



Committee Report

The Blue Mountains

Committee of the Whole Meeting

Date: Tuesday, April 30, 2024
Time: 9:30 a.m.
Location: Town Hall, Council Chambers and Virtual Meeting
32 Mill Street, Thornbury, ON
Prepared by: Corrina Giles, Town Clerk

B. Staff Reports, Deputations, Correspondence

Operations Reports - To be chaired by Councillor Porter

B.1 Deputations, if any

B.1.1 Paul Reale, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the deputation of Paul Reale, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up. CARRIED.

B.1.2 Melissa Herod, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the deputation of Melissa Herod, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up. CARRIED.

B.1.3 Christine Sivell, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the deputation of Christine Sivell, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up. CARRIED.

B.1.4 Jillaine Thomson, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the deputation of Jillaine Thomson, Resident, presented by Paul Reale, Resident Re: Comments

regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up. CARRIED.

B.1.5 Wendy and Tom Maloney, Residents, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the deputation of Wendy and Tom Maloney, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up. CARRIED.

B.1.6 Bill Abbotts, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the deputation of Bill Abbotts, Resident, Re: Comments regarding CSOPS.24.018 125 Peel Street South Servicing Public Information Centre Follow-up. CARRIED.

B.3.1 Betty Muise, Tree Trust TBM, Re: Comments regarding CSOPS.24.018 125 Peel-Street South Servicing Public Information Centre Follow-up

THAT Council of the Town of The Blue Mountains receives for information the correspondence of Betty Muise, Tree Trust TBM Re: Comments regarding CSOPS.24.018 125 Peel-Street South Servicing Public Information Centre Follow-up. CARRIED.

B.4.1 Drainage Master Plan Engineering Scope Change, CSOPS.24.028

THAT Council receive Staff Report CSOPS.24.028, entitled “Drainage Master Plan Engineering Scope Change” for their information;

AND THAT Council approve increasing the contract with Tatham Engineering Ltd., related to the Town Wide Drainage Master Plan and Stormwater Hydraulic Model Development by \$106,000 from \$468,265 to a total upset limit of \$574,265, including contingency. CARRIED.

B.4.2 125 Peel Street South Servicing Public Information Centre Follow-up, CSOPS.24.018

THAT Council table consideration of Staff Report CSOPS.24.018, entitled “125 Peel Street South Servicing Public Information Centre Follow-up” CARRIED.

B.4.3 East Side Municipal Class EA Public Information Centre 2 Follow-up, CSOPS.24.026

THAT Council receive Staff Report CSOPS.24.026, entitled “East Side Municipal Class EA Public Information Centre 2 Follow-up”;

AND THAT Council adopt Alternative 2A as the Preferred Alternative (increase Thornbury Water Treatment Plant (WTP) capacity, construct a new WTP, at-grade reservoir, and Booster Pumping Station at Site 2/5, and twin watermain from Site 2/5 to Happy Valley Reservoir and from Happy Valley Reservoir to East of pressure Zone 4). CARRIED

B.4.4 East Side Municipal Class EA Budget Increase Request, CSOPS.24.029

THAT Council receive Staff Report CSOPS.24.029, entitled “East Side Municipal Class EA Budget Increase Request”;

AND THAT Council approve increasing the project budget for the East Side Municipal Class EA from \$500,000 to a total budget of \$610,000, to be funded from the Water Treatment Development Charges Reserve Fund;

AND THAT Council approve increasing the contract value with J.L. Richards and Associates related to the East Side Municipal Class EA, from \$417,608.75 to \$544,214.75 to cover additional works outlined in this report and an engineering contingency of \$65,785.25. CARRIED.

Planning and Development Services Reports - To be chaired by Councillor Hope

B.7.1 Paul Mondell, 2483302 Ontario Inc., Re: Update to Council on Preliminary Design Concept for Grey Road 19 Housing Development and Request for support of Community Infrastructure and Housing Accelerator Order (CIHA)

THAT Council of the Town of The Blue Mountains receives for information the deputation of Paul Mondell, 2483302 Ontario Inc. Re: Update to Council on Preliminary Design Concept for Grey Road 19 Housing Development and Request for support of Community Infrastructure and Housing Accelerator Order (CIHA);

AND THAT Council directs Staff to generate a staff report with their recommendations to the request made by the deputation by Mr. Mondell, 2483302 Ontario Inc. CARRIED.

B.7.2 Kristine Loft, Loft Planning, Re: Comments regarding PDS.24.073 Draft Plan Extension for Matesa

THAT Council of the Town of The Blue Mountains receives for information the deputation of Kristine Loft, Loft Planning, Re: Comments regarding staff report "PDS.24.073 Draft Plan Extension for Matesa" CARRIED.

B.7.3 Paul Reale, Resident, Re: Comments regarding PDS.24.075 Recommendation Report - Zoning By-law Amendment and Plan of Subdivision for Lora Greens

THAT Council of the Town of The Blue Mountains receives for information the deputation of Paul Reale, Resident, Re: Comments regarding "PDS.24.075 Recommendation Report - Zoning By-law Amendment and Plan of Subdivision for Lora Greens" CARRIED.

B.9.1 Betty Muise, Tree Trust TBM, Re: Comments regarding PDS.24.075 Recommendation Report Zoning By-law Amendment and Plan of Subdivision for Lora Greens

THAT Council of the Town of The Blue Mountains receives for information the correspondence of Betty Muise, Tree Trust TBM Re: Comments regarding PDS.24.075 Recommendation Report Zoning By-law Amendment and Plan of Subdivision for Lora Greens. CARRIED.

B.10.1 Recommendation Report - P3405 - Zoning By-Law Amendment to add Holding H By-Law to 150-160 King Street, PDS.24.069

THAT Council receive Staff Report PDS.24.069, entitled “Recommendation Report - P3405 - Zoning By-Law Amendment to add Holding H By-Law to 150-160 King Street;

AND THAT the Zoning By-law Amendment to amend the Town of The Blue Mountains Zoning By-law 2018-65, as amended, as shown on Attachment 1 to Staff report PDS.24.069 for the lands municipally known as 150-160 King Street, be approved.
CARRIED.

B.10.2 Recommendation Report – Zoning By-Law Amendment and Plan of Subdivision for Part Lots 35 and 36, Concession 10 (Lora Greens), PDS.24.075

THAT Council receive Staff Report PDS.24.075, entitled “Recommendation Report – Zoning By-Law Amendment & Plan of Subdivision for Part Lot 36 & 36, Concession 10 (Lora Greens);

AND THAT Council enact a By-law to rezone the subject lands from the Development (D), Development-Holding 40 (D-h40) and Hazard-Holding 39 (H-h39) to Residential One-Holding 46 (R1-1-h46), Open Space-Holding 46 (OS-h46) and Hazard-Holding 39 (H-h39) as outlined in Attachment 1 of Staff Report PDS.24.075;

AND THAT Council adopt the Draft Plan of Subdivision shown in Attachment 2 of Staff Report PDS.24.075 and refer the matter to Grey County Council for approval. CARRIED

B.10.3 Response to the deputation of Andrew Pascuzzo, Pascuzzo Planning Inc., with regards to the Bay Street unopened road allowance, PDS.24.017

THAT Council receive Staff Report PDS.24.017, entitled “Response to the deputation of Andrew Pascuzzo, Pascuzzo Planning Inc., with regards to the Bay Street unopened road allowance”;

AND THAT Council direct staff to proceed with Option #1 which is to retain the unopened road allowance to be studied as a future trail connection in the Parks and Trails Master Plan and that reconsideration of divestment occur upon completion of the Plan.
CARRIED.

B.10.4 Draft Plan Extension for Matesa, PDS.24.073

THAT Council receive Staff Report PDS.24.073, entitled “Draft Plan Extension for Matesa;”

AND THAT Council support a one (1) year extension to the Matesa Draft Plan Approval (County File 42T-2006-06 and OMB File PL100598) located at Part 17 and Part 18, Plan 16R-1777 Town of The Blue Mountains. CARRIED.

B.10.5 Committee of Adjustment 2023 Annual Report, PDS.24.031

THAT Council receive Staff Report PDS.24.031, entitled “Committee of Adjustment 2023 Annual Report” for information. CARRIED.

C.3.1 Recommendation Report – Removal of Holding H Symbol – Part Lot 7, Concession 5 (Blackstock and Hobson), PD.24.080

THAT Council receive Staff Report PDS.24.080, entitled “Recommendation Report – Removal of Holding H Symbol – Part Lot 7, Concession 5 (Blackstock and Hobson);”

AND THAT Council enact a By-law to remove the Holding Provision ‘h2’ from the previously established building envelopes on the lands legally known as Part Lot 7, Concession 5 as shown in Attachment 1. CARRIED.