in Ontario. Our signature bright green fleet of trucks and five recycling facilities located throughout the province are able to support a significant portion of Ontario's current residential recycling needs. Together with industry, we are proud to build on the successes of Ontario's municipalities and step up to the plate to ensure that when Ontario families set their blue box at the curb, they can be confident that GFL remains committed to advancing the province's goals."

- Patrick Dovigi

Founder and CEO of GFL

"The Canadian Beverage Association (CBA) supports the modernization of the province's blue box recycling system and the introduction of ambitious targets to increase the recycling of beverage containers. The blue box regulation will improve curbside recycling throughout Ontario while allowing our sector to build an accessible, complementary recycling program to collect beverage containers in public spaces. The net result will be a stronger, more robust circular economy for beverage containers."

- Jim Goetz

President, CBA

"Keurig Dr Pepper Canada applauds the Ontario Government's policy to expand and improve the recycling system in the province. By including items like recyclable coffee pods, Ontario's blue box program will ensure more waste is diverted from the landfills and made part of the circular economy. Our company is committed to reducing packaging waste by focusing on innovative design, increased recovery and

use of recycled materials. We look forward to working with municipalities across the province to build a more sustainable Ontario for years to come."

- Stephane Glorieux
President, Keurig Dr Pepper Canada

Additional Resources

- [Made-in-Ontario Environment Plan](#)
- [Waste management in Ontario](#)
- [Waste Discussion Paper](#)
- [Municipal Roll Out Schedule/Calendar](#)

Media Contacts

Gary Wheeler
 Communications Branch
gary.s.wheeler@ontario.ca
[416-314-6666](tel:416-314-6666)

Andrew Buttigieg
 Minister's Office
andrew.buttigieg@ontario.ca
[437-224-4599](tel:437-224-4599)

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Community Services

Legislative Services

June 1, 2021

File #120203

Sent via email: premier@ontario.ca

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

Honourable and Dear Sir:

Re: Support of the Corporation of the Town of Perth's Resolution - Provincial Hospital Funding of Major Capital Equipment

Please be advised the Municipal Council of the Town of Fort Erie at its meeting of May 31, 2021 received and supported correspondence from the Corporation of the Town of Perth dated April 30, 2021 requesting that further consideration be given to having the Province be financially responsible for the replacement costs associated with all major capital equipment in hospitals or alternatively assume full responsibility for funding local hospitals completely.

Attached please find a copy of the Corporation of the Town of Perth's correspondence dated April 30, 2021.

Thank you for your attention to this matter.

Yours very truly,

Carol Schofield, Dipl.M.A.
Manager, Legislative Services/Clerk

cschofield@forterie.ca

CS:dlk

Attach

c.c.

Ontario Municipalities

AMO@amo.on.ca

John Fenik, Mayor of Perth adminclerk@perth.ca

Mailing Address:

The Corporation of the Town of Fort Erie
1 Municipal Centre Drive, Fort Erie ON L2A 2S6

Office Hours 8:30 a.m. to 5:00 p.m. Phone: (905) 871-1600 FAX: (905) 871-4022

Web-site: www.forterie.ca

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**THE CORPORATION OF
THE TOWN OF PERTH**

80 Gore Street East
Perth, Ontario K7H 1H9
Phone: (613) 267-3311
Fax: (613) 267-5635

April 30, 2021

Honourable Premier Doug Ford
Premier of Ontario
Legislative Building
Queens Park
Toronto, ON M7A 1A1

Dear Premier Ford:

Sent via Email: premier@ontario.ca

Re: Provincial Hospital Funding of Major Capital Equipment

The Town of Perth is requesting that further consideration be given to having the province be financially responsible for the replacement costs associated with all major capital equipment in hospitals, as municipalities across the province are facing major shortfalls in meeting their financial obligations. As set out in their asset management plans and cannot afford to directly absorb the financial responsibility for the replacement costs of the hospitals' major capital equipment without jeopardizing their financial sustainability.

As well, if the province is unwilling to assume the full responsibility for funding local hospitals completely, the Town of Perth requests that the province must develop a legislative framework as to how counties and municipalities should best address the financial shortfalls facing hospitals throughout Ontario, specifically the funding of major capital equipment;

Sincerely,


John Fenik
Mayor of Perth

cc: Ontario Municipalities
AMO – amo@amo.on.ca

Received by
MAY 31, 2021
COUNCIL

Aged to Perfection!

www.perth.ca

From: Switzer, Barbara <Barbara.Switzer@york.ca> **On Behalf Of** Regional Clerk
Sent: Thursday, May 27, 2021 4:30 PM
Subject: Regional Council Decision - Timing of Step 1 of the "Provincial Roadmap to Reopen"

On May 27, 2021 Regional Council adopted the following:

WHEREAS over 70% of the adult population in York Region has received their first dose; and,

WHEREAS over 65% of the adult population in Ontario has received their first dose; and,

WHEREAS hospitalizations, ICU occupancy and new admissions and case rates have all declined and continue to trend downward; and,

WHEREAS Step One of the Provincial roadmap states "may begin after 60 per cent of Ontario's adults receive at least one dose of a COVID-19 vaccine and if, and only if, public health indicators, such as hospitalizations, ICU occupancy and new admissions and case rates indicate the province can safely move to this step of the roadmap."; and,

WHEREAS according to an independent modelling company, a fourth wave for York Region is not on the cards if we re-open after June 2, 2021; and,

WHEREAS the Province "Stay at Home" order originally was to expire June 2, 2021;

THEREFORE BE IT RESOLVED THAT York Regional Council request the province consider entering Step 1 of the "Provincial Roadmap to Reopen" as of 12:01 am May 31, 2021; and,

BE IT FINALLY RESOLVED THAT a copy of this Motion be sent to the Honourable Doug Ford, Premier of Ontario, the Honourable Christine Elliott, Minister of Health, Dr Dave Williams, Chief Medical Officer of Health, all MPPs in the Province of Ontario, and all Heads of Council.

Regards,

Christopher Raynor | Regional Clerk, Regional Clerk's Office, Corporate Services

The Regional Municipality of York | 17250 Yonge Street | Newmarket, ON L3Y 6Z1
O: 1-877-464-9675 ext. 71300 | christopher.raynor@york.ca | york.ca



Community Services

Legislative Services

June 1, 2021
File #120203

The Right Honourable Justin Trudeau
Prime Minister
House of Commons
Ottawa, ON K1A 0A6
Justin.trudeau@parl.gc.ca

The Honourable Doug Ford
Premier of Ontario
Legislative Building, Queen's Park
Toronto, ON M7A 1A1
premier@ontario.ca

Honourable and Dear Sirs:

Re: Capital Gains Tax on Primary Residence

The Municipal Council of the Town of Fort Erie at its meeting of May 31, 2021 passed the following resolution:

Whereas primary residences are currently exempt from a capital gains tax, and

Whereas currently secondary and additional non-primary properties are subject to capital gains, and

Whereas the Federal Government is currently looking into a primary residence capital gains tax as they have recognized that affordable housing has become a serious issue in Canada, and

Whereas smaller communities including the Town of Fort Erie are seeing unprecedented higher selling prices that are outpacing prices in larger cities, and

Whereas many hard-working Canadians who have only a primary residence with no additional non-primary homes count on their home equity as financial aid to apply to upsizing or downsizing their home depending on their personal situation, and

Whereas a change in taxation to primary residences would be a significant financial blow to Canadians and would create an unfair, two-tiered taxation which could lead to depleted savings, inter-generational disparities, disparities among diverse groups such as seniors who may have a significant portion of their savings vested in their primary residence, as well as, reducing the ability of home ownership thereby a further, higher need for rentals, and

Whereas the Federal government could look at other means to slow down the rapidly escalating housing costs to improve housing affordability;

... 2

Mailing Address:

The Corporation of the Town of Fort Erie
1 Municipal Centre Drive, Fort Erie ON L2A 2S6

Office Hours 8:30 a.m. to 5:00 p.m. Phone: (905) 871-1600 FAX: (905) 871-4022

Web-site: www.forterie.ca

The Right Honourable Justin Trudeau, Prime Minister
The Honourable Doug Ford, Premier of Ontario

Page two

Now therefore be it resolved,

That: The Federal Government cease further consideration of eliminating capital gains tax exemptions on primary residences, and further

That: A copy of this resolution be circulated to The Right Honourable Justin Trudeau, The Honourable Doug Ford, Premier of Ontario, All Members of Parliament, All Members of Provincial Parliament, The Regional Municipality of Niagara, and all Municipalities, for their support.

Thank you for your attention to this matter.

Yours very truly,



Carol Schofield, Dipl.M.A.
Manager, Legislative Services/Clerk

cschofield@forterie.ca

CS:dlk

c.c. All Members of Parliament
All Members of Provincial Parliament
The Regional Municipality of Niagara
Ontario Municipalities



June 1, 2021

The Honourable Doug Ford, Premier of Ontario
Via Email

Dear Premier Ford;

Re: Elimination of LPAT

Please be advised that Council for the Town of Halton Hills at its meeting of Tuesday, May 25, 2021, adopted the following Resolution:

Resolution No. 2021-0115

WHEREAS The Government of Ontario, on June 6, 2019, passed the *More Homes, More Choice Act*, 2019, (Bill108);

AND WHEREAS the changes to the Local Planning Appeal Tribunal (LPAT), contained in Bill 108 gives LPAT the authority to make final planning decisions based on a subjective "best planning outcome" approach rather than compliance with municipal and provincially approved official plans and consistency with provincial plans and policy;

AND WHEREAS Bill 108 restricts third party appeals of plans of subdivision only to the applicant, municipality, Minister, public body or prescribed list of persons;

AND WHEREAS Bill 108 takes local planning decision-making out of the hands of democratically elected municipal councils and puts it into the hands of a non-elected, unaccountable tribunal;

AND WHEREAS the LPAT adds cost and delays delivery of affordable housing by expensive, time consuming hearings, contrary to the intent of the *More Homes, More Choice Act*, 2019;

AND WHEREAS Regional and City/Town Councils have spent millions defending provincially approved plans at the OMB/LPAT;

AND WHEREAS Ontario is the only province in Canada that empowers a separate adjudicative tribunal to review and overrule local decisions applying provincially approved plans;

NOW THEREFORE BE IT RESOLVED THAT in the short term, the Minister of Municipal Affairs and Housing immediately restore the amendments to the Planning Act that mandated the evaluation of appeals on a consistency and conformity with Provincial policies and plans basis;

AND FURTHER THAT in the long term the Government of Ontario eliminate the LPAT entirely, as an antiquated body that slows delivery and adds costs to housing supply via expensive and drawn out tribunal hearings;

1 Halton Hills Drive, Halton Hills, Ontario L7G 5G2

Tel: 905-873-2600

Toll Free: 1-877-712-2205
haltonhills.ca

Fax: 905-873-2347



AND FURTHER THAT this resolution be forwarded to the Premier, the Minister of Municipal Affairs and Housing, Halton's Members of Provincial Parliament, Leaders of the New Democratic, Liberal and Green parties, the Association of Municipalities of Ontario, the Small Urban Mayors' Caucus of Ontario, Mayors and Regional Chairs of Ontario and Halton's local municipalities.

CARRIED

Attached for your information is a copy of Resolution No. 2021-0115.

If you have any questions, please contact Valerie Petryniak, Town Clerk for the Town of Halton Hills at 905-873-2600 ext. 2331 or valeriep@haltonhills.ca.

Yours truly,

Melissa Lawr
Deputy Clerk – Legislation

- c. The Honourable Steve Clark, Minister of Municipal Affairs and Housing
Halton's Members of Provincial Parliament
Leaders of the New Democratic, Liberal and Green parties
Association of Municipalities of Ontario (AMO)
Small Urban Mayor's Caucus of Ontario
Mayors and Regional Chairs of Ontario
Halton Region
Town of Milton
Town of Oakville
City of Burlington

1 Halton Hills Drive, Halton Hills, Ontario L7G 5G2

Tel: 905-873-2600

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haltonhills.ca

Fax: 905-873-2347



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Canada Day 2021
Meeting: Council - 10 Jun 2021
Department: Clerks
Staff Contact: Janet Denkers, Clerk Administrator

Recommendation:

That the Canada Day 2021 report be received and filed.

Background:

The Canada Day Committee has been meeting infrequently pending provincial regulations on community activities. Councillor Douglas chairs the Committee with representation from the Optimist Club and Legion as well as community members Adam & Katie McKellar, Brad Goss, Ruth McCallum, Jim & Kathryn Annett, Don & Anne McGugan, John Lomax, Andy Triest, John Koolen, Mayor Ferguson, Wes Douglas and myself.

Comments:

Decisions have been made in light of provincial announcements on group gatherings being lifted to:

- 1) Host a drive thru dinner with Lambton Meats supplying the meal.
Ticket prices are \$17.50 each.
- 2) Arrange a car rally and scavenger hunt in the Municipality and surrounding areas
- 3) Fireworks at dusk - likely similar to the restrictions held during the Fall Fair Fireworks.
- 4) Ecumenical Service - TBD if held in traditional format (pending provincial regulations) or over zoom or even at all. The Senior of the Year is generally announced at this event but may be scheduled at a different time with a public announcement to follow.

More particulars on the meal, scavenger hunt, car rally, ecumenical service and fireworks will be broadcasted to Council (under New Business) after the June 7th meeting of the Committee.

Provincial regulations will or continue to dictate other potential events such as ball hockey and baseball

Financial Considerations:

The Committee was awarded \$5,000 in funding through the federal government. The dinner ticket sales will cover the dinner meal costs and the \$5,000 will supplement the fireworks display.



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Railroad Street Drain
Meeting: Council - 10 Jun 2021
Department: Clerks
Staff Contact: Janet Denkers, Clerk Administrator

Recommendation:

That the easement agreement be approved for signing.

Background:

At the September 10, 2020 regular session of Council, a report was prepared for Council consideration for two options related to the Railroad Street Drain:

- 1) making it a municipal drain or
- 2) preparing an easement agreement with the property owners (Johnson & Kucera).

(The Railroad Street Drain takes water from Elm Street to the old Alvinston limits on Railroad. At the old property limits of town it turns south crossing Railroad Street then south through the Johnson and Kucera properties and outlets onto the Hydro property).

As directed at the September 10th meeting, staff were requested to pursue an easement with the affected property owners (Johnson & Kucera).

Comments:

Informal discussions were held with the property owners explaining direction of Council in preparing an agreement for an easement on the subject area. After discussions, the two property owners were supportive of entering into an agreement as the costs would be borne by the Municipality (easement option) and not the landowners (municipal drain option).

A prepared survey of the area was completed and a draft easement agreement of the Railroad Street Drain and its location on the private properties prepared and forwarded to the property owners for review. The agreement with amendments is attached.

Financial Considerations:

The prepared survey costs were \$4,350 + HST (absorbed by the Municipality).

When the drain was constructed in the early 90's, the costs were incurred by the Village of Alvinston.

ATTACHMENTS:

[Easement - Railroad Street](#)

THIS EASEMENT made this ____ day of _____, 2021.

B E T W E E N:

[Daniel Franklin Kucera]

(Hereinafter called the "Transferor")

OF THE FIRST PART

- and -

THE CORPORATION OF THE MUNICIPALITY OF BROOKE-ALVINSTON

(Hereinafter called the "Transferee")

OF THE SECOND PART

WHEREAS the Transferor is the owner of the lands and premises herein described, as Concession 5 Pt. Lot 18 (roll # 3815 140 001 22100) and has agreed to grant the Transferee a multi-purpose easement for municipal services in, over and upon the said Lands;

AND WHEREAS Section 91(2) of the *Municipal Act*, S.O. 2001, c. 25, as amended provides that an easement of a public utility provided by a municipality does not have to be appurtenant or annexed to or for the benefit of any specific parcel of land to be valid;

NOW THEREFORE the Transferor DOTH GRANT unto the Transferee, its successors and assigns, forever, the full, free and uninterrupted right, liberty, privilege and easement in gross to install, construct, reconstruct, repair, clean, maintain, inspect and use as part of the Municipal Services system of the Municipality of Brooke-Alvinston and as appurtenant thereto, and for all times hereafter, watermains, and other municipal services of such kind, size, type and number as the Transferee may from time to time determine necessary (the "Municipal Services"), in, through, over, on and under that part of the lands of the Transferor more particularly described as Concession 5 Pt. Lot 18 (roll # 3815 140 001 22100) (the "Lands").

AND TOGETHER WITH the full right, liberty, privilege and easement unto the Transferee, its successors and assigns, and its and their servants, agents, work people, contractors and others designated by it and them, from time to time and at all times forever hereafter, to enter upon the said Lands, with or without tools, machinery, equipment and vehicles, for the purposes aforesaid and to enter as aforesaid upon the adjoining lands of the Transferor in order to obtain access to and from the said Lands.

IT SHALL BE LAWFUL for the Transferee and its successors and assigns to exercise the rights, and privileges hereby granted without being liable for any interference, loss of use or loss of profit which shall or may be thereby caused to the said lands or to the owners and occupiers thereof from time to time, and the Transferee shall have the right to cut down or remove any brush, trees, shrubs, fences, pavements, ramps, curbs and other objects or structures as may be necessary or convenient in the exercise of the rights and privileges hereby granted and likewise to excavate and remove the soil and surfacings for the purposes aforesaid.

THE TRANSFEREE COVENANTS with the Transferor that it will restore the said Lands to the approximate condition which existed immediately prior to each and every entry upon the said Lands, excluding the replacement of brush and trees and structures.

THE TRANSFEROR COVENANTS that no buildings or other structures shall be erected on or over the Lands described herein without the written consent of the Engineer of the Transferee or his designate.

THE TRANSFEROR FURTHER COVENANTS that it has the right to convey the rights and privileges and easements hereby granted and will execute such further assurances as may be requisite to give full effect to this indenture.

IT IS HEREBY AGREED that the covenants and agreements on the part of the Transferor shall run with the Lands of the Transferor, and these shall ensure to the benefit of and be binding upon the respective successors, heirs, executors, administrators and assigns of the parties hereto.

AND THAT in all attempts, consultation with the landowner would occur prior to any work being done on the property

AND FURTHERMORE THAT if the drainage pipe needs replacing, that the intent would be to move the pipe to the lot line if possible and able

THIS EASEMENT made this ____ day of _____, 2021.

B E T W E E N:

[__Lawrence Dalton Johnston & Heather Jeannette Johnston__]

(Hereinafter called the "Transferor")

OF THE FIRST PART

- and -

THE CORPORATION OF THE MUNICIPALITY OF BROOKE-ALVINSTON

(Hereinafter called the "Transferee")

OF THE SECOND PART

WHEREAS the Transferor is the owner of the lands and premises herein described, as 7953 Railroad Line (roll # 3815 140 001 22502) and has agreed to transfer to the Transferee a multi-purpose easement for municipal services in, over and upon the said Lands;

AND WHEREAS Section 91(2) of the *Municipal Act*, S.O. 2001, c. 25, as amended provides that an easement of a public utility provided by a municipality does not have to be appurtenant or annexed to or for the benefit of any specific parcel of land to be valid;

NOW THEREFORE the Transferor DOTH GRANT unto the Transferee, its successors and assigns, forever, the full, free and uninterrupted right, liberty, privilege and easement in gross to install, construct, reconstruct, repair, clean, maintain, inspect and use as part of the Municipal Services system of the Municipality of Brooke-Alvinston and as appurtenant thereto, and for all times hereafter, watermains, and other municipal services of such kind, size, type and number as the Transferee may from time to time determine necessary (the "Municipal Services"), in, through, over, on and under that part of the lands of the Transferor more particularly described as 7953 Railroad Line (roll # 3815 140 001 22502) (the "Lands").

AND TOGETHER WITH the full right, liberty, privilege and easement unto the Transferee, its successors and assigns, and its and their servants, agents, work people, contractors and others designated by it and them, from time to time and at all times forever hereafter, to enter upon the said Lands, with or without tools, machinery, equipment and vehicles, for the purposes aforesaid and to enter as aforesaid upon the adjoining lands of the Transferor in order to obtain access to and from the said Lands.

IT SHALL BE LAWFUL for the Transferee and its successors and assigns to exercise the rights, and privileges hereby granted without being liable for any interference, loss of use or loss of profit which shall or may be thereby caused to the said lands or to the owners and occupiers thereof from time to time, and the Transferee shall have the right to cut down or remove any brush, trees, shrubs, fences, pavements, ramps, curbs and other objects or structures as may be necessary or convenient in the exercise of the rights and privileges hereby granted and likewise to excavate and remove the soil and surfacings for the purposes aforesaid.

THE TRANSFEREE COVENANTS with the Transferor that it will restore the said Lands to the approximate condition which existed immediately prior to each and every entry upon the said Lands, excluding the replacement of brush and trees and structures.

THE TRANSFEROR COVENANTS that no buildings or other structures shall be erected on or over the Lands described herein without the written consent of the Engineer of the Transferee or his designate.

THE TRANSFEROR FURTHER COVENANTS that it has the right to convey the rights and privileges and easements hereby granted and will execute such further assurances as may be requisite to give full effect to this indenture.

IT IS HEREBY AGREED that the covenants and agreements on the part of the Transferor shall run with the Lands of the Transferor, and these shall ensure to the benefit of and be binding upon the respective successors, heirs, executors, administrators and assigns of the parties hereto.

AND THAT in all attempts, consultation with the landowner would occur prior to any work being done on the property

AND FURTHERMORE THAT if the drainage pipe needs replacing, that the intent would be to move the pipe to the lot line if possible and able



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Meeting Dates for Fees Review - Building Permit
Meeting: Council - 10 Jun 2021
Department: Clerks
Staff Contact: Janet Denkers, Clerk Administrator

Recommendation:

That a public meeting to discuss municipal fees, including Building Permit fees be held July 8th during the regular Council meeting with consideration for adoption of a revised by-law to be considered at the July 22, 2021 meeting.

Background:

At the May 27, 2021 regular session of Council, the following motion was duly moved and seconded:

that the Municipality move to a Flat Building Permit Fee structure; that after holding a Public Meeting, that Council adopt the Building Permit Fee structure as proposed in Appendix C (subject to any recommended changes that may arise from the Public Meeting); and that staff establish a Building Services Cost Stabilization Fund to account for any excess Building Permit Fees collected over costs incurred.

Comments:

In accordance with the Ontario Building Code Act, a public meeting should be held to discuss the proposed changes. This format can be via a regular Council meeting. To provide staff ample time to review and propose the fees, as well as give the public notice, we would like the public forum to be discussed at the July 8th meeting. The intent would be to pass a By-law at the July 22, 2021 meeting.

Financial Considerations:

None associated with this report.



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Review of the ATV By-law
Meeting: Council - 10 Jun 2021
Department: Administration
Staff Contact: Janet Denkers, Clerk Administrator

Recommendation:

That the report be received and filed.

Background:

At the May 27, 2021 Council meeting, Councillor Armstrong commented that while some by-laws in the Municipality are enforced (swimming pool) some are not as easily enforced (ATV on roadways). He further requested a staff report be completed on potential amendments to the ATV by-law which can allow for some enforcement.

The surrounding areas of Warwick and Dawn-Euphemia allow ATV's on roadways, Enniskillen and Southwest Middlesex do not. Brooke-Alvinston passed a by-law allowing them on some roadways with restrictions.

Effective January 1, 2021, if a Municipality was listed in O. Reg 8/03, all ATV/ORV's would be permitted on municipal roads. Municipalities must create a by-law to restrict or prohibit their use. Brooke-Alvinston was listed in O.Reg 8/03 and passed a by-law with restrictions.

Comments:

By-law 4 of 2021 was passed with the intent of allowing ATV /ORV's on roadways for mainly agricultural use from dawn to dusk. It is acknowledged that ATV /ORV's serve other purposes in the municipality including hunting or fishing / recreation purposes or snow removal if equipped with a blade.

Prior to the Municipality approving the By-law, ATV /ORV's were only permitted on roadways for use by farmers or trappers with restricted use .

As per By-law 4 of 2021, ATV / ORV's are allowable on Brooke-Alvinston roadways as long as the following criteria are met: helmet and seatbelt are worn, ATV / ORV is plated and licensed, speed limits and highway rules are adhered to, appropriate time of day (dawn to dusk) and only in agricultural areas. It was in the opinion of Council to have restrictions of the timing allowed on roads as it is not deemed safe on highways after dark as operating ATV /ORV's in the evening may increase potential conflicts with other motor vehicles on the road. Restricted areas of agricultural only were incorporated as the ATV/ORV's might be a disturbance in otherwise quiet neighbourhoods and the majority of agricultural processes (checking on crops and livestock), hunting/fishing or recreation purposes with proper licensing and insurance , of age ...are considered daytime activities. It

furthermore can question the safety of homeowners if ATV / ORV's enter private property or private trails, unopened roads or parks and cemeteries in the evening and uninvited.

The OPP can enforce the by-law on municipal and county roads however most by-laws are typically the responsibility of the Municipality on municipal roads. The OPP have advised that they will not pursue, chase or initiate a vehicle stop on ATVs of any description for fear that the operator or passenger be injured or killed in a crash or in manoeuvres to evade police and avoid charges. As soon as an attempt is made at enforcement or to stop the vehicle and the vehicle flees, that liability kicks in. County By-law enforcement is an option for some enforcement measures however the By-law Officer does not have authority to pull over a ATV/ORV over for a traffic stop, enforce the trespass to property act, defacement of property act etc. Persons are also required to identify themselves to an OPP Officer and are typically not required to identify themselves or provide a DOB to By-law Enforcement Officers. In addition to the OPP, the County Officers are not equipped to go off road nor is it safe to enter private property in a relatively highspeed chase. Municipal Administration will at times observe individuals on golf carts or ATV's in town and if recognized, send correspondence to the rider, or in some cases the parents of the riders(s) advising of the infraction.

Safety is the main issue of those enforcing and those being enforced. If a By-law is not enacted, persons will most typically ride on the roadways regardless. The By-law as is has benefit to some residents however it does limit utility from an economic development perspective as it does not allow for the recreational travel of residents or visitor to and from the Villages. The Municipality has done due diligence in protecting the safety of riders and others on the highway by restricting hours of operation and pathways for transportation.

Financial Considerations:

There are none associated with this report.



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Pavilion Rental Considerations
Meeting: Council - 10 Jun 2021
Department: Parks and Recreation
Staff Contact: Janet Denkers, Clerk Administrator

Recommendation:

That Council provide direction on considerations of this report.

Background:

The Alvinston Optimist Club has fundraised and built the new pavilion at the north end of the BAICCC. The pavilion has a hydro, washrooms, a family / handicap washroom and room for picnic tables.

Although not at the full completed stage, some have inquired about renting the space in conjunction with weddings, memorial tournaments or as stand alone events. The increased inquiries of rentals may be related to provincial regulations and capacity limits for indoor vs outdoor meetings.

Comments:

1) Alcohol in the Pavilion - The Municipal Alcohol Policy (MAP) lists the BAICCC - "*parks and outdoor areas as not suitable for special occasion permits as there is little ability to provide for crowd control and due to proximity of residential areas*".

Special Occasion Permits were issued for events such as Canada Day, the Fall Fair or Rodeo with special permissions by Council to view each event as "*an event of municipal significance*" in order that the service club or group can obtain a Special Occasion Permit. Weddings, tournaments and private events will not be viewed with the same significance.

On March 29, 2019, the Liquor Licence Act (LLA) was amended to authorize municipal governments to designate public areas within their jurisdiction, such as parks, for the public consumption of alcohol. Since that time, municipalities have had flexibility to designate any area under their authority for the public consumption of alcohol, subject to any additional rules or conditions that the Municipality considers appropriate (e.g. limitation on which day consumption could occur, times of day, etc.) Where a municipality designates an area for public consumption, local police would be responsible for ensuring compliance with the law, including the prevention of underage drinking and public intoxication. The AGCO would not have a regulatory role in enforcement.

Council should consider if they want to allow non municipal related events, with alcohol, in the pavilion and if so, amendments to the MAP should be made. A staff report should be recommended to report on requirements and all considerations in making the area a space eligible for public consumption of alcohol.

2) Rental Fees - in accordance with the municipal fees by-law, the pavilion rental rate (Inwood) is \$38 / day. The grounds rental rate for municipal space is \$154 / day. A new fee should be established for the new Pavilion based on the time of use, length of use, staffing measures, licensed vs. non licensed events

3) Noise By-law - being that the pavilion is near residential areas, **Council should consider if rentals are allowed for private events that allow music eg. weddings, banquets etc.** The Noise By-law states that "*No person shall emit or cause or permit the emission of sound that is clearly audible at a point of reception from the operation of any electronic device or group of connected electronic devices incorporating one or more loudspeakers or other electro-mechanical transducers, and intended for the production, reproduction or amplification of sound*".

In the past, noise was permitted and expected during Canada Day, Fall Fair and Rodeo and was not an issue to residents. Weddings or banquets happening more frequently could cause concern of some residents.



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Potential of Early Ice - BAICCC
Meeting: Council - 10 Jun 2021
Department: Managers
Staff Contact: Kevin Miller, Parks and Recreation Supervisor

Recommendation:

That the Council of the Municipality of Brooke-Alvinston direct Administration to discuss options with the Brooke-Alvinston Watford Fall Fair Board to exempt the ice surface only from the agreement for use during the Fall Fair to allow for early ice installation at the BAICCC.

Background:

Warwick Township generally installs their ice in mid August following their Cornfest Event to accommodate several user groups including East Lambton Minor Hockey, Watford Skating Club, Brooke Alvinston skating Club / Ice Angels, Lambton Attack and other recreational users. This installation allows for approximately 2-3 weeks of ice time for rent prior to Labour Day. In 2020, ice in Warwick was not installed until 2020 due to the uncertainty of COVID-19. Warwick kept their ice in later in 2020 to accommodate users until the pandemic restrictions were in place.

Brooke-Alvinston generally installs their ice after the Brooke-Alvinston-Watford Fall Fair as per the longstanding agreement between the Municipality and the Fair Board.

The Brooke-Alvinston-Watford Fall Fair is currently scheduled for October 1-3, 2021.

Comments:

Warwick Township is in the midst of constructing an \$11M complex addition to their existing Community Centre. Due to the project magnitude, Warwick Council has been diligent in keeping their construction project safe and secure and advised that no bookings be accepted until the construction is completed. Circumstances beyond their control have resulted in delays in construction product delivery and their project completion date has been inadvertently postponed by approximately 2 months. Their project completion date is expected to be mid October 2021.

Administration from Warwick has been seeking options to keep the youth in East Lambton on the ice despite their construction delays. Informal discussions were held with Brooke-Alvinston Administration to determine if we could assist by installing ice earlier at the BAICCC in August to accommodate their previous and long time running bookings with minor sport users.

Due to COVID-19, sports were eliminated in both arenas since around December 2020 with a few intermittent weeks in between.

The Municipality and Fair Board have an agreement whereby the Fair Board is given full use of the BAICCC and grounds for 10 days while they prepare for the Fall Fair. During this time, there are generally no outside bookings in the facility however there have been exceptions granted to allow some events with the permission of the Fair Board. These have included wedding banquets, cooking and exercise class and funeral receptions. On the final day of the fair when the exhibitions are removed from the ice surface area, compressors are turned on and the process of making ice begins. The ice is generally ready within one week. In a routine, non pandemic restricted year, the ice would be ready for users by approximately October 9, 2021.

Some area Fall Fairs have acknowledged anticipated restrictions and have cancelled their Fall Fairs. These include Plympton-Wyoming and Petrolia to date. It is unknown at this time if full, unrestricted access will be allowed by October 1, 2021 to host large events with groups larger than 250 indoors.

Administration of Brooke-Alvinston is in favour of installing ice in August to ensure users can enjoy the ice experience as per regular years. The COVID pandemic has placed many strains on families and a sort of normalcy would be appreciated. Administration is not in favour of installing ice, removing ice and reinstalling ice due to costs borne by the Municipality to do this and concerns with climate and humidity of the facility when ice is installed, removed and reinstalled.

In 2019, pre-pandemic, ice rentals for Warwick were:

- Aug. 19-24 28 hours (no weekend ice booked)
- Aug. 25-31 29.5 hours (no weekend ice booked)
- Sept. 1-7 18.5 hours (no weekend ice, Friday ice or Labour Day booked)
- Sept. 8-14 41.5 hours (no Sunday ice booked)
- Sept. 5-21 60 hours including both Saturday and Sunday ice

If early ice were installed, it is anticipated that the hours listed above plus additional hours would be booked.

Administration is requesting that Council provide support with: **the early installation of ice in Brooke-Alvinston pending approval from the Fairboard to exempt the ice surface only from the agreement for use during the 2021 Fall Fair.**

Should Council support this initiative, a presentation will be made to the Fair Board at their next meeting in order that arrangements with Warwick and the ice users can be made. Although Provincial reopening plans have not been firmly adopted, it is hoped that by August 2021, minimal numbers of 25-50 persons will be allowed into arenas.

Financial Considerations:

The Municipality has in the past installed early ice, removed it for the Fall Fair and reinstalled it after the fair. The cost to install ice is: \$7,640; the cost to remove ice is \$1,400. The approximate cost to operate ice daily is \$530 which includes hydro, water, labour, chemical and gas expenses.

It is worth noting that concerns were noted in the file that when ice was installed and removed prior to the Fair, the climate in the facility was not favourable with the coolness of ice temps and humidity.



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Alvinston Killer Bees (Senior Hockey Team)
Meeting: Council - 10 Jun 2021
Department: Parks and Recreation
Staff Contact: Kevin Miller, Parks and Recreation Supervisor

Recommendation:

That the rental agreement with the Alvinston Killer Bees Senior Hockey Team be approved as presented; and that the Municipality offer to sponsor the first home game ice time and that the status update of the team be received and filed.

Background:

The Alvinston Killer Bees Senior Hockey Team is slated to make Alvinston their home headquarters in the 2021 / 2022 ice season pending regulations of the province being lifted.

Comments:

The team has requested that some minor accommodations be made prior to their season starting. This report is to provide an informational FYI to Council.

The former Alvinston Flyers Dressing Room will become the dedicated dressing room for the Killer Bees. Modifications to include individual shelving above the benches will be done (at the expense of the Killer Bees); Dressing Room 6 which is attached via a doorway will serve as their second dressing room during home games. The former Flyers room will be able to house their equipment weekly unless needed for tournaments such as silver stick or Mighty Mite day when dressing room space is needed for visiting teams.

The former Flyers dressing room will be their office.

The Alvinston Killer Bees have requested 4.5 hours a week of ice with home games on Saturday evening and practices Sunday afternoon. Some adjustments have been made to the schedule with other users and we are pleased with the cooperation of all users in working with the Killer Bees.

Financial Considerations:

A draft agreement is being presented to Council. We are proposing a \$1,000 deposit for the team which would go towards the first month of ice rental fees and the final ice rental fees. Invoices would be issued monthly for the team. The other fee of \$50 is a clean up fee should staff be required to relocate equipment if not removed when requested and the dressing room is needed.

Our municipal insurance provider has recommended the team carry liability insurance naming the municipality as additionally insured.

A home game would cost approximately \$400 in ice time.

ATTACHMENTS:

[Killer Bees rental agreement](#)



The Municipality of Brooke-Alvinston (MBA)
2021-2022 Ice Rental Contract & Policy Agreement
with The Alvinston Killer Bees

ORGANIZATION NAME: Alvinston Killer Bees (Lessee)

Mail / Billing Address: _____

Contact Name: _____

Email Address: _____

Phone: _____

Alternate Contact Name: _____

Email Address: _____

Phone: _____

Ice Rate (2020 / 2021 season) _____

TERMS & CONDITIONS

- 1) The Brooke-Alvinston Inwood Community Centre Complex (BAICCC) will make available ice for the exclusive use of the Lessee at the time agreed upon; the Lessee will not sublease the ice;
- 2) The Lessee will comply with all applicable rules and policies of the BAICCC, in addition to any special rules posted in the arena;
- 3) During the time the ice is being used by the lessee, the lessee is responsible for their own personal property, accidents, injuries, damages or loss of property. The Lessee shall indemnify and hold harmless the BAICCC for any and all claims resulting from the use of the ice by the lessee, their employees and guests. The lessee is required at the to have liability insurance, naming the Municipality of Brooke-Alvinston as additionally insured and present a certificate of insurance prior to use;
- 4) The facility used by the Lessee shall be left in a clean and orderly manner. All equipment shall be moved from the area unless previously coordinated with the BAICCC Supervisor. The lessee will pay a charge for custodial services (at a rate of \$50 / hour), if the BAICCC staff must remove equipment after the rental;

- 5) The Lessee shall be liable to the Municipality for payment in full of the cost of replacement and/or repair of any municipal property which is damaged as a result of the lessee's, their employees' or guests use of the ice except ordinary wear and tear;
- 6) The lessee is entitled to the use of the ice surface and dressing rooms as assigned unless other facilities or services have been arranged in advance with the municipality
- 7) That should the Alvinston Killer Bees opt to paint the dressing room, the room gets returned to its original colour or to the approval of the BAICCC Supervisor if the agreement ends;
- 8) A deposit of \$1000 shall be made in advance of the first ice scheduling. Monthly rental fees shall be paid in full at beginning of each month unless prior arrangements or alternative payment plans have been made with the BAICCC Supervisor; should any cancellations arise in the month, the following month will be credited.
- 9) The Lessee agrees to end rental session at the scheduled time on the day of the rental
- 10) Cancellation and Refunds:
 - a) The BAICCC reserves the right to cancel this agreement and withdraw the permission hereby granted for just cause or failure to comply with any of the above terms and conditions. In such cases, the Lessee will upon request immediately remove all persons and equipment they have from the BAICCC. There will be no refund
 - b) Under certain weather conditions, the BAICCC may declare ice conditions unsafe or unacceptable. This decision is at the sole discretion of the BAICCC Supervisor or any other authorized MBA employee. The MBA reserves the right to cancel any event due to special circumstances, scheduling conflicts and/or program requirements. When events are cancelled, the BAICCC will make every effort to reschedule at a time convenient to the Lessee. In the event the function cannot be rescheduled, a refund will be issued
 - c) In the event the lessee finds it necessary to cancel any of the rental periods for which it has contracted, the lessee shall give the MBA 14 days prior notice in writing of intent to cancel. In the event the BAICCC sells the cancelled ice to another party, then the lessee will no longer be liable for the charge on the cancelled contracted time. If the time cannot be sold, the lessee shall pay for the cancelled contracted time at the specified rate.
- 11) A full ice flood will be done 15 minutes prior to the rental beginning. Any subsequent ice floods requested within the rental time (in between periods for scheduled games) will be included in the total ice rental cost



Council Staff Report

To: Mayor Ferguson and Members of Council
Subject: Accounts Payable Listing - May 2021
Meeting: Council - 10 Jun 2021
Department: Treasury
Staff Contact: Stephen Ikert, Treasurer

Recommendation:

That Council receive and file the Accounts Payable Listing for May 2021.

Background:

The Accounts Payable Listing is provided for information purposes only. Any questions should be directed to the treasurer or appropriate department head. In most cases the goods or services have already been provided and the Municipality is already legally obligated to make the payment(s) with a preference to pay on time to avoid late payment charges.

ATTACHMENTS:

[Posted Accounts Payable List - May 2021](#)

2021.02.18 8.0 9759

MUNICIPALITY OF BROOKE-ALVINST

06-03-21

2:42PM

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
ASSETS & LIABILITIES					
01-0000-0498	002302 SUN LIFE ASSURANCE COMPANY OF CANAD	MAY2021 SUNLIFE BENEFITS	05-01-21	05-01-21	4.34
01-0000-2293	000011 BMO INVESTMENTS INC.	MAY2021 EMPLOYEE RSP	05-27-21	05-27-21	773.28
01-0000-2293	000087 BMO NESBITT BURNS	MAY2021 EMPLOYEE RSP	05-27-21	05-27-21	1,632.00
Account Total					2,405.28
01-0000-2426	000185 DON MCGUGAN	MAY2021 FOOD BANK PURCHASES	05-27-21	05-27-21	708.36
01-0000-2426	002996 NANCY FAFLAK	MAY2021FOOD FOODBANK PURCHASES	05-27-21	05-27-21	191.63
Account Total					899.99
Department Total					3,309.61
LICENCES, PERMITS, RENTS					
01-0050-1435	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	-425.00
Department Total					-425.00
GOVERNANCE					
01-0240-7303	002598 DAVID FERGUSON	JUNE2021 PHONE	05-31-21	05-31-21	30.00
01-0240-7398	000279 BMO BANK OF MONTREAL	0502677-2105 CPA DUES	05-05-21	05-05-21	22.60
Department Total					52.60
COUNCIL SUPPORT					
01-0241-7117	002302 SUN LIFE ASSURANCE COMPANY OF CANAD	MAY2021 SUNLIFE BENEFITS	05-01-21	05-01-21	988.26
01-0241-7150	000279 BMO BANK OF MONTREAL	0502677-2105 WORKSHOF	05-05-21	05-05-21	203.40
01-0241-7301	002867 MINISTER OF FINANCE- OFFICE OF REGISTE	MAY2021 MARRIAGE LICENCES	05-13-21	05-13-21	480.00
01-0241-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	59.24
Department Total					1,730.90
CORPORATE MANAGEMENT					
01-0250-7117	002302 SUN LIFE ASSURANCE COMPANY OF CANAD	MAY2021 SUNLIFE BENEFITS	05-01-21	05-01-21	1,732.90

2021.02.18 8.0 9759

MUNICIPALITY OF BROOKE-ALVINST

06-03-21

2:42PM

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
01-0250-7150	000279 BMO BANK OF MONTREAL	0502677-2105 CPA DUES	05-05-21	05-05-21	508.50
01-0250-7301	000165 MANLEY'S BASICS	1102654 OFFICE SUPPLIES	05-11-21	05-11-21	135.58
01-0250-7301	000165 MANLEY'S BASICS	1102881 OFFICE SUPPLIES	05-12-21	05-12-21	22.59
01-0250-7301	000165 MANLEY'S BASICS	27871 OFFICE SUPPLIES	05-19-21	05-19-21	-4.97
01-0250-7301	000100 MCNAUGHTON HOME HARDWARE CENTRE	328085 OFFICE SUPPLIES	05-25-21	05-25-21	11.07
Account Total					164.27
01-0250-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	57.03
01-0250-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	247.89
Account Total					304.92
01-0250-7304	002187 INTEGRATED DIGITAL SOLUTIONS	AR299870 COPIER MAINTENANCE CONTRACT	05-05-21	05-05-21	66.87
01-0250-7310	002215 KEYSTONE TECHNOLOGIES LTD.	18463 IT LICENCING & SUPPORT	05-11-21	05-11-21	455.33
01-0250-7320	000279 BMO BANK OF MONTREAL	0502677-2105 CPA DUES	05-05-21	05-05-21	1,107.40
01-0250-7340	000100 MCNAUGHTON HOME HARDWARE CENTRE	325544 TOILET REPAIR	05-11-21	05-11-21	23.72
01-0250-7340	000325 TECHNICAL STANDARDS & SAFETY AUTHORITY	6767051 ELEVATOR LICENCE	05-13-21	05-13-21	157.92
01-0250-7340	000036 VIVIAN UNIFORM RENTAL LTD.	94897 MATS FOR OFFICE	05-11-21	05-11-21	61.30
Account Total					242.94
01-0250-7405	003353 BETTY MCKELLAR	APR2021 OFFICE CLEANING	05-11-21	05-11-21	250.00
Department Total					4,833.13
FIRE STATION - ALVINSTON					
01-0411-7125	003074 A.J. STONE CO. LTD.	0000159396 PPE-HELMET FRONT	05-05-21	05-05-21	96.82
01-0411-7150	002387 TOWN OF PETROLIA	011369 TRAINING EXPENSES	05-13-21	05-13-21	384.20

2021.02.18 8.0 9759

MUNICIPALITY OF BROOKE-ALVINST

06-03-21

2:42PM

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
01-0411-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	59.09
01-0411-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	60.66
Account Total					119.75
01-0411-7340	000100 MCNAUGHTON HOME HARDWARE CENTRE	324696 SHOP SUPPLIES	05-05-21	05-05-21	324.15
01-0411-7340	003364 R & C CLEANING	APR-2021 FIREHALL CLEANING	05-03-21	05-03-21	120.00
Account Total					444.15
01-0411-7351	000279 BMO BANK OF MONTREAL	0502677-2105 CPA DUES	05-05-21	05-05-21	22.60
01-0411-7360	003082 SENTRY FIRE PROTECTION SERVICES	140457 MEDICAL RESPONSE SUPPLIES	05-21-21	05-21-21	520.37
01-0411-7360	002649 ALLIED MEDICAL	512141 MEDICAL & RESPONSE SUPPLIES	05-11-21	05-11-21	750.67
01-0411-7360	003232 CANADIAN IPG CORPORATION	CORUN-00459699 PPE-COVID RELATED	05-21-21	05-21-21	186.45
Account Total					1,457.49
01-0411-7372	000131 BEARCOM CANADA CORP	5189104 RADIOS	05-07-21	05-07-21	213.40
01-0411-7460	003016 FLUENT INFORMATION MANAGEMENT SYSTEMS	INV-5839 LICENCING	05-13-21	05-13-21	565.00
Department Total					3,303.41
POLICE					
01-0420-7460	000055 LAMBTON GROUP POLICE SERVICES BOARD	2170 MONTHLY POLICING	05-03-21	05-03-21	33,241.75
Department Total					33,241.75
PROTECTIVE INSPECTION & CONTROL					
01-0440-7420	003317 PICKFIELD LAW PROFESSIONAL CORPORATION	10569 NFP HEARING LEGAL FEES	05-19-21	05-19-21	27,606.21
01-0440-7470	002223 COUNTY OF LAMBTON	34773 BUILDING PERMIT CHARGES	05-19-21	05-19-21	1,852.50
01-0440-7470	002223 COUNTY OF LAMBTON	34773 BUILDING PERMIT CHARGES	05-19-21	05-19-21	86.94
Account Total					1,939.44
01-0440-7472	000175 VICKI KYLE	MAY2021 ANIMAL CONTROL SERVICES	05-11-21	05-11-21	885.72

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01-0440-7475	002734 THE INDEPENDENT	11428 WEED DESTRUCTION NOTICE	05-17-21	05-17-21	79.73
01-0440-7476	002223 COUNTY OF LAMBTON	34774 PROPERTY STANDARDS CHARGES	05-19-21	05-19-21	65.00
01-0440-7476	002223 COUNTY OF LAMBTON	34774 PROPERTY STANDARDS CHARGES	05-19-21	05-19-21	29.16
Account Total					94.16
Department Total					30,605.26

EMERGENCY MEASURES

01-0450-7340	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	66.45
Department Total					66.45

RUP - GRAVEL PATCH

01-0516-7401	002638 GOLDER ASSOCIATES LTD.	1162645 LABORATORY TESTING	05-07-21	05-07-21	1,775.37
01-0516-7401	003388 E & W BLANE TRUCKING	5338 GRAVEL TEST X 2	05-07-21	05-07-21	22,319.30
Account Total					24,094.67
Department Total					24,094.67

RB/C - CULVERT R & M

01-0531-7301	003392 ADVANCED DRAINAGE SYSTEMS INC.	418955 CULVERT PIPE	05-19-21	05-19-21	10,835.66
01-0531-7301	003392 ADVANCED DRAINAGE SYSTEMS INC.	420060 PIPE	05-19-21	05-19-21	398.16
Account Total					11,233.82
Department Total					11,233.82

RT&M - LITTER/GARBAGE PICKUP

01-0549-7401	000066 WASTE MANAGEMENT OF CANADA CORP.	0397161-0676-8 DUMPSTER	05-31-21	05-31-21	114.09
Department Total					114.09

RT&M - SIGNS

01-0550-7301	000191 CEDAR SIGNS	INV/2021/1715 DELINEATOR	05-19-21	05-19-21	108.07
Department Total					108.07

RT&M - INTERSECTION LIGHTING

01-0551-7306	000014 HYDRO ONE NETWORKS INC.	4674-0521 HYDRO	05-11-21	05-11-21	19.37
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Department Total					19.37
RT&M - CATCH BASINS					
01-0553-7401	000115 LLOYD'S PAVING (WYOMING) LIMITED	895-8508 CB CLEANING	05-19-21	05-19-21	5,655.65
Department Total					5,655.65
OVERHEAD					
01-0560-7117	002302 SUN LIFE ASSURANCE COMPANY OF CANADA, MAY2021	SUNLIFE BENEFITS	05-01-21	05-01-21	3,346.51
01-0560-7125	000036 VIVIAN UNIFORM RENTAL LTD.	94901 COVERALLS	05-19-21	05-19-21	156.95
01-0560-7125	002396 FASTENAL CANADA	ONST179759 SAFETY GLASSES	05-31-21	05-31-21	166.34
Account Total					323.29
01-0560-7150	000032 RANDY HILLS	MAY2021 MEDICAL	05-07-21	05-07-21	182.67
01-0560-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	119.21
01-0560-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	120.27
Account Total					239.48
01-0560-7304	003136 NAPA GLENCOE	130-477341 FILTERS	05-07-21	05-07-21	18.06
01-0560-7304	000048 WATFORD HOME HARDWARE / CARIS HARDV	140521 BATTERY	05-19-21	05-19-21	203.39
01-0560-7304	000048 WATFORD HOME HARDWARE / CARIS HARDV	164296 COUPLING	05-19-21	05-19-21	2.25
01-0560-7304	003184 INVENTORY EXPRESS INC.	21-33893 OIL, GREASE	05-07-21	05-07-21	45.18
01-0560-7304	003136 NAPA GLENCOE	472802 ANITFREEZE	05-31-21	05-31-21	63.70
01-0560-7304	003136 NAPA GLENCOE	472803 ANTIFREEZE	05-31-21	05-31-21	18.40
01-0560-7304	003136 NAPA GLENCOE	474382 GREASE FITTINGS	05-31-21	05-31-21	59.63
01-0560-7304	000168 WATFORD AUTO PARTS	5329-217479 RECEIVER & ABSORBENT	05-07-21	05-07-21	62.04
01-0560-7304	000168 WATFORD AUTO PARTS	5329-217831 IMPACT GUN	05-07-21	05-07-21	202.26
01-0560-7304	000168 WATFORD AUTO PARTS	5329-217920 BRAKE CLEAN, OIL	05-07-21	05-07-21	15.50

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01-0560-7304	000076 LINDE CANADA INC.	63230663 LEASE	05-19-21	05-19-21	370.53
01-0560-7304	000062 KUCERA UTILITY & FARM SUPPLY LTD.	CT48628 OIL, BELTS, CHAINSAW PARTS	05-07-21	05-07-21	22.92
Account Total					1,083.86
01-0560-7306	000014 HYDRO ONE NETWORKS INC.	2206-0521 HYDRO	05-17-21	05-17-21	273.93
01-0560-7306	000014 HYDRO ONE NETWORKS INC.	6362-0421 HYDRO	05-05-21	05-05-21	194.17
Account Total					468.10
01-0560-7310	000131 BEARCOM CANADA CORP	5191399 GPS	05-19-21	05-19-21	274.59
01-0560-7320	000154 ASSOCIATION OF ONTARIO ROAD SUPERVIS	265 CERTIFICATION RENEWAL	05-19-21	05-19-21	175.15
01-0560-7340	000074 MACKENZIE OIL LIMITED	0131677 GENERATOR FUEL-DYED	05-19-21	05-19-21	274.85
01-0560-7340	000112 NUTECH PEST SERVICES	10115 PEST CONTROL	05-07-21	05-07-21	47.46
01-0560-7340	000112 NUTECH PEST SERVICES	10161 PEST CONTROL	05-31-21	05-31-21	47.46
01-0560-7340	000078 J & M HEAVY EQUIPMENT REPAIR INC.	6934 BLOCK HEATER FOR GENERATOR	05-19-21	05-19-21	99.46
Account Total					469.23
01-0560-7398	000074 MACKENZIE OIL LIMITED	0131689 FUEL-CLEAR DIESEL	05-19-21	05-19-21	1,421.48
01-0560-7398	000074 MACKENZIE OIL LIMITED	798195 FUEL-DYED DIESEL	05-19-21	05-19-21	2,972.60
Account Total					4,394.08
01-0560-7405	003353 BETTY MCKELLAR	APR2021 OFFICE CLEANING	05-11-21	05-11-21	250.00
Department Total					11,206.96
06 STERLING PSD					
01-0601-7372	003136 NAPA GLENCOE	130-477341 FILTERS	05-07-21	05-07-21	32.18
01-0601-7372	000139 JOHN O'NEIL WELDING	29807 STEEL	05-07-21	05-07-21	18.86
01-0601-7372	003136 NAPA GLENCOE	472660 RETURN FUEL FILTERS	05-31-21	05-31-21	-103.56
01-0601-7372	000168 WATFORD AUTO PARTS	5329-217479 RECEIVER & ABSORBENT	05-07-21	05-07-21	42.84

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Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
Account Total					-9.68
Department Total					-9.68
97 CAT GRADER					
01-0610-7372	003136 NAPA GLENCOE	130-477341 FILTERS	05-07-21	05-07-21	63.53
01-0610-7372	000078 J & M HEAVY EQUIPMENT REPAIR INC.	7084 LABOUR REPAIR	05-31-21	05-31-21	519.80
01-0610-7372	000069 TOROMONT INDUSTRIES LTD	PS071363790 COIL	05-19-21	05-19-21	102.65
Account Total					685.98
Department Total					685.98
21 - CAT 150-15AWD GRADER					
01-0611-7372	003184 INVENTORY EXPRESS INC.	21-33893 OIL, GREASE	05-07-21	05-07-21	41.13
Department Total					41.13
17 FORD 4X4 Diesel					
01-0620-7372	003136 NAPA GLENCOE	130-477341 FILTERS	05-07-21	05-07-21	18.96
Department Total					18.96
21 Dodge RAM 4 x 4 pickup					
01-0621-7370	000074 MACKENZIE OIL LIMITED	797582 GASOLINE	05-19-21	05-19-21	460.64
01-0621-7372	003136 NAPA GLENCOE	130-477341 FILTERS	05-07-21	05-07-21	13.79
01-0621-7372	003184 INVENTORY EXPRESS INC.	21-33893 OIL, GREASE	05-07-21	05-07-21	70.95
01-0621-7372	000131 BEARCOM CANADA CORP	5189104 RADIOS	05-07-21	05-07-21	314.04
01-0621-7372	000168 WATFORD AUTO PARTS	5329-218115 CREDIT AIR FILTER	05-07-21	05-07-21	-24.80
Account Total					373.98
Department Total					834.62
19 FORD 4x4 PICKUP					
01-0622-7370	000074 MACKENZIE OIL LIMITED	797582 GASOLINE	05-19-21	05-19-21	460.65
Department Total					460.65
CASE BACKHOE					

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01-0631-7372	003184 INVENTORY EXPRESS INC.	21-33893 OIL, GREASE	05-07-21	05-07-21	41.13
01-0631-7372	000068 KAL TIRE	873103555 TIRE REPAIR	05-19-21	05-19-21	316.23
01-0631-7372	000062 KUCERA UTILITY & FARM SUPPLY LTD.	CT48628 OIL, BELTS, CHAINSAW PARTS	05-07-21	05-07-21	178.82
Account Total					536.18
Department Total					536.18

SMALL ENGINE EQUIPMENT

01-0634-7372	000062 KUCERA UTILITY & FARM SUPPLY LTD.	CT48628 OIL, BELTS, CHAINSAW PARTS	05-07-21	05-07-21	94.48
01-0634-7372	003210 SOUTHPOINT EQUIPMENT/CL BENNINGER EC	IR11588 PUMP OUTLET	05-31-21	05-31-21	197.85
Account Total					292.33
Department Total					292.33

STREET LIGHTING - INWOOD

01-0752-7306	000014 HYDRO ONE NETWORKS INC.	6752-0521 HYDRO	05-11-21	05-11-21	535.16
Department Total					535.16

SANITARY SEWER SYSTEM

01-0810-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	149.28
01-0810-7306	000099 BLUEWATER POWER DISTRIBUTION CORP	200000373509 ELECTRICITY CHARGES	05-03-21	05-03-21	1,941.46
01-0810-7340	000124 ONTARIO CLEAN WATER AGENCY - EFT	INV00000010901 1ST QUARTER CHARGES	05-31-21	05-31-21	1,227.23
01-0810-7432	000034 CENTRAL SANITATION / 2696235 ONTARIO LIM	0000218998 SLUDGE REMOVAL	05-07-21	05-07-21	315.84
01-0810-7432	000034 CENTRAL SANITATION / 2696235 ONTARIO LIM	0000219905 SLUDGE REMOVAL	05-31-21	05-31-21	315.84
01-0810-7432	000034 CENTRAL SANITATION / 2696235 ONTARIO LIM	0000220057 SLUDGE REMOVAL	05-31-21	05-31-21	437.31
01-0810-7432	000047 CHEMTRADE CHEMICALS CANADA LTD	93116112 ALUMINUM SULPHATE	05-19-21	05-19-21	2,490.52
Account Total					3,559.51
01-0810-7455	003240 ONTARIO CLEAN WATER AGENCY - PAP	INV00000011122 OPERATIONS CONTRACT	05-10-21	05-10-21	9,081.93
Department Total					15,959.41

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INWOOD SEWER SYSTEM					
01-0811-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	49.76
01-0811-7432	000124 ONTARIO CLEAN WATER AGENCY - EFT	INV00000010901 1ST QUARTER CHARGES	05-31-21	05-31-21	330.00
Department Total					379.76
WATERWORKS SYSTEM					
01-0830-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	49.76
01-0830-7306	000014 HYDRO ONE NETWORKS INC.	6857-0421 HYDRO	05-03-21	05-03-21	96.38
01-0830-7432	003335 ICONIX WATERWORKS LIMITED PARTNERSHI	C2116045777 2 HYMAX FITTINGS	05-19-21	05-19-21	1,830.60
01-0830-7434	003270 WOLSELEY CANADA INC	371997 WATER METERS	05-31-21	05-31-21	508.50
01-0830-7455	003240 ONTARIO CLEAN WATER AGENCY - PAP	INV00000011122 OPERATIONS CONTRACT	05-10-21	05-10-21	8,094.28
Department Total					10,579.52
WASTE COLLECTION					
01-0840-7480	000026 BLUEWATER RECYCLING ASSOC.	25616 MAY GARBAGE COLLECTION	05-05-21	05-05-21	6,232.80
01-0840-7481	003217 MUN OF BROOKE-ALVINSTON - EFT	TR240706 LARGE ITEM WEEK MAILING	05-17-21	05-17-21	205.40
01-0840-7481	003217 MUN OF BROOKE-ALVINSTON - EFT	TR241075 LARGE ITEM MAILING #2	05-26-21	05-26-21	205.40
Account Total					410.80
Department Total					6,643.60
ALVINSTON COMMUNITY CENTRE					
01-1635-7117	002302 SUN LIFE ASSURANCE COMPANY OF CANADA	MAY2021 SUNLIFE BENEFITS	05-01-21	05-01-21	1,176.21
01-1635-7125	000036 VIVIAN UNIFORM RENTAL LTD.	96069 UNIFORMS	05-19-21	05-19-21	80.92
01-1635-7150	000279 BMO BANK OF MONTREAL	0502677-2105 WHIMS	05-05-21	05-05-21	15.00
01-1635-7301	000165 MANLEY'S BASICS	1102176 OFFICE SUPPLIES	05-03-21	05-03-21	6.77

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01-1635-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	30.33
01-1635-7303	000003 BROOKE TELECOM CO-OPERATIVE	10605820-0521 PHONE & INTERNET SERVICE	05-05-21	05-05-21	131.48
Account Total					161.81
01-1635-7340	000074 MACKENZIE OIL LIMITED	0131677 GENERATOR FUEL-DYED	05-19-21	05-19-21	274.84
01-1635-7340	000112 NUTECH PEST SERVICES	10114 PEST CONTROL	05-07-21	05-07-21	47.46
01-1635-7340	000112 NUTECH PEST SERVICES	10160 PEST CONTROL	05-31-21	05-31-21	47.46
01-1635-7340	003357 KEVIN MILLER	3145324056960 IMPACT WRENCH	05-31-21	05-31-21	259.89
01-1635-7340	003344 HOLLAND CLEANING SOLUTIONS LTD.	543390 CLEANERS	05-31-21	05-31-21	108.13
01-1635-7340	003017 MARCOTTE DISPOSAL INC.	5662 DUMPSTER	05-07-21	05-07-21	311.32
Account Total					1,049.10
01-1635-7341	003391 HEFFCO ELASTOMERS INC	4098 MULCH	05-19-21	05-19-21	1,601.78
01-1635-7341	000115 LLOYD'S PAVING (WYOMING) LIMITED	895-8483 STONE	05-07-21	05-07-21	1,318.03
Account Total					2,919.81
Department Total					5,409.62
INWOOD COMMUNITY CENTER					
01-1639-7306	000014 HYDRO ONE NETWORKS INC.	9863-0521 HYDRO	05-31-21	05-31-21	31.73
Department Total					31.73
ALVINSTON LIBRARY					
01-1641-7340	000048 WATFORD HOME HARDWARE / CARIS HARDV	140231 PATIO STONES	05-19-21	05-19-21	46.71
Department Total					46.71
PLANNING & ZONING					
01-1810-7101	002996 NANCY FAFLAK	MAY2021 COA	05-12-21	05-12-21	50.00
01-1810-7101	003114 CHRISTA SAWYER	MAY2021 COMMITTEE OF ADJUSTMENT	05-12-21	05-12-21	50.00
01-1810-7101	003202 DOUG SMITH	MAY2021 COMMITTEE OF ADJUSTMENT	05-12-21	05-12-21	50.00
Account Total					150.00

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01-1810-7430	002078 WALLACE B LANG	W21-093 ALLEY CLOSURE-CENTRE STREET	05-07-21	05-07-21	155.23
01-1810-7430	002078 WALLACE B LANG	W21-093-BETTENCOURT ALLEY CLOSURE-CENTRE STREET	05-07-21	05-07-21	781.83
01-1810-7430	002078 WALLACE B LANG	W21-093-HINZ ALLEY CLOSURE-CENTRE STREET	05-07-21	05-07-21	781.84
01-1810-7430	002078 WALLACE B LANG	W21-093-MCGIVERN ALLEY CLOSURE-CENTRE STREET	05-07-21	05-07-21	781.84
01-1810-7430	002078 WALLACE B LANG	W21-093-REDICK ALLEY CLOSURE-CENTRE STREET	05-07-21	05-07-21	781.83
Account Total					3,282.57
Department Total					3,432.57
COMMERCIAL & INDUSTRIAL					
01-1820-7399	002832 BAS-TIM INC.	324 FLOWERS	05-31-21	05-31-21	3,647.47
01-1820-7399	000100 MCNAUGHTON HOME HARDWARE CENTRE	327937 FLAGS	05-31-21	05-31-21	189.43
Account Total					3,836.90
Department Total					3,836.90
AGRICULTURE & REFORESTATION					
01-1840-7455	000113 R DOBBIN ENGINEERING INC	76.21 DRAINAGE SUPERINTENDENT	05-12-21	05-12-21	2,253.67
Department Total					2,253.67
COUNTY OF LAMBTON TAXATION					
01-9400-9100	002223 COUNTY OF LAMBTON	34693 2ND QUARTER LEVY	05-31-21	05-31-21	448,178.00
Department Total					448,178.00
EDUCATION ENGLISH PUBLIC					
01-9500-9100	000176 LAMBTON KENT DISTRICT SCHOOL BOARD	2021-2 2ND QUARTER LEVY	05-31-21	05-31-21	193,592.00
Department Total					193,592.00
EDUCATION FRENCH PUBLIC					
01-9510-9100	000277 CONSEIL SCOLAIRE VIAMONDE	2021-2 2ND QUARTER LEVY	05-31-21	05-31-21	1,326.00
Department Total					1,326.00
EDUCATION ENGLISH SEPARATE					
01-9520-9100	000276 ST. CLAIR CATHOLIC DISTRICT SCHOOL BD.	2021-2 2ND QUARTER LEVY	05-31-21	05-31-21	45,943.00
Department Total					45,943.00

2021.02.18 8.0 9759

MUNICIPALITY OF BROOKE-ALVINST

06-03-21

2:42PM

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
EDUCATION FRENCH SEPARATE					
01-9530-9100	000278 CONSEIL SCOLAIRE CATHOLIQUE PROVIDEN	2021-2 2ND QUARTER LEVY	05-31-21	05-31-21	5,751.00
Department Total					5,751.00
SHILOH LINE RECONSTRUCTION					
20-0512-7301	003219 FASTSIGNS	684-59132 SIGNS FOR SHILOH	05-25-21	05-25-21	579.58
Department Total					579.58
COMMUNITY CENTRE					
20-1635-8016	000048 WATFORD HOME HARDWARE / CARIS HARDV	460636 CROSS TEES	05-19-21	05-19-21	147.89
Department Total					147.89
MUNICIPAL DRAINS - MAINTENANCE					
20-2900-7401	000267 TOWNSHIP OF WARWICK	067428 HIGGINS DRAIN BRANCH	05-26-21	05-26-21	234.82
20-2900-7401	003291 GREG DRURY	12-1 MUNRO DRAIN	05-21-21	05-21-21	183.00
20-2900-7401	002185 TOWNSHIP OF DAWN EUPHEMIA	27-2021 BROOKE ENNIS TWIN DRAIN	05-26-21	05-26-21	1,640.31
20-2900-7401	002478 BRUCE POLAND & SONS TRUCKING INC.	596 JOHNSTON-SYMLINGTON DRAIN	05-05-21	05-05-21	10,471.98
20-2900-7401	002478 BRUCE POLAND & SONS TRUCKING INC.	603 MOFFATT/LUCAS DRAIN BRANCH	05-21-21	05-21-21	361.72
20-2900-7401	002478 BRUCE POLAND & SONS TRUCKING INC.	603 MOFFATT/LUCAS DRAIN NO 2	05-21-21	05-21-21	1,767.79
20-2900-7401	002478 BRUCE POLAND & SONS TRUCKING INC.	604 ZIMMERMAN DRAIN	05-21-21	05-21-21	218.67
20-2900-7401	002478 BRUCE POLAND & SONS TRUCKING INC.	604 ROSS DRAIN	05-21-21	05-21-21	937.16
20-2900-7401	002840 JLH EXCAVATING INC.	E10635 JOHNSON DRAIN	05-19-21	05-19-21	17,716.13
20-2900-7401	002823 KT EXCAVATING	INV-0012 DOLBEAR-GRAY DRAIN	05-19-21	05-19-21	783.09
20-2900-7401	002823 KT EXCAVATING	INV-0013 DOLBEAR/MCKELLAR DRAIN	05-19-21	05-19-21	367.25
20-2900-7401	002823 KT EXCAVATING	INV-0024 VANDAMME DRAIN	05-19-21	05-19-21	881.97
20-2900-7401	002823 KT EXCAVATING	INV-0025 HUME/THORNE DRAIN	05-19-21	05-19-21	655.40
20-2900-7401	002823 KT EXCAVATING	INV-0027 MUNRO DRAIN	05-19-21	05-19-21	435.05
Account Total					36,654.34

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
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Department Total	36,654.34
Total Paid Invoices	210,289.64
Total Unpaid Invoices	703,001.73
Total Invoices	913,291.37

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor Number Name	Invoice Number Item Description	Invoice Date	Entry Date	Item Amount
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Department Summary

01-0000	ASSETS & LIABILITIES	3,309.61
01-0050	LICENCES, PERMITS, RENTS	-425.00
01-0240	GOVERNANCE	52.60
01-0241	COUNCIL SUPPORT	1,730.90
01-0250	CORPORATE MANAGEMENT	4,833.13
01-0411	FIRE STATION - ALVINSTON	3,303.41
01-0420	POLICE	33,241.75
01-0440	PROTECTIVE INSPECTION & CONTROL	30,605.26
01-0450	EMERGENCY MEASURES	66.45
01-0516	RUP - GRAVEL PATCH	24,094.67
01-0531	RB/C - CULVERT R & M	11,233.82
01-0549	RT&M - LITTER/GARBAGE PICKUP	114.09
01-0550	RT&M - SIGNS	108.07
01-0551	RT&M - INTERSECTION LIGHTING	19.37
01-0553	RT&M - CATCH BASINS	5,655.65
01-0560	OVERHEAD	11,206.96
01-0601	06 STERLING PSD	-9.68
01-0610	97 CAT GRADER	685.98
01-0611	21 - CAT 150-15AWD GRADER	41.13
01-0620	17 FORD 4X4 Diesel	18.96
01-0621	21 Dodge RAM 4 x 4 pickup	834.62
01-0622	19 FORD 4x4 PICKUP	460.65
01-0631	CASE BACKHOE	536.18
01-0634	SMALL ENGINE EQUIPMENT	292.33
01-0752	STREET LIGHTING - INWOOD	535.16
01-0810	SANITARY SEWER SYSTEM	15,959.41
01-0811	INWOOD SEWER SYSTEM	379.76
01-0830	WATERWORKS SYSTEM	10,579.52
01-0840	WASTE COLLECTION	6,643.60
01-1635	ALVINSTON COMMUNITY CENTRE	5,409.62
01-1639	INWOOD COMMUNITY CENTER	31.73
01-1641	ALVINSTON LIBRARY	46.71
01-1810	PLANNING & ZONING	3,432.57
01-1820	COMMERCIAL & INDUSTRIAL	3,836.90
01-1840	AGRICULTURE & REFORESTATION	2,253.67
01-9400	COUNTY OF LAMBTON TAXATION	448,178.00
01-9500	EDUCATION ENGLISH PUBLIC	193,592.00
01-9510	EDUCATION FRENCH PUBLIC	1,326.00
01-9520	EDUCATION ENGLISH SEPARATE	45,943.00
01-9530	EDUCATION FRENCH SEPARATE	5,751.00
20-0512	SHILOH LINE RECONSTRUCTION	579.58
20-1635	COMMUNITY CENTRE	147.89

Accounts Payable

Posted Invoice Payment Approval List By Account

Vendor 000000 Through 999999

Invoice Entry Date 05-01-21 to 05-31-21 Paid Invoices Cheque Date 05-01-21 to 05-31-21

Account	Vendor		Invoice Number	Invoice	Entry	Item Amount
	Number	Name	Item Description	Date	Date	
			20-2900 MUNICIPAL DRAINS - MAINTENANCE			36,654.34
				Report Total		913,291.37



4218 Oil Heritage Road
 Petrolia, Ontario, N0N 1R0
 Phone: (519) 882-0032 Fax: (519) 882-2233
 www.dobbineng.com

June 3, 2021

The Mayor and Council
 Municipality of Brooke-Alvinston
 3236 River Street
 Alvinston, ON
 N0N 1A0

Re: 4-5 Concession Road Drain & MacDougall Drain Maintenance

Three (3) sealed tenders for the 4-5 Concession Road Drain and MacDougall Drain Maintenance were received and opened on June 3, 2021 at the Municipality of Brooke-Alvinston Municipal Office.

Following the tender opening, the schedule of tender prices from each bid was reviewed by David Moores, Drainage Superintendent to ensure correct unit price extensions and total tender prices. Following are the confirmed, corrected, tender prices submitted (including HST):

- | | |
|-------------------------|-------------|
| • Bruce Poland and Sons | \$20,527.91 |
| • HE Construction | \$34,578.00 |
| • JLH Excavating | \$35,680.03 |

Based on this review, the bid from **Bruce Poland and Sons** in the amount of **\$20527.91** is the lowest price tendered and meets all of the requirements stipulated in tender documents. Therefore, I recommend that the tender be awarded to Bruce Poland and Sons for work on the 4-5 Concession Road Drain and MacDougall Drain.

Regards,

A handwritten signature in black ink, appearing to read 'D. Moores'.

David Moores
 Drainage Superintendent / Project Manager
 R. Dobbin Engineering Inc.



The Corporation of the Municipality of Brooke-Alvinston
REQUEST FOR MAINTENANCE / REPAIR / IMPROVEMENT
(Drainage Act, R.S.O. 1990, Chapter D.17)

RECEIVED 9.10.

MAY 28 2021

I hereby give notice that the Mugro Drain / Muddy Drain Drain is out of repair and request that:

☒ Maintenance (preservation of a drainage works) or repair (restoration of a drainage works to its original condition) be performed under the provisions of Section 74 of the Drainage Act, R.S.O 1990, Chapter D.17.

☐ The drain be improved (modification of or an addition to a drainage works intended to increase the effectiveness of the system) under the provisions of:

___ Section 77, (without an Engineer's Report and total cost not exceeding \$4,500.00)

___ Section 78, (with an Engineer's Report)

(of the Drainage Act, R.S.O. 1990, Chapter D.17)

The following work is required:

Culvert - Front & Back

Property Description: Lot 2 Concession 9 Roll Number 38-15-120-020-12401-0000

911 address Rokeby Line

Dated at the Municipality of Brooke-Alvinston this 14 day of May, 2021

Jason Johnson

Name-please print

[Signature]
Signature

Telephone#

Email address: [Redacted] .ca

Additional Comments if any:

Andrew Johnson

Name-please print

[Signature]
Signature

Cel

E-MAILED
David Mares
05/08/21
[Signature]



The Corporation of the Municipality of Brooke-Alvinston
REQUEST FOR MAINTENANCE / REPAIR / IMPROVEMENT
(Drainage Act, R.S.O. 1990, Chapter D.17)

I hereby give notice that the Orange Drain No 1 Drain is out of repair and request that:

☒ Maintenance (preservation of a drainage works) or repair (restoration of a drainage works to its original condition) be performed under the provisions of Section 74 of the Drainage Act, R.S.O 1990, Chapter D.17.

☐ The drain be improved (modification of or an addition to a drainage works intended to increase the effectiveness of the system) under the provisions of:

___ Section 77, (without an Engineer's Report and total cost not exceeding \$4,500.00)

___ Section 78, (with an Engineer's Report)

(of the Drainage Act, R.S.O. 1990, Chapter D.17)

The following work is required:

Brushing + bottom cleanout along with culvert cleaning

Property Description: Lot _____ Concession _____ Roll Number _____

911 address _____

Dated at the Municipality of Brooke-Alvinston this _____ day of _____, 20__

Name-please print

Name-please print

Signature

Signature

Telephone# _____
Home

Cell

Email address: _____

Additional Comments if any:

Viewing of the drain determined maintenance is needed; no one has requested it. Council will need to determine if drainage Superintendent proceeds

The Corporation of the Municipality of Brooke-Alvinston

By-law Number xx of 2021

Being a By-law to Set the rate of speed on all municipal highways

WHEREAS, Section 27(1) of the Municipal Act 2001, as amended, authorizes Municipalities to pass by-laws in respect of a highway under its jurisdiction;

AND WHEREAS, Subsection 128(2) of the Highway Traffic Act R.S.O. 1990 Chapter H.8 as amended, authorizes the Council of a Municipality to prescribe, by By-law, a rate of speed for motor vehicles on a highway or portion of a highway under its jurisdiction;

AND WHEREAS the Council of the Corporation of the Municipality of Brooke-Alvinston deems it desirable to set the rate of speed on certain highways within the Municipality of Brooke-Alvinston for the health and safety of its residents;

NOW THEREFORE, the Municipal Council of the Corporation of the Municipality of Brooke-Alvinston enacts as follows:

1. Definitions -Highway-

As defined in the Municipal Act, S.O. 2001, as amended means a common and public highway and includes any bridge, trestle, via duct or other structure forming part of the highway and, except as otherwise provided, includes a portion of a highway.

2. Rate of Speed

- 2.1 The rate of speed on all municipal highways (outside of town boundaries) shall be a maximum of eighty (80) kilometres per hour, unless otherwise posted.
- 2.2 Schedule “A” attached hereto, shall designate the town limits of Alvinston and Inwood.
- 2.3 Schedule “B” attached hereto, shall designate the speed on all Municipal highways that are otherwise posted and shall form part of this By-law

3. Penalty

The penalties provided in Subsection 128 (14) of the Highway Traffic Act shall apply to offences against this By-law

- 4. That any previous by-laws pertaining to rates of speed are hereby repealed
- 5. Force and Effect

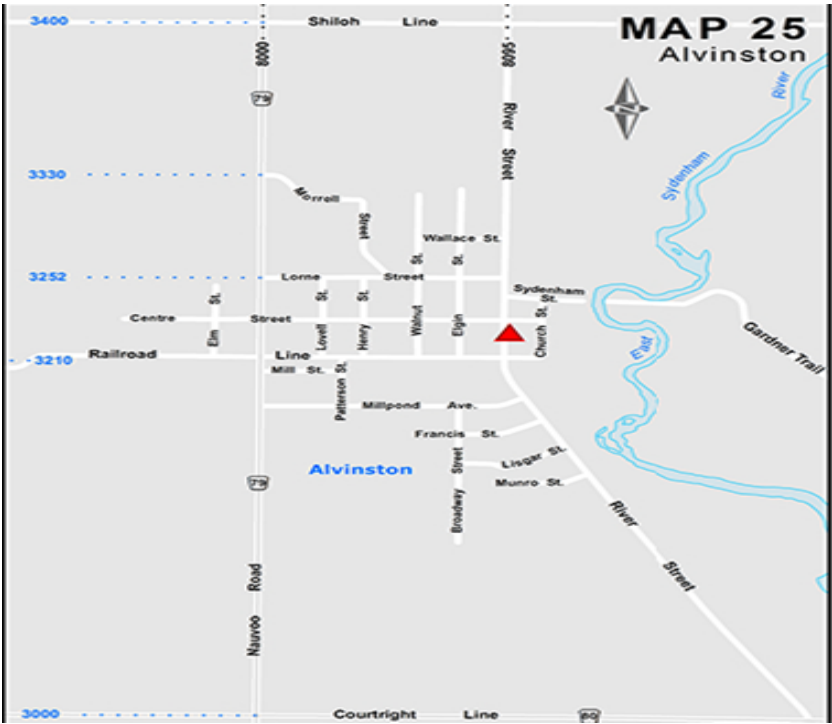
This by-law will come into force and take effect upon final passing.

By-law read a first, second and third time and finally passed this xx day of May, 2021

Mayor

Clerk-Administrator

MUNICIPALITY OF BROOKE-ALVINSTON
SCHEDULE “A” to BY-LAW No. xx of 2021
Town / Village Limits: Alvinston & Inwood



MUNICIPALITY OF BROOKE-ALVINSTON
 SCHEDULE “B” to BY-LAW No. xx of 2021
 Speed Limits

Highway	From	To	Maximum Rate of Speed
Alvinston & Inwood	All Town Roads		50
North / South Roads			
Forest Road	Aberfeldy Line	Petrolia Line	80
Inwood Road	Petrolia Line	Churchill Line	80
Sutorville Road	Aberfeldy Line	Churchill Line	80
Little Ireland Road	Aberfeldy Line	Churchill Line	80
Ebenezer Road	Aberfeldy Line	Churchill Line	80
Old Walnut Road	Nauvoo Road	Churchill Line	80
Hilly Road	Rokeby Line	North Limits	80
Church Rd	South End	Churchill Line	80
River Street	3111 River Street	Shiloh Line	50
River Street	Shiloh Line	Brooke Line	80
Cameron Road	Walker Road	Courtright Line	80
Argyll Road	Gardner Trail	North limits	80
Peak of Mosa Road	Shiloh Line	North limits	80
White Pine Road	Rokeby Line	Churchill Line	80
Hardy Creek Road	Conservation Road	Churchill Line	80
Gully Mor Road	North Limits	Conservation Road	80
Salem Road	LaSalle Line	Churchill Line	80
Sexton Road	Calvert Road	Churchill Line	80
East West Roads			
Aberfeldy Line	Forest Road	Nauvoo Road	80
Walker Line	Cameron Road	Watterworth Road	80
Campbell Line	Inwood Road	Little Ireland Road	80
Fields Line	Ebenezer Road	Old Walnut Road	80
Sydenham Line	Nauvoo Road	Cameron Road	80
Oil Springs Line	Forest Road	Pratt Siding Road	80
Bush Line	Little Ireland Road	Ebenezer Road	80
Weidman Line	Forest Road	Village Limits	80
Railroad Line	Old Walnut Road	Village Limits	80
Gardner Trail	Junction Road	Westerly limits	80
Shiloh Line	Forest Road	Nauvoo Road	80
Shiloh Line	Nauvoo Road	River Street	50
Shiloh Line	River Street	Southwest Middlesex	80
Maple Ridge Line	Conservation Road	Sexton Road	80
Conservation	Shiloh Line	Calvert Drive	80
Brooke Line	Old Walnut Road	East End limit	80
Rokeby Line	Forest Road	Sexton Road	80
Petrolia Line	Nauvoo Road	Sexton Road	80
LaSalle Line	Forest Road	7591 LaSalle Line	80
La Salle Line	7591 LaSalle Line	Nauvoo Road	70
La Salle Line	Nauvoo Road	Sexton Road	80
Churchill Line	Forest Road	Sexton Road	80

The Corporation of the Municipality of Brooke-Alvinston

By-law Number xx of 2021

Being a By-law to Authorize the Execution of an Easement with Daniel Franklin Kucera

WHEREAS the Municipal Act, 2001, Section 11(2) authorizes a lower tier municipality to pass by-laws respecting matters within specific spheres of jurisdiction;

AND WHEREAS Dan Kucera agrees to provide an easement to the Municipality of Brooke-Alvinston across certain lands in the Municipality and agrees to the terms and conditions on which the grant of easement is made;

NOW THEREFORE the Corporation of the Municipality of Brooke-Alvinston enacts as follows:

1. That the Corporation of the Municipality of Brooke-Alvinston agrees to the terms and conditions as specified on the grant of easement and in general form and content as Schedule A attached hereto
2. That the Mayor and Clerk Administrator be authorized to execute such agreement on behalf of the Municipality of Brooke-Alvinston
3. Any and all by-laws or portions thereof conflicting with this by-law are hereby repealed
4. This by-law shall take effect on the date of its passing

Read a first, second and third time and finally passed this 10th day of June, 2021

Mayor

Clerk

THIS EASEMENT made this ____ day of _____, 2021.

B E T W E E N:

[__Daniel Franklin Kucera__]

(Hereinafter called the "Transferor")

OF THE FIRST PART

- and -

THE CORPORATION OF THE MUNICIPALITY OF BROOKE-ALVINSTON

(Hereinafter called the "Transferee")

OF THE SECOND PART

WHEREAS the Transferor is the owner of the lands and premises herein described, as Concession 5 Pt. Lot 18 (roll # 3815 140 001 22100) and has agreed to grant the Transferee a multi-purpose easement for municipal services in, over and upon the said Lands;

AND WHEREAS Section 91(2) of the *Municipal Act*, S.O. 2001, c. 25, as amended provides that an easement of a public utility provided by a municipality does not have to be appurtenant or annexed to or for the benefit of any specific parcel of land to be valid;

NOW THEREFORE the Transferor DOTH GRANT unto the Transferee, its successors and assigns, forever, the full, free and uninterrupted right, liberty, privilege and easement in gross to install, construct, reconstruct, repair, clean, maintain, inspect and use as part of the Municipal Services system of the Municipality of Brooke-Alvinston and as appurtenant thereto, and for all times hereafter, watermains, and other municipal services of such kind, size, type and number as the Transferee may from time to time determine necessary (the "Municipal Services"), in, through, over, on and under that part of the lands of the Transferor more particularly described as Concession 5 Pt. Lot 18 (roll # 3815 140 001 22100) (the "Lands").

AND TOGETHER WITH the full right, liberty, privilege and easement unto the Transferee, its successors and assigns, and its and their servants, agents, work people, contractors and others designated by it and them, from time to time and at all times forever hereafter, to enter upon the said Lands, with or without tools, machinery, equipment and vehicles, for the purposes aforesaid and to enter as aforesaid upon the adjoining lands of the Transferor in order to obtain access to and from the said Lands.

IT SHALL BE LAWFUL for the Transferee and its successors and assigns to exercise the rights, and privileges hereby granted without being liable for any interference, loss of use or loss of profit which shall or may be thereby caused to the said lands or to the owners and occupiers thereof from time to time, and the Transferee shall have the right to cut down or remove any brush, trees, shrubs, fences, pavements, ramps, curbs and other objects or structures as may be necessary or convenient in the exercise of the rights and privileges hereby granted and likewise to excavate and remove the soil and surfacings for the purposes aforesaid.

THE TRANSFEE COVENANTS with the Transferor that it will restore the said Lands to the approximate condition which existed immediately prior to each and every entry upon the said Lands, excluding the replacement of brush and trees and structures.

THE TRANSFEROR COVENANTS that no buildings or other structures shall be erected on or over the Lands described herein without the written consent of the Engineer of the Transferee or his designate.

THE TRANSFEROR FURTHER COVENANTS that it has the right to convey the rights and privileges and easements hereby granted and will execute such further assurances as may be requisite to give full effect to this indenture.

IT IS HEREBY AGREED that the covenants and agreements on the part of the Transferor shall run with the Lands of the Transferor, and these shall ensure to the benefit of and be binding upon the respective successors, heirs, executors, administrators and assigns of the parties hereto.

AND THAT in all attempts, consultation with the landowner would occur prior to any work being done on the property

AND FURTHERMORE THAT if the drainage pipe needs replacing, that the intent would be to move the pipe to the lot line if possible and able

The Corporation of the Municipality of Brooke-Alvinston

By-law Number xx of 2021

Being a By-law to Authorize the Execution of an Easement with Lawrence Dalton
Johnston & Heather Jeannette Johnston

WHEREAS the Municipal Act, 2001, Section 11(2) authorizes a lower tier municipality to pass by-laws respecting matters within specific spheres of jurisdiction;

AND WHEREAS Lawrence Dalton Johnston & Heather Jeannette Johnston agree to provide an easement to the Municipality of Brooke-Alvinston across certain lands in the Municipality and agrees to the terms and conditions on which the grant of easement is made;

NOW THEREFORE the Corporation of the Municipality of Brooke-Alvinston enacts as follows:

1. That the Corporation of the Municipality of Brooke-Alvinston agrees to the terms and conditions as specified on the grant of easement and in general form and content as Schedule A attached hereto
2. That the Mayor and Clerk Administrator be authorized to execute such agreement on behalf of the Municipality of Brooke-Alvinston
3. Any and all by-laws or portions thereof conflicting with this by-law are hereby repealed
4. This by-law shall take effect on the date of its passing

Read a first, second and third time and finally passed this 10th day of June, 2021

Mayor

Clerk

THIS EASEMENT made this ____ day of _____, 2021.

B E T W E E N:

[____Lawrence Dalton Johnston & Heather Jeannette Johnston____]

(Hereinafter called the "Transferor")

OF THE FIRST PART

- and -

THE CORPORATION OF THE MUNICIPALITY OF BROOKE-ALVINSTON

(Hereinafter called the "Transferee")

OF THE SECOND PART

WHEREAS the Transferor is the owner of the lands and premises herein described, as 7953 Railroad Line (roll # 3815 140 001 22502) and has agreed to transfer to the Transferee a multi-purpose easement for municipal services in, over and upon the said Lands;

AND WHEREAS Section 91(2) of the *Municipal Act*, S.O. 2001, c. 25, as amended provides that an easement of a public utility provided by a municipality does not have to be appurtenant or annexed to or for the benefit of any specific parcel of land to be valid;

NOW THEREFORE the Transferor DOTH GRANT unto the Transferee, its successors and assigns, forever, the full, free and uninterrupted right, liberty, privilege and easement in gross to install, construct, reconstruct, repair, clean, maintain, inspect and use as part of the Municipal Services system of the Municipality of Brooke-Alvinston and as appurtenant thereto, and for all times hereafter, watermains, and other municipal services of such kind, size, type and number as the Transferee may from time to time determine necessary (the "Municipal Services"), in, through, over, on and under that part of the lands of the Transferor more particularly described as 7953 Railroad Line (roll # 3815 140 001 22502) (the "Lands").

AND TOGETHER WITH the full right, liberty, privilege and easement unto the Transferee, its successors and assigns, and its and their servants, agents, work people, contractors and others designated by it and them, from time to time and at all times forever hereafter, to enter upon the said Lands, with or without tools, machinery, equipment and vehicles, for the purposes aforesaid and to enter as aforesaid upon the adjoining lands of the Transferor in order to obtain access to and from the said Lands.

IT SHALL BE LAWFUL for the Transferee and its successors and assigns to exercise the rights, and privileges hereby granted without being liable for any interference, loss of use or loss of profit which shall or may be thereby caused to the said lands or to the owners and occupiers thereof from time to time, and the Transferee shall have the right to cut down or remove any brush, trees, shrubs, fences, pavements, ramps, curbs and other objects or structures as may be necessary or convenient in the exercise of the rights and privileges hereby granted and likewise to excavate and remove the soil and surfacings for the purposes aforesaid.

THE TRANSFEE COVENANTS with the Transferor that it will restore the said Lands to the approximate condition which existed immediately prior to each and every entry upon the said Lands, excluding the replacement of brush and trees and structures.

THE TRANSFEROR COVENANTS that no buildings or other structures shall be erected on or over the Lands described herein without the written consent of the Engineer of the Transferee or his designate.

THE TRANSFEROR FURTHER COVENANTS that it has the right to convey the rights and privileges and easements hereby granted and will execute such further assurances as may be requisite to give full effect to this indenture.

IT IS HEREBY AGREED that the covenants and agreements on the part of the Transferor shall run with the Lands of the Transferor, and these shall ensure to the benefit of and be binding upon the respective successors, heirs, executors, administrators and assigns of the parties hereto.

AND THAT in all attempts, consultation with the landowner would occur prior to any work being done on the property

AND FURTHERMORE THAT if the drainage pipe needs replacing, that the intent would be to move the pipe to the lot line if possible and able

AMENDMENT NO. 3
TO THE
MUNICIPALITY OF BROOKE-ALVINSTON
OFFICIAL PLAN

County of Lambton
Planning & Development Department
June 2021

MUNICIPALITY OF BROOKE-ALVINSTON

Official Plan Amendment No. 3

This amendment was adopted by the Council of the Municipality of Brooke-Alvinston by By-law _____ of 2021 in accordance with the provisions of Section 22(1) and 17(15) of the *Planning Act*, R.S.O. 1990, on the _____ day of _____, 2021

Corporate Seal

Mayor_____
Clerk

CERTIFICATE OF COMPLIANCE
WITH PUBLIC INVOLVEMENT
AND NOTICE REQUIREMENT

I, Janet Denkers, Clerk for the Municipality of Brooke-Alvinston, hereby certify that the requirements for the holding of at least one public meeting as set out in subsection 17(15) of the *Planning Act*, R.S.O. 1990, and the giving of notice as set out in subsection 17(19) of the *Planning Act*, R.S.O. 1990, have been complied with.

Clerk
Municipality of Brooke-Alvinston

MUNICIPALITY OF BROOKE-ALVINSTON

BY-LAW NUMBER _____ OF 2021

The Council of the Municipality of Brooke-Alvinston, in accordance with the provisions of Section 17(22) of the *Planning Act*, R.S.O. 1990, hereby enacts as follows:

1. Amendment No 3 of the Municipality of Brooke-Alvinston Official Plan consisting of the attached text and maps is hereby adopted.
2. The Clerk is hereby authorized and directed to make application to the County of Lambton for approval of Amendment No. 3 to the Municipality of Brooke-Alvinston Official Plan.
3. This By-law shall come into force and take effect on the day of the final passing thereof.

ENACTED AND PASSED THIS _____ DAY OF _____, 2021.

Mayor

Clerk

I certify that the above is a true copy of By-law No. _____ of 2021 as enacted and passed by the Council of the Municipality of Brooke-Alvinston on the _____ day of _____, 2021.

Clerk
Municipality of Brooke-Alvinston

AMENDMENT NO. 3
TO THE
MUNICIPALITY OF BROOKE-ALVINSTON
OFFICIAL PLAN

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PART B– THE AMENDMENT

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2.	DETAILS OF THE AMENDMENT	2
3.	IMPLEMENTATION AND INTERPRETATION.....	2

<u>PART C– APPENDIX</u>	3
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STATEMENT OF COMPONENTS

PART A – THE PREAMBLE does not constitute part of this amendment.

PART B – THE AMENDMENT consisting the following text constitutes Amendment No. 3 to the Municipality of Brooke-Alvinston Official Plan.

PART C – APPENDIX does not constitute part of this amendment. This appendix contains background data, planning considerations and a record of the public involvement associated with this amendment.

PART A – THE PREAMBLE**1. PURPOSE**

This is a site-specific amendment that will change the land use designation on the subject lands from “Residential” to “Commercial”.

2. LOCATION

The lands affected by Official Plan Amendment No. 3 are described as Lot 37, Plan 15 and are known municipally as 8011 Centre Street in Alvinston.

3. BASIS

The property owner requests the amendment in order to add an agricultural implement sales and service establishment as a permitted use on the subject lands.

Additional information is included in **PART C – THE APPENDIX**

Municipality of Brooke-Alvinston

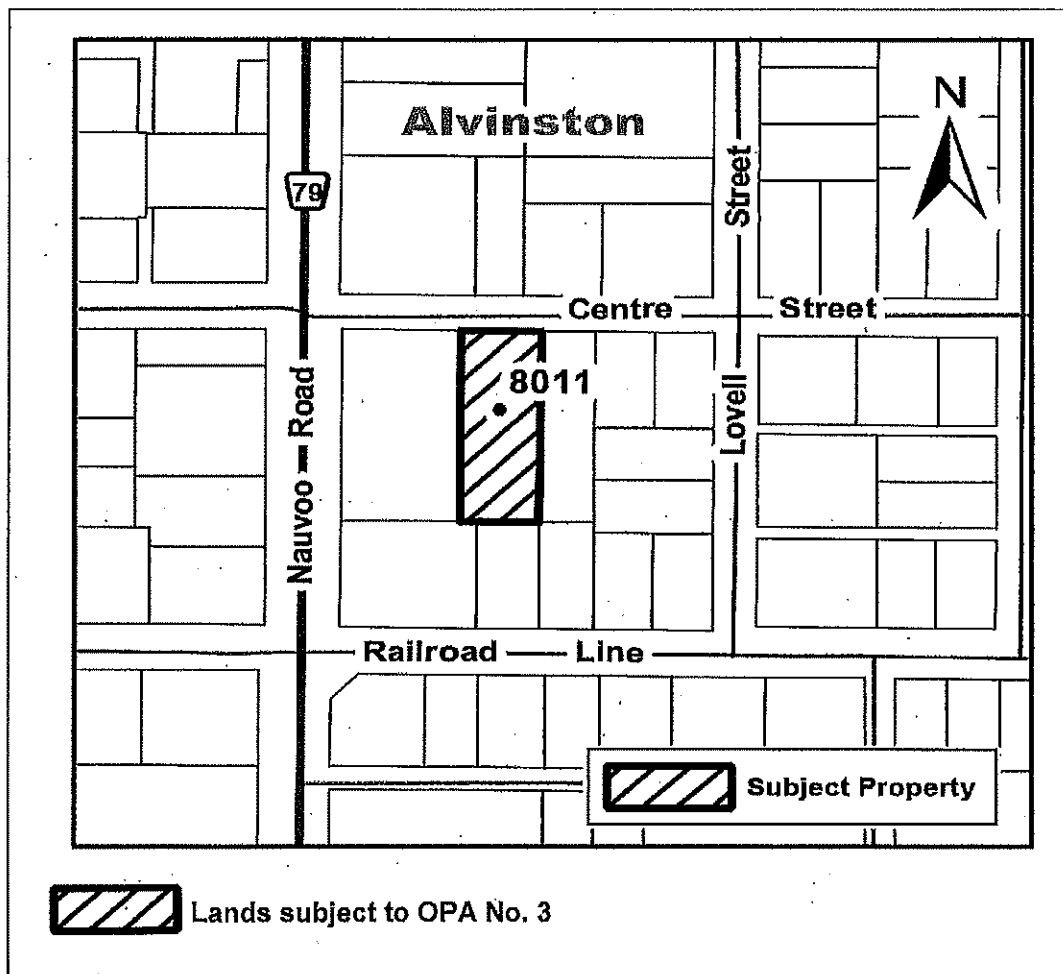
SCHEDULE "A" LAND USE PLAN

THIS SCHEDULE FORMS PART OF AMENDMENT NO. 3 TO THE MUNICIPALITY OF BROOKE-ALVINSTON OFFICIAL PLAN AND MUST BE READ WITH THE WRITTEN TEXT.

Signed: _____

David Ferguson, Mayor

Janet Denkers, Clerk-Administrator



Applicant: Kucera Farm Supply Ltd.

Location: Lot 37, Plan 15, geographic area of Village of Alvinston
8011 Centre Street, Alvinston, Municipality of Brooke-Alvinston

PART B – THE AMENDMENT

1. INTRODUCTION

All of this part of the document entitled **PART B – THE AMENDMENT** consisting of the following constitutes Amendment No. 3 to the Official Plan of the Municipality of Brooke-Alvinston.

2. DETAILS OF THE AMENDMENT

This is a site-specific amendment that will change the land use designation on the subject lands from “Residential” to “Commercial”. The “Commercial” designation permits a range of commercial uses. The property owner has requested the amendment in order to expand an existing agricultural implement sales and service establishment onto the lands that are the subject of this amendment.

3. IMPLEMENTATION AND INTERPRETATION

The implementation and interpretation of this amendment shall be in accordance with the policies of the Official Plan of the Municipality of Brooke-Alvinston.

PART C – THE APPENDIX

The following appendix does not constitute part of Amendment No 3, but is included as information supporting the amendment.

APPENDIX 1

Planner's Report

APPENDIX 2

Minutes of Public Meeting

APPENDIX 1

Planner's Report (Presented to Municipal Council at the public meeting).

APPENDIX 2

Minutes of Public Meeting

**The Corporation of the Municipality of Brooke-Alvinston
Zoning By-law Number ____ of 2021**

(Being a By-law to amend By-law 9 of 2013)

WHEREAS the Council of the Corporation of the Municipality of Brooke-Alvinston passed a comprehensive Zoning By-law 9 of 2013 on the 28th day of February, 2013;

AND WHEREAS the Council deems it desirable to make certain amendments to its comprehensive Zoning By-law;

NOW THEREFORE, the Council of the Corporation of the Municipality of Brooke-Alvinston enacts as follows:

1. Schedule "A", attached, is hereby declared to form part of this By-law.
2. Schedule "A" to By-law 9 of 2013 is hereby amended by changing the zone symbol that applies to those lands indicated on Schedule "A" to this By-law from the "Residential 1 (R1)" Zone to the "Highway Commercial (C2)" Zone.

This By-law shall come into force and effect pursuant to Sections 34 (21) or Section 34 (30) of the Planning R.S.O. 1990.

READ A FIRST AND SECOND TIME THIS ____th DAY OF June, 2021.

READ A THIRD TIME AND FINALLY PASSED THIS ____th DAY OF June, 2021.

MAYOR

CLERK

**CORPORATION OF THE MUNICIPALITY OF
BROOKE-ALVINSON
ZONING BY-LAW NO. _____ OF 2021**

Explanatory Note

The purpose of this By-law is to rezone the parcel know municipally as 6011 Centre Street by changing the zone symbol that applies to those lands indicated on Schedule "A" to this By-law from the "Residential 1 (R1)" Zone to the "Highway Commercial (C2)" Zone. The parcel is intended to be used in connection with an existing agricultural implement sales and service establishment on the abutting property to the west.

Municipality of Brooke-Alvinston

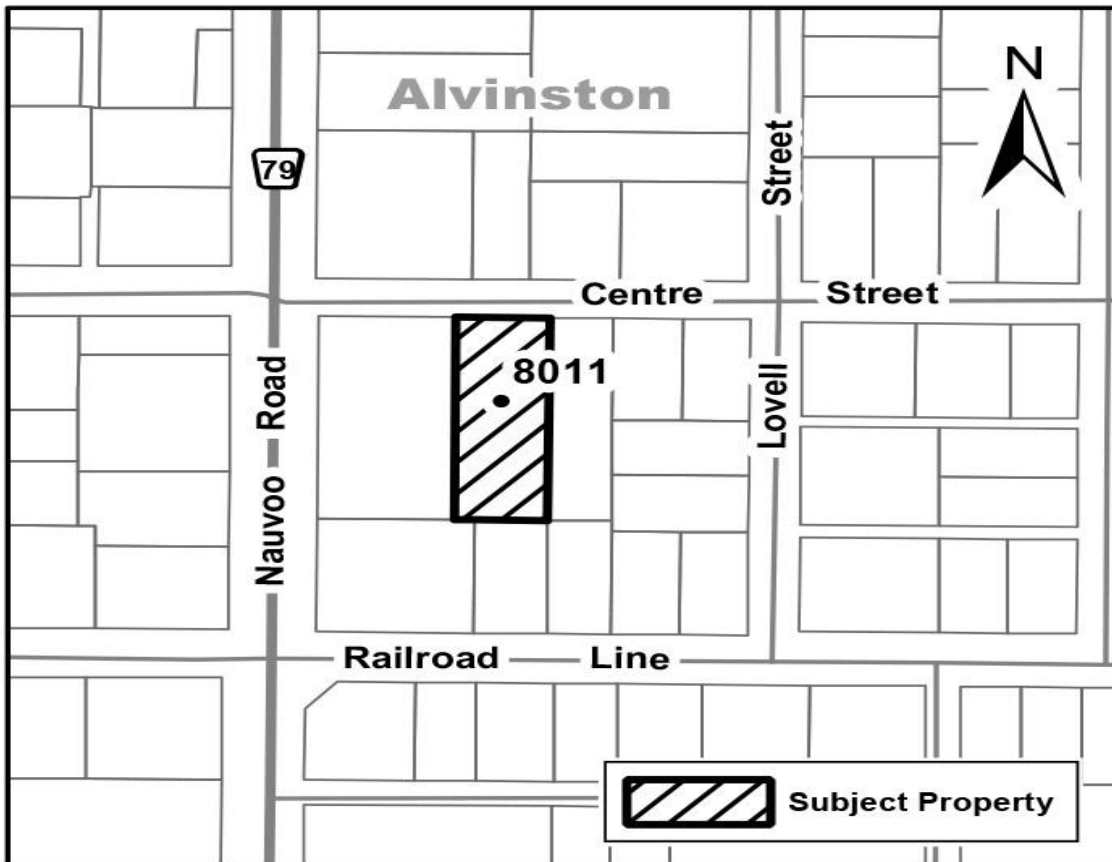
SCHEDULE "A"

To By-law No.

dated this _____ Day of _____, 2021

Signed: _____
David Ferguson, Mayor

Janet Denkers, Clerk-Administrator



Applicant: Kucera Farm Supply Ltd.

Location: Lot 37, Plan 15, geographic area of Village of Alvinston
8011 Centre Street, Alvinston, Municipality of Brooke-Alvinston