



CORPORATION OF THE TOWNSHIP OF MCKELLAR

Council Meeting Minutes

December 3, 2024

Mayor Moore called the meeting to order at 5:01 p.m.

ROLL CALL

Mayor Moore took Roll Call.

Present: Mayor David Moore
Councillors Morley Haskim, Mike Kekkonen, Nick Ryeland, Debbie Zulak
Staff: Clerk/Administrator, Karlee Britton

DECLARATIONS OF PECUNIARY AND/OR PERSONAL INTEREST AND GENERAL NATURE THEREOF

There were no conflicts of interest declared.

Moved by: Councillor Ryeland
Seconded by: Councillor Haskim

24-626 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby approve the Agenda for this Regular Meeting of Council, as amended to Move Item 21.1 McBride Rezoning By-law to precede Item 11.1 Delegations and Presentations.

Carried

Moved by: Councillor Zulak
Seconded by: Councillor Kekkonen

24-627 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar, pursuant to the Ontario Municipal Act, S.O. 2001, as amended, move into closed session at 5:02 p.m. to discuss the following items:

- 5.1 Minutes of Closed Session – November 19, 2024
- 5.2 Personal matters about an identifiable individual; pursuant to Ontario Municipal Act Section 239(2)(b) – Reviewing Resumes for the Administrative Assistant Position & Discussion of By-law Enforcement Recruitment
- 5.3 Litigation or potential litigation; pursuant to Ontario Municipal Act Section 239(2)(e) – Update on potential litigation
- 5.4 Acquisition or disposition of land; pursuant to Ontario Municipal Act Section 239(2)(c) - Post Office Lease Agreement

Carried

Moved by: Councillor Haskim
Seconded by: Councillor Ryeland

24-628 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby reconvene into open session of Council at 6:31 p.m.

Carried

Mayor Moore called the meeting to order at 6:31 p.m.

ROLL CALL

Mayor Moore took Roll Call.

Present: Mayor David Moore
Councillors Morley Haskim, Mike Kekkonen, Nick Ryeland, Debbie Zulak
Staff: Clerk/Administrator, Karlee Britton



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RESPECT AND ACKNOWLEDGEMENT DECLARATION

In the spirit of reconciliation and co-operation, we wish to acknowledge that the land on which we gather is the traditional territory of the Anishinaabe and Mississauga people. Its boundaries fall within the Robinson-Huron Treaty of 1850 and the Williams Treaty of 1923. We are grateful to live here and we thank all the generations of people who have taken care of this land for thousands of years. To honour the suffering of Indigenous people and the love and wisdom they have carried for thousands of years, we pledge to work in community and harmony with each other and the environment we inhabit and work towards Truth and Reconciliation.

DECLARATIONS OF PECUNIARY AND/OR PERSONAL INTEREST AND GENERAL NATURE THEREOF

There were no conflicts of interest declared.

Moved by: Councillor Zulak

Seconded by: Councillor Kekkonen

24-629 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby accept the reports, recommendations and directions arising from the closed session held December 3, 2024.

Carried

Moved by: Councillor Ryeland

Seconded by: Councillor Haskim

24-630 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby move into a Public Meeting at 6:33 p.m. under Section 34 of the Planning Act to review the McBride's application to amend the Zoning By-law to change the zoning of the subject property, on McKellar Ferguson Boundary Road, from Inland Development 1 (RU) to Special Provision (SP 16.80) to permit a detached garage as the primary use of a property without a main building or structure and subject to all other requirements of the Inland Development 1 (RU) Zone.

Carried

PUBLIC MEETING

David Welwood, Planner with J.L. Richards & Associates, provided an overview of the application and the accompanying Planning Report. He inquired if notice of the application had been circulated to the Municipality of McDougall. Clerk/Administrator, Karlee Britton, responded that notice had been provided to the North Bay-Mattawa Conservation Authority and landowners within a 120-meter radius of the subject property, but not to the Municipality of McDougall.

Mr. Welwood recommended that Council defer passing the By-law until notice was circulated to the Municipality of McDougall, allowing them an opportunity to comment. He suggested that the By-law be brought forward at the next regular meeting of Council on December 17, 2024.

The agent for the application attended via Zoom and had no additional comments.

Councillor Kekkonen inquired about road maintenance on McKellar-Ferguson Boundary Road. Mayor Moore asked Mr. Welwood about replacing the term "garage" with "residential storage building" in the By-law. Mr. Welwood confirmed that the terminology change could be made for the next meeting.



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Moved by: Councillor Kekkonen

Seconded by: Councillor Zulak

24-631 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby reconvene into regular session of Council at 6:48 p.m.

Carried

Moved by: Councillor Haskim

Seconded by: Councillor Ryeland

24-632 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby give By-law No. 2024-82, Being a By-law to Amend By-law No. 95-12, as amended, with respect to lands legally described as CON 12 PT LOTS 33 TO 35 RP 42R7768 PARTS 5, 6 AND 7 RP 42R21796 PART 1 McKellar (McKellar-Ferguson Boundary Road - McBride), a First and Second reading;

And further Read a Third time and Passed in Open Council this 3rd day of December, 2024.

Deferred

Moved by: Councillor Kekkonen

Seconded by: Councillor Zulak

24-633 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby receive the deputation from Chair of the Lake Stewardship & Environmental Committee, Jennifer Ghent-Fuller presenting the Committee's revised Tree Canopy and Natural Vegetation By-law; and

FURTHER Ms. Ghent-Fuller addressing questions regarding the Aquatic Environmental Report by Generations Effect and strategies for Building Climate Change Resilience.

Carried

Moved by: Councillor Ryeland

Seconded by: Councillor Haskim

24-634 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby approve the Minutes of the November 19, 2024 Regular Meeting of Council; and the November 22, 2024 Special Meeting of Council, as circulated.

Carried

Moved by: Councillor Zulak

Seconded by: Councillor Kekkonen

24-635 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby receive the Minutes of the October 17, 2024 meeting of the Lake Stewardship & Environmental Committee.

Carried

Moved by: Councillor Haskim

Seconded by: Councillor Ryeland

24-636 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby receive Report ADMIN-2024-04 IT Services & Support Updates from Clerk/Administrator, Karlee Britton, for information purposes.

Carried



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Moved by: Councillor Zulak

Seconded by: Councillor Kekkonen

24-637 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby authorize the Treasurer to transfer surplus funds as of December 31, 2024, remaining in the following operating budgets to their respective reserve account:

2024 Recreation Committee operating budget to the Recreation Committee reserve account; and

2024 Historical Committee operating budget to the St. Stephens/Hemlock Church capital reserve account; and

2024 Fire Department operating/capital budget to reserve account; and

FURTHER THAT these transfers occur annually, without a resolution from Council, moving forward.

Carried

Moved by: Councillor Ryeland

Seconded by: Councillor Haskim

24-638 **WHEREAS** the residents of the Township of McKellar are aware of the Provincial government's commitment to delivering reliable high-speed internet access to every community across the Province by the end of 2025; and

WHEREAS the Provincial government has released an interactive mapping tool to provide information on the rollout of high-speed internet, but the tool lacks sufficient detail and fails to provide specific or timely updates for projects in this area, leaving residents uncertain and uninformed; and

WHEREAS residents are receiving fraudulent calls from individuals falsely claiming to be Bell employees or contractors, attempting to gain access to their computers under the pretense of setting up high-speed internet;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Corporation of the Township of McKellar strongly urges the Provincial government to enhance the interactive mapping tool and provide more detailed, area-specific updates on infrastructure projects as improved communication will help ensure residents are well-informed, reducing confusion and protecting them from potential scams; and

FURTHER THAT a copy of this Resolution be forwarded to the Hon. Kinga Surma, Minister of Infrastructure; Parry Sound-Muskoka MPP, Graydon Smith; the Association of Ontario Municipalities; the Federation of Northern Ontario Municipalities; and to all Ontario Municipalities for support.

Carried

Moved by: Councillor Haskim

Seconded by: Councillor Ryeland

24-639 **BE IT RESOLVED THAT** the Council of the Corporation of the Township of McKellar does hereby give all permanent-full time staff, including Market Manager, Jan Gibson; and Fire Chief, Robert Morrison, a \$100.00 Christmas bonus.

Carried



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**Moved by: Councillor Kekkonen
Seconded by: Councillor Zulak**

24-640 BE IT RESOLVED THAT the Council of the Corporation of the Township of McKellar does hereby give By-law No. 2024-83, Being a By-law to Authorize the Corporation of The Township of McKellar To Accept A Transfer of Lands from The Incorporated Synod of The Diocese of Algoma (Parts 4, 5 and 6, Plan 42R-6765), a First and Second reading;

And further Read a Third time and Passed in Open Council this 3rd day of December, 2024.

Carried

**Moved by: Councillor Ryeland
Seconded by: Councillor Haskim**

24-641 BE IT RESOLVED THAT the Council of the Corporation of the Township of McKellar does hereby give By-law No. 2024-84, Being a By-law to Enter into an Agreement with the Ontario Provincial Police for the Provision of a 9-1-1 Calling Service, a First and Second reading;

And further Read a Third time and Passed in Open Council this 3rd day of December, 2024.

Carried

**Moved by: Councillor Zulak
Seconded by: Councillor Kekkonen**

24-642 BE IT RESOLVED THAT the Council of the Corporation of the Township of McKellar does hereby receive the consent agenda for correspondence.

Carried

QUESTION/COMMENT PERIOD (RELATED TO ITEMS ON THE AGENDA)

There were no questions from the in-person audience or via Zoom.

**Moved by: Councillor Haskim
Seconded by: Councillor Ryeland**

24-643 BE IT RESOLVED THAT the Council of the Corporation of the Township of McKellar does hereby give By-law No. 2024-85, Being a By-law to Confirm the Proceedings of Council, a First and Second reading;

And further Read a Third time and Passed in Open Council this 3rd day of December, 2024.

Carried

**Moved by: Councillor Kekkonen
Seconded by: Councillor Zulak**

24-644 BE IT RESOLVED THAT the Council of the Corporation of the Township of McKellar adjourn this meeting at 8:14 p.m. to meet again on December 5, 2024 for a Special Closed Meeting of Council to discuss engineering estimates, material specifications, and related tendering strategies for upgrades to Stoney Road, Dockside Drive and Bruce Trail; or at the call of the Mayor.

Carried



David Moore, Mayor



Karlee Britton, Clerk/Administrator