

**Regular Council Meeting – November 4, 2024**  
**Municipality of North Perth Council Chambers**

---

Members Present	Mayor Todd Kasenberg Deputy Mayor Doug Kellum Councillor Lee Anne Andriessen Councillor Neil Anstett Councillor Sarah Blazek Councillor Matt Duncan Councillor Dave Johnston Councillor Marc Noordam Councillor Matt Richardson Councillor Allan Rothwell
Staff Present	CAO Kriss Snell Clerk/Legislative Services Supervisor Lindsay Cline Manager of Facilities Jeff Newell Manager of Development & Protective Services/Fire Chief Janny Pape Manager of Strategic Initiatives Jessica McLean Treasurer Ashton Romany Manager of Operations Matt Ropp Deputy Clerk/Committee Coordinator Sarah Carter Technology Services Technician Simon Deweerd Perth County Planner Nathan Garland Perth County Senior Planner Moira Davidson
Others Present	Mark Nonkes, Huron County Local Immigration Partnership Manager Caroline Baker, Baker Planning

**1. CALL TO ORDER**

Mayor Kasenberg called the meeting to order at 7:00 p.m.

**2. O CANADA**

**3. LAND ACKNOWLEDGEMENT STATEMENT**

Mayor Kasenberg stated, “We acknowledge that we are on the traditional land of the Anishnaabe people. We wish to recognize the long history of Indigenous People of Canada and show our respect to them today. We recognize their stewardship of the land, may we all live with respect on this land and live in peace and friendship.”

Mayor Kasenberg noted the passing of Senator Murray Sinclair who led Canada’s work in the Truth and Reconciliation Commission.

**4. COUNCIL RECOGNITIONS**

**5. DISCLOSURE OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF**

- 5.1 Councillor Johnston declared pecuniary interest on items 8.2, 12.3 and 17.1 because he is an Officer of a corporation that owns abutting land.

**6. CONFIRMATION OF THE AGENDA**

**Resolution No. 378.11.24**

**Moved By** Sarah Blazek **Seconded By** Matt Richardson

THAT: The Agenda for tonight's meeting be approved.

CARRIED

**7. CONSENT AGENDA**

- 7.1 October 21, 2024 Regular Council Meeting Minutes
- 7.2 Amendment to By-law 106-2023, North Perth Procedure By-law
- 7.3 Q3 North Perth Financial Review
- 7.4 Q3 Building, Site Plan and Bylaw Activity Update.
- 7.5 September 10, 2024 Perth County OPP Detachment Police Services Board Meeting Minutes
- 7.6 September 26, 2024 Perth County OPP Detachment Police Services Board Meeting Minutes
- 7.7 September 24, 2024 Perth County Joint Accessibility Advisory Committee Meeting Minutes
- 7.8 GRCA Summary of the General Membership Meeting - October 25, 2024
- 7.9 AMDSB Board Meeting Highlights - October 22, 2024
- 7.10 MVCA Membership Minutes - September 18, 2024
- 7.11 Notice of Adoption of an Official Plan by the Corporation of the County of Perth
- 7.12 Notice of Complete Application for a County of Perth Official Plan Amendment - OPA 233
- 7.13 Bluewater Recycling Association Board of Directors Meeting Highlights - October 17, 2024
- 7.14 Establishment of an Ontario Rural Road Safety Program
- 7.15 Town of Petawawa Resolution re: OPP Costs 2025
- 7.16 Township of Larder Lake Resolution re: AMO Canada Community-Building Fund
- 7.17 Township of Larder Lake Resolution re: Government Regulation of Nicotine Pouches
- 7.18 Municipality of St. Charles Resolution re: Funding for OPP
- 7.19 Municipality of St. Charles Resolution re: Support for Ontario's Forest Sector
- 7.20 Municipality of St. Charles Resolution re: Resume the Assessment Cycle

**Resolution No. 379.11.24**

**Moved By** Allan Rothwell **Seconded By** Marc Noordam

THAT: The Council of the Municipality of North Perth directs staff to prepare a letter to the Perth County Planning Department requesting an update regarding the new Official Plan, including rationale for policy changes related to the Eden Grove Property, and to identify any other properties that may have been impacted through the adoption of the new official plan.

CARRIED

**Resolution No. 380.11.24**

**Moved By** Lee Anne Andriessen **Seconded By** Neil Anstett

WHEREAS official statistics from the Government of Ontario confirm that rural roads are inherently more dangerous than other roads;

AND WHEREAS, despite only having 17% of the population, 55% of the road fatalities occur on rural roads;

AND WHEREAS, rural, northern, and remote municipalities are fiscally strained by maintaining extensive road networks on a smaller tax base;

AND WHEREAS, preventing crashes reduces the burden on Ontario's already strained rural strained health care system;

AND WHEREAS, roadway collisions and associated lawsuits are significant factors in runaway municipal insurance premiums. Preventing crashes can have a significant impact in improving municipal risk profiles;

THEREFORE, BE IT RESOLVED THAT the Municipality of North Perth requests that the Government of Ontario take action to implement the rural road safety program that Good Roads has committed to lead. It will allow Ontario's rural municipalities to make the critical investments needed to reduce the high number of people being killed and seriously injured on Ontario's rural roads; and

FURTHER THAT the Municipality of North Perth requests that the Government of Ontario invests in the rural road safety program that Good Roads has committed to lead.

FURTHER THAT a copy of this resolution be forwarded to Premier Doug Ford, Hon. Prabmeet Sarkaria, Minister of Transportation, Hon. King Surma, Minister of Infrastructure, Hon. Rob Flack, Minister of Agriculture, Hon. Lisa Thompson, Minister of Rural Affairs, Hon. Trevor Jones, Associate Minister of Emergency Preparedness and Response, and Hon. Sylvia Jones, Minister of Health, and Good Roads; and

FURTHER THAT this resolution be circulated to all municipalities in Ontario requesting their support.

**CARRIED**

**Resolution No. 381.11.24**

**Moved By** Doug Kellum **Seconded By** Matt Richardson

THAT: Consent Items 7.1 to 7.20 be received for information and the minutes of the October 21, 2024 Regular Council Meeting be adopted.

**CARRIED**

**8. PUBLIC MEETINGS/PUBLIC HEARINGS/DELEGATIONS**

**8.1 Delegation from Mark Nonkes - Huron-Perth Immigrant Survey**

Mark Nonkes of the County of Huron Immigration Partnership provided a summary of the presentation.

8.2 Public Meeting to Consider Draft Plan of Subdivision NP24-01 & Zoning By-law Amendment Z06-2024

Councillor Johnston exited the Council Chambers due to his previously declared pecuniary interest.

Council recessed from 7:42 p.m. – 8:51 p.m. for the purpose of a public meeting under the *Planning Act*. Minutes of the public meeting are attached as Schedule “A”.

**Resolution No. 382.11.24**

**Moved By** Sarah Blazek **Seconded By** Matt Duncan

THAT: The Council of the Municipality of North Perth DEFERS a decision on draft plan of subdivision NP01-24 and Zoning By-law Amendment Z06-2024, until the November 18, 2024 Council Meeting.

**CARRIED**

Councillor Johnston returned to the Council Chambers.

Council recessed from 8:55 p.m. - 9:03 p.m.

**9. REPORTS**

9.1 Manager of Corporate Services

9.1.1 2022 Financial Statements

Ferruccio Da Sacco, BDO provided a summary of the report and financial statements.

**Resolution No. 383.11.24**

**Moved By** Allan Rothwell **Seconded By** Matt Richardson

THAT: The Council of the Municipality of North Perth receives the 2022 Financial Statements Report for information purposes; and further;

THAT: the Council of the Municipality of North Perth approves the Municipality of North Perth 2022 Consolidated Financial Statements and the 2022 Cemetery Care and Maintenance Trust Fund Financial Statements; and further;

THAT: the Council of the Municipality of North Perth authorizes the Mayor and Treasurer to sign the Letters of Representation with BDO Canada LLP for their audit and accounting services regarding the 2022 Consolidated Financial Statements and the 2022 Cemetery Care and Maintenance Trust Fund Financial Statements.

**CARRIED**

9.2 Manager of Facilities

9.2.1 Memorial Park Pool – Project update

Scott Robinson, Principle and Director of Design, Architects Tillmann Ruth and Robinson provided a summary of the presentation.

**Resolution No. 384.11.24**

**Moved By** Matt Duncan **Seconded By** Doug Kellum

THAT: The Council of the Municipality of North Perth endorses the proposed design and site location of the new Memorial Park Pool with staff submission of a revised timeline for project completion as part of the 2025 budget discussion;

AND THAT: The current Listowel Kinsmen Public Pool undergoes a temporary renovation to continue operations until the new pool is constructed;

AND THAT: Staff are directed to apply for Community Sport and Recreation Infrastructure Fund – Stream 2 funding for a new outdoor pool build.

**CARRIED**

9.2.2 Repairs OPP North Perth Detachment

**Resolution No. 385.11.24**

**Moved By** Dave Johnston **Seconded By** Allan Rothwell

THAT:

The Council of the Municipality of North Perth directs staff to proceed with investigation and remediation of the health and safety emergency plumbing concerns at the OPP detachment at 330 Wallace Ave. North in Listowel.

**CARRIED**

9.3 Manager of Development & Protective Services

9.3.1 Commencement of Housekeeping Amendment to the North Perth Zoning By-law 6-ZB-1999

**Resolution No. 386.11.24**

**Moved By** Allan Rothwell **Seconded By** Marc Noordam

THAT: North Perth Council receives the report dated November 4, 2024, entitled "Commencement of Housekeeping Amendment to the North Perth Zoning By-law 6-ZB-1999"; and

THAT: North Perth Council authorizes Planning staff to initiate a housekeeping amendment to the North Perth Zoning By-law 6-ZB-1999, as amended.

**CARRIED**

9.4 Manager of Strategic Initiatives

9.4.1 Listowel BIA Memorandum of Understanding

**Resolution No. 387.11.24**

**Moved By** Matt Richardson **Seconded By** Neil Anstett

THAT: The Municipality of North Perth be authorized to enter into a Memorandum of Understanding (MOU) with the Listowel Business Improvement Area;

AND THAT: The Mayor and Clerk be authorized to execute the MOU included as an attachment to this report.

**CARRIED**

**10. COUNCIL REPORT REQUESTS**

**11. CORRESPONDENCE**

**12. BY-LAWS**

**Resolution No. 388.11.24**

**Moved By** Matt Richardson **Seconded By** Matt Duncan

THAT: The following By-laws are hereby passed:

- 97-2024, being a by-law to amend the Boards & Committees Appointments By-law 147-2022; and
- 98-2024, being a by-law to amend the Procedure By-law 106-2023.

**CARRIED**

12.1 97-2024 Amendment to Boards & Committee Appointments

12.2 98-2024 Amendment to the Procedure By-law

**13. NOTICE OF MOTION**

**14. ANNOUNCEMENTS**

Councillor Andriessen announced that Women of Distinction Event is being held Saturday November 9th at the Listowel Ag. Hall. Tickets are available on Perth-Huron United Way Website.

Councillor Noordam advised that the Operating Budget meeting will be held on November 13th.

Councillor Rothwell announced that there will be a Remembrance Service in Atwood on Sunday November 10th.

Mayor Kasenberg announced that the Listowel Remembrance Day Service will be held on November 11th, details are available online.

**15. CLOSED SESSION MEETING**

**Resolution No. 389.11.24**

**Moved By** Marc Noordam **Seconded By** Matt Richardson

THAT: Council proceeds "In Camera" at 10:21 p.m. to address a matter pertaining to the following:

- a proposed or pending acquisition or disposition of land by the municipality or local board; **regarding property described as Con 2 Lot 22 Pt Lot 21, Wallace, North Perth.**

**CARRIED**

**Resolution No. 390.11.24**

**Moved By** Neil Anstett **Seconded By** Lee Anne Andriessen

THAT: The minutes of the October 21st, 2024 Closed Session Meeting of Council be adopted.

**CARRIED**

**Resolution No. 391.11.24**

**Moved By** Sarah Blazek **Seconded By** Matt Richardson

THAT: The "In Camera" session is now adjourned at 10:28 p.m. and that Council reconvenes into regular open Council.

**CARRIED**

**16. REPORTING OUT**

Mayor Kasenberg advised that Council discussed the matter that was identified in the enabling resolution and no direction was given to staff during the closed session.

**17. CONFIRMATORY BY-LAW**

Councillor Johnston exited that Council Chambers due to his previously declared pecuniary interest.

**17.1 100-2024 Confirmatory By-law**

**Resolution No. 392.11.24**

**Moved By** Lee Anne Andriessen **Seconded By** Matt Duncan

THAT: By-law 100-2024, being a by-law to confirm generally previous actions of the Council of the Municipality of North Perth, is hereby passed.

**CARRIED**

Councillor Johnston returned to the Council Chambers.

**18. ADJOURNMENT**

**Resolution No. 393.11.24**

**Moved By** Allan Rothwell **Seconded By** Matt Richardson

THAT: The Council meeting adjourns at 10:33 p.m. to meet again for general Council business on Monday, November 18, 2024 at 7:00 p.m.

**CARRIED**

"Original signed by Todd Kasenberg"

\_\_\_\_\_  
Mayor

"Original signed by Lindsay Cline"

\_\_\_\_\_  
Clerk

**SCHEDULE “A”**

**RECORD OF PROCEEDINGS OF THE PUBLIC MEETING HELD IN THE  
MUNICIPALITY OF NORTH PERTH COUNCIL CHAMBERS ON MONDAY,  
NOVEMBER 4, 2024**

Members Present      Mayor Todd Kasenberg  
                                 Deputy Mayor Doug Kellum  
                                 Councillor Lee Anne Andriessen  
                                 Councillor Neil Anstett  
                                 Councillor Sarah Blazek  
                                 Councillor Matt Duncan  
                                 Councillor Marc Noordam  
                                 Councillor Matt Richardson  
                                 Councillor Allan Rothwell

Mayor Kasenberg was the Chairperson.

**Public Meeting to Consider Draft Plan of Subdivision NP24-01 & Zoning By-law Amendment Z06-2024**

Public meeting began at 7:42 p.m.

Perth County Planner Nathan Garland provided a summary of the application and staff report.

Planner Garland and Clerk Cline advised that notification of the public meeting was circulated on October 14, 2024 in accordance with the *Planning Act*.

All correspondence received was included in the agenda package.

No one spoke in support of the application.

Anne Alden, owner of property located at 29 Winchester Cres. Spoke in opposition to the application. Ms. Alden noted the following concerns;

- Ms. Alden’s property, and neighbouring properties, have a 4m easement at the back of the property that prevents them from planting trees, building fences, sheds, etc. to block view of potential apartment building
- Paid a premium for these lots on Winchester, building an apartment building on Block 124 (also referenced as Block 17) will significantly decrease their home value
- An apartment building will block the sun in backyards
- Subdivision could be adjusted to better adhere to the Listowel Official Plan
- Proposal does not have sufficient parking
- Block 124 should be parkspace instead of multi-unit residential
- Walking path between developments would be beneficial for families and children
- Requested that Block 124 (Block 17) not be rezoned R5
- Is Council satisfied with the insufficient servicing on Kincaid, who will pay for upgrades to servicing required by this Development

In response to comments provided by Ms. Alden the following comments were made:

- CAO Snell advised that any infrastructure improvements that may be required will be the responsibility of the developer.



- Councillor Rothwell sought clarification regarding the purpose of the easement. Ms. Alden confirmed that it was for drainage.

Caroline Baker, Baker Planning Group spoke on behalf of the owner/applicant. A summary of the presentation was provided to Council.

Council asked questions/commented on the following:

- Although property owners on Winchester paid a premium for the lots, adjacent property owner cannot be penalized for a promise made by a previous seller with no connection to the adjacent privately owned property;
- Request for a deferral on a decision regarding this application to allow additional time to consider all information that was presented to Council;
- Updated County Official Plan places the commercial portion of this property in Neighbourhood Commercial rather than Highway Commercial which is being requested. CAO Snell and Ms. Baker advised that the Official Plan that was recently adopted by Perth County Council is not in force and effect yet. Ms. Baker advised that in accordance with the current OP, this portion remains Highway Commercial;
- Are Block 139 (woodlot) and Block 128 (walkway) being conveyed to the Municipality, if so, are they being counted towards parkland dedication? Planner Garland advised that the woodlot is not being included in parkland and the walkway/trail may be;
- How many stories are permitted in the proposed R5 zone with a 12m height restriction? CAO Snell advised that the Zoning By-law restricts the height of building and not the number of stories permitted;
- Why is high density being proposed backing onto existing Winchester properties, can this block be moved somewhere else in the development;

Applicant, Don De Jong Principal of Tridon Management commented that it is important for the application to proceed in a timely manner.

Public meeting ended at 8:51 p.m.