



**Corporation of the Town of Ingersoll
Regular Council Meeting Minutes
Town Centre, Council Chambers
Monday, December 9, 2019
Open Session, 6:00 p.m.**

Council Members Present:

Councillors: Comiskey, Freeman, Eus, Bowman, Van Kooten-Bossence, Lesser, and Petrie

Staff Present:

William Tigert, Chief Administrative Officer
Michael Graves, Director of Corporate Services/Clerk-Deputy CAO
John Holmes, Fire Chief
Iryna Koval, Director of Finance/Treasurer
Kyle Stefanovic, Director of Community Services
Ramesh Ummat, Town Engineer and Director of Operations
Shannon Vanderydt, Chief building Official

Media Present:

Rogers TV

Call to Order

Mayor Comiskey is in the chair and opens this meeting of Council at 6:00 p.m.

Disclosures of Pecuniary Interest

1. Deputy Mayor Freeman declares a pecuniary interest on special staff report CP 2019-391 as follows:

THAT I wish to declare that I have a pecuniary interest related to the following matters: application for zone change ZN 6-19-03, Ingox Limited, Special Staff Report CP 2019-391.

And the general nature is: an immediate family member leases space in this building.

2. Councillor Petrie declares a pecuniary interest on special staff report T-026-19 as follows:

THAT I wish to declare that I have a pecuniary interest related to the following matters: Report T-026-19 Collection, Reduction and Refund of Property Taxes.

And the general nature is: I have a property included in the report.

Closed Session Reporting

Council went into closed session at 7:53 pm on November 12, 2019, under Section 239 (2) (a) the security of the property of the municipality or local board.

Council received information.

Council also went into closed session under Section 239 (2) (i) a trade secret, technical, commercial, financial or labour relations information, supplied in confidence to the municipality or local board, which, if disclosed, could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of a person, group of persons, or organization..

Council received information.

Also, under Section 239 (2) (b) personal matters about an identifiable individual, including municipal or local board employees.

Staff received direction.

Consent Agenda

Moved by Petrie; seconded by Councillor Lesser

C19-12-350 THAT the items contained in the December 9, 2019 Consent Agenda be adopted.

CARRIED

Resolution – Committee of the Whole

Moved by Councillor Eus; seconded by Councillor Bowman

C19-12-351 THAT Council do now go into Committee of the Whole.

Council in Committee of the Whole, Deputy Mayor Freeman in the Chair.

CARRIED

Council Minutes

Moved by Councillor Bowman; seconded by Councillor Eus

C19-12-352 THAT the minutes from the November 12, 2019 Regular Meeting of Council be adopted as presented.

CARRIED

Special Staff Reports

Councillor Petrie, declaring a pecuniary interest on Special Staff Report, T-026-19, left the meeting prior to consideration of the report.

- 1) Cancellation, Reduction, and Refund of Property Taxes, T-026-19

Moved by Councillor Van Kooten-Bossence; seconded by Councillor Lesser

C19-12-353 THAT Staff report T-026-19 be received by the Council of the Corporation of the Town of Ingersoll as information.

AND THAT Council approves the reduction of taxes on properties identified in this report pursuant to the Municipal Act, 2001, Sections 357/358.

CARRIED

Councillor Petrie returns to the meeting.

Moved by Councillor Lesser; seconded by Councillor Petrie

C19-12-354 THAT Mayor Ted Comiskey assume the Chair of Committee of the Whole to consider report CP 2019-391.

CARRIED

Deputy Mayor Freeman, declaring a pecuniary interest on special staff report CP 2019-391, left the meeting prior to consideration of the report.

- 2) Application for Zone Change ZN 6-19-03, Ingrox Limited Supplementary Report, CP 2019-391

Moved by Councillor Petrie; seconded by Councillor Lesser

C19-12-355 THAT Planning Report CP 2019-391 be received by the Council of the Corporation of the Town of Ingersoll as information;

AND FURTHER, THAT Council approve the attached zoning by-law amendment, as outlined in supplementary report CP 2019-391.

CARRIED

Deputy Mayor Freeman returns to the meeting.

Moved by Councillor Eus; seconded by Councillor Bowman

C19-12-356 THAT Deputy Mayor Freeman reassume the Chair of Committee of the Whole.

CARRIED

Moved by Councillor Bowman; seconded by Councillor Eus

C19-12-357 THAT the Committee now do rise out of Committee of the Whole.

CARRIED

Moved by Mayor Comiskey; seconded by Councillor Van Kooten-Bossence

C19-12-358 THAT Council do hereby adopt, ratify and confirm all resolutions passed in the Committee of the Whole as if each resolution was adopted, ratified and confirmed by separate resolution of Council.

CARRIED

Moved by Councillor Bowman; seconded by Deputy Mayor Freeman

C19-12-359 THAT The Council of the Town of Ingersoll adjourns the December 9, 2019 Regular Meeting of Council at 7:00 p.m. to go into a Committee of Adjustment meeting to consider the following Minor Variance Application:

- A-06-19, Wade and Karen Purdy, 403 King St. W.

CARRIED

Committee of Adjustment – 7:00 p.m. Public Meeting

County Planner Adam Ager outlines the planning report.

The Secretary of the committee provides information regarding the correspondence received from Patricia Roberson. The correspondence had been distributed to the committee.

The applicant advised they had nothing further to add to the planning report.

Resident Adele Rollins of 410 King Street West asked a question regarding if drainage issues were being looked at since there had been drainage issues in the area previously.

The Chief Building Official stated that the applicant has submitted a grading plan and that Upper Thames Conservation Authority has reviewed those plans and is satisfied. During construction staff will review to ensure grading is done according to the grading plan.

Councillor Eus asked the question raised by the correspondence from Patricia Roberson. What if the owner tries to establish a commercial operation out of the property to whom do individuals complain.

The Chief Building Official commented that zoning complaints come to by-law enforcement and properties that are being used for purposes not allowed under the zoning by-law are enforced.

Moved by Member Van Kooten-Bossence; seconded by Member Lesser

C19-12-360 THAT the Town of Ingersoll Committee of Adjustment approve Application File A-06-19, submitted by Wade and Karen Purdy for lands described as part of Lots 3 and 4, Plan 44 in the Town of Ingersoll and further identified as 403 King St. W., as it relates to:

Relief from the provisions of Section 5.1, Table 5.1.1.4 – Regulations for Accessory Uses; to increase the maximum permitted lot coverage from 100m² (1076.4 ft²) to 146.3 m² (1,575 ft²) to facilitate the construction of a new accessory structure on a property zoned 'Residential Type 1 Zone (R1)' in the Town of Ingersoll.

The proposed relief meets the four tests of a minor variance as set out in Section 45(1) of the Planning Act as follows:

1. The proposed relief is a minor variance from the provisions of the Town of Ingersoll Zoning Bylaw in that the relief is not anticipated to impact on the ability of the site to provide adequate space for parking, access, grading/drainage, maintenance, amenity area, and continues to be of an appropriate size and configuration given the size of the subject lands;
2. The proposed relief is desirable for the use of the land as the intended use is permitted by the Zoning By-law, is compatible with permitted uses in the area and will not negatively impact neighbouring properties and is in keeping with the character of the existing development in the area;
3. The proposed relief maintains the general intent and purpose of the Town's Zoning By-law as the development is generally in keeping with the provisions of both the 'R1' zone and the 'General Provisions'; and
4. The relief maintains the intent and purpose of the Official Plan as the proposed accessory structure will not impact the low density residential form contemplated by the Official Plan.

CARRIED

Moved by Member Lesser; seconded by Member Petrie

C19-12-361 THAT the December 9, 2019 Regular Meeting of Council come back into order.

CARRIED

Delegations and Presentations

- 1) Dennis Feick – Presentation on Parking at Smith Pond Park

Moved by Councillor Petrie; seconded by Councillor Lesser

C19-12-362 THAT the presentation from Dennis Feick regarding parking at Smith Pond Park be received by the Council of the Corporation of the Town of Ingersoll as information.

CARRIED

- 2) Dr. Steve Tait, Oxford Coalition for Social Justice – Health Care Cuts

Moved by Councillor Eus; seconded by Councillor Bowman

C19-12-363 THAT the presentation from Dr. Steve Tait of the Oxford Health Coalition for Social Justice concerning the proposed health care cuts be received by the Council of the Corporation of the Town of Ingersoll as information.

CARRIED

Moved by Councillor Petrie; seconded by Councillor Eus

C19-12-364 WHEREAS public health care consistently ranks as the top priority in public opinion polls, and;

WHEREAS Public Health provides vital health promotion and prevention services based on the unique demographic and economic, social, and cultural needs of our Oxford communities, and;

WHEREAS the evidence from hospital amalgamation in Ontario and across Canada is that they have cost billions of dollars and have not yielded the promised administrative savings but have taken money away from frontline care, and;

WHEREAS there is no evidence to support to proposed closure of 25 out of 35 local Public Health Units, the closure of 12 of 22 local ambulance dispatch centres, or the closure of 49 out of 59 local ambulance services, and;

WHEREAS there is deep consensus among virtually all stakeholders that increasing acuity in our long-term care homes requires additional staff and resources, not cancellation of the two special funds and real dollar cuts to per diem funding of our long-term care homes, and;

WHEREAS our local hospitals in Oxford have seen budget stress for an entire generation and cannot meet population needs while sustaining real dollar cuts to hospital global budgets.

THEREFORE BE IT RESOLVED

THAT the Council of the Town of Ingersoll calls upon the government to halt the closure of, mergers of, and cuts to our local health care services including public health units, land ambulance services, hospitals and long-term care homes.

Moved by Councillor Bowman; seconded by Councillor Eus

C19-12-365 THAT the presentation from Chris Eby regarding a proposed Community Free Table be received by the Council of the Corporation of the Town of Ingersoll as information.

CARRIED

Consideration By-Laws

Moved by Councillor Bowman; seconded by Deputy Mayor Freeman

C19-12-366 THAT By-law 19-5078 be considered separately.

CARRIED

Moved by Councillor Van Kooten-Bossence; seconded by Councillor Lesser

C19-12-367 THAT the mover have leave to introduce and go into Committee of the Whole on the following by- laws:

- 19-5077, to appoint a Committee of Adjustment
- 19-5079, December Confirmation By-Law

Council in Committee of the Whole, Mayor Comiskey in the Chair. On motion, the by-laws are accepted as circulated. That constitutes the first and second reading of the by-laws.

CARRIED

Deputy Mayor Freeman declaring a pecuniary interest on Special Staff report CP 2019-391 and its related by-law 19-5078 leaves the meeting prior to consideration of the By-law.

Moved by Councillor Lesser; seconded by Councillor Petrie

C19-12-368 THAT By-law 19-5078, to amend Zoning By-Law 04-4160 (50 Thames St. S.), is accepted as circulated. That constitutes the first and second reading of the by-law.

CARRIED

Deputy Mayor Freeman returns to the meeting.

Moved by Councillor Petrie; seconded by Councillor Lesser

C19-12-369 THAT the Committee do now rise out of Committee of the Whole.

CARRIED

Moved by Councillor Eus; seconded by Councillor Bowman

C19-12-370 THAT by-laws 19-5077 and 19-5079 be now read a third time, passed, signed and sealed and that this constitutes the third reading of the by-laws.

CARRIED

Deputy Mayor Freeman declaring a pecuniary interest on Special Staff report CP 2019-391 and its related by-law 19-5078 leaves the meeting prior to the third reading of the By-law.

Moved by Councillor Bowman; seconded by Councillor Lesser

C19-12-371 THAT By-law 19-5078 be now read a third time, passed, signed and sealed and that constitutes the third reading of the by-law.

CARRIED

Deputy Mayor Freeman returns to the meeting.

Upcoming Council Meetings

Regular Meeting of Council

Monday, January 13, 2020, 6:00 p.m.
Town Centre, Council Chambers

Special Meeting of Council, 2020 Budget

Thursday, January 13, 2020, 6:00 p.m.
Town Centre, Council Chambers

Closed Session

Adjournment

Moved by Councillor Bowman; seconded by Deputy Mayor Freeman

C19-12-372 THAT the Council for the Town of Ingersoll adjourns the December 9, 2019 Regular meeting of Council at 7:58 p.m.

CARRIED

Edward (Ted) Comiskey, Mayor

Michael Graves, Clerk



**DECISION OF COMMITTEE OF ADJUSTMENT
RE: APPLICATION FOR MINOR VARIANCE**

Planning Act, 1990, Chapter 13, ss, 45 (8)

NOTICE – The last day for appealing this decision is December 29, 2019.

Name of Committee: Ingersoll Committee of Adjustment

Name of Applicant and Address: Wade and Karen Purdy, 403 King St. W., Ingersoll

Brief Description: The applicant is requesting relief from **Section 5.1, Table 5.1.1.4 – Regulations for Accessory Uses**; to increase the maximum permitted lot coverage from 100 m² (1,076 ft²) to 146.3 m² (1,575 ft²) to facilitate the construction of a new accessory structure.

WE, the undersigned, in making the decision upon this application have considered whether or not the variance requested was minor and desirable for the appropriate development and use of the land and that the general intent and purpose of the zoning by-law and the official plan will be maintained or in the case of a change in a use of property which is lawfully non-conforming under the by-law as to whether or not this application has met the requirements of Section 45 (2) of the *Planning Act*.

Date of Decision: the 9th day of December 2019.

DECISION: CARRIED

Effect of public input on the Decision:

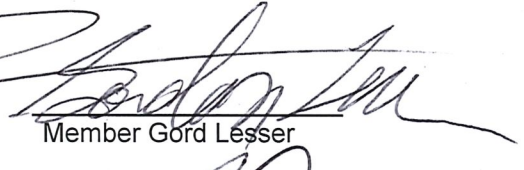
CONDITION(S):

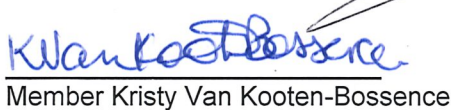
Granting of consent: **REASONS FOR DECISION**

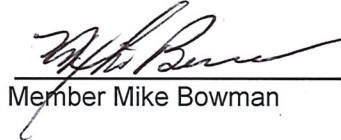
- (i) is a Minor Variance;
- (ii) is desirable for the appropriate development or use of land;
- (iii) is in keeping with the general intent and purpose of the Zoning By-Law No. 04-4160, as amended; and
- (iv) is in keeping with the general intent and purpose of the Official Plan for the County of Oxford Planning

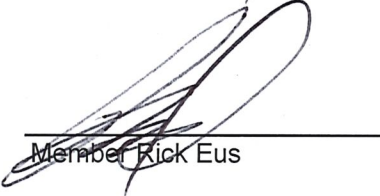

Member Ted Comiskey


Member Fred Freeman


Member Gord Lesser


Member Kristy Van Kooten-Bossence


Member Mike Bowman


Member Rick Eus

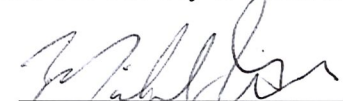

Member Brian Petrie

CERTIFICATION

Planning Act, 1990, Chapter 13, ss. 45 (10)

I, Michael Graves, Secretary-Treasurer for the Committee of Adjustment, verify that the above is a true copy of the decision of the Committee, with respect to the application recorded therein.

Dated this 9th day of December, 2019


Michael Graves, Secretary-Treasurer
Committee of Adjustment