Council Agenda

Date: October 10, 2017
Time: 7:00 PM
Place: Council Chambers, 2nd Floor
Municipal Administrative Centre
40 Temperance Street
Bowmanville, Ontario

Inquiries & Accommodations: For inquiries about this agenda, or to make arrangements for accessibility accommodations for persons attending, please contact: Michelle Chambers, Administrative Assistant to the Clerk, at 905-623-3379, ext. 2101 or by email at mchambers@clarington.net.

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Copies of Reports are available at www.clarington.net
1 Call to Order

2 Moment of Reflection

3 Declaration of Interest

4 Announcements

5 Adoption of Minutes of Previous Meeting(s)

5.1 Minutes of a regular meeting of Council September 18, 2017 Page 6

5.2 Minutes of a special meeting of Council September 25, 2017 Page 13

6 Presentations

There are no Presentation scheduled as of the time of publication.

7 Delegations

7.1 Susan Rodesky Regarding Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report)

7.2 Robert Tompkins Regarding Concerns with the Drainage and Swale Related to Lot 32 the Proposed Delpark Homes Development (Item 1(a) of the October 2, 2017 Planning and Development Committee Report)

7.3 Dawn Wheeler Regarding Concerns with the Drainage and Swale Related to Lot 32 the Proposed Delpark Homes Development (Item 1(a) of the October 2, 2017 Planning and Development Committee Report)

7.4 Andy Scheepers Regarding Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report)
7.5 Dora Sacco and Joe Sacco, Regarding Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report)

7.6 Jane Jans-Becken Regarding Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report)

7.7 Barry Schmidt and Linda Schmidt Regarding Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report)

The following list of additional delegations for Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report):

7.8 Larry Balsdon
7.9 Steve Cates
7.10 David Brown

7.11 Lawson Gay Regarding Report PSD-067-17 and Report PSD-068-17, Declaration of Surplus Property on the East Side of Farewell Creek in Response to a Request by Courtice High Street Inc. (Item 5 of the October 2, 2017 Planning and Development Committee Report)

7.12 Gord Hanlon
7.13 Sheila and John Costanzi
7.14 Edward Kowalczyk
7.15 Vito Deligio
7.16 April Duchene

7.17 Sylvie Muskat Regarding Request to Amend the Responsible Pet Owners' By-law 2013-024, Regarding Leash Free Area (Item 3 of the September 25, 2017 General Government Committee Report)

7.18 Erika Redermeier Regarding Request to Amend the Responsible Pet Owners' By-law 2013-024, Regarding Leash Free Area (Item 3 of the September 25, 2017 General Government Committee Report)
8 Communications – Receive for Information

8.1 ADR Chambers
Anonymized Investigation Report from ADR Chambers Ombuds Office, a result of an independent investigation of the Municipal Ombudsman regarding a decision or recommendation made or act done or omitted in the course of the administration of the municipality

9 Communications – Direction

9.1 Weston Consulting
Ryan Guetter, Senior Vice President, Weston Consulting, Regarding Report PSD-067-17, Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential Development Along Courtice Main Street (Item 4 of the October 2, 2017 Planning and Development Committee Report)

(Motion to refer correspondence to Item 4 of the Planning and Development Committee Report to Council)

10 Committee Reports

10.1 Advisory Committee Reports

10.1.1 Heritage Committee Minutes
Minutes of the Heritage Committee of Clarington dated September 19, 2017

10.1.2 Museum Minutes

10.2 General Government Committee
General Government Committee Report of September 25, 2017 [Confidential Recommendation distributed under separate cover]

10.3 Planning & Development Committee
Planning and Development Committee Report of October 2, 2017
11 Staff Reports

11.1 PSD-074-17 Confidential Report
Appeal to the Ontario Municipal Board of a Decision of the Land Division Committee of April 24, 2017 [Distributed under separate cover]

11.2 PSD-075-17 Confidential Report
Acquisition of Property [Distributed under separate cover]

12 Business Arising from Procedural Notice of Motion

13 Unfinished Business

13.1 PSD-069-17
Renaming of the North Portion of Port Darlington Road to East Shores Drive [Referred from the October 2, 2017 Planning and Development Committee Meeting] Page 57

14 By-laws

14.1 2017-082
Being a By-law to appoint Private Enforcement Officers (Item 8 of the General Government Committee Report)

14.2 2017-083
Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (High Street Courtice Inc.) (Item 4 of the Planning and Development Committee Report)

14.3 2017-084
Being a By-law respecting Responsible Pet Ownership, and to amend By-law 2013-024 Being a By-law to Amend the Responsible Pet Owner By-law

15 Procedural Notices of Motion

16 Other Business

17 Confirming By-Law

18 Adjournment
Minutes of a regular meeting of Council held on September 18, 2017, at 7:00 PM, in the Council Chambers.

Present Were: Mayor A. Foster, Councillor S. Cooke, Councillor R. Hooper, Councillor J. Neal, Councillor W. Partner, Councillor C. Traill, Councillor W. Woo


1 Call to Order

Mayor Foster called the meeting to order at 7:00 PM.

2 Moment of Reflection

Councillor Partner led the meeting in a moment of reflection.

3 Declaration of Interest

Councillor Woo indicated that he would be declaring an interest with respect to Item 11.1 regarding a verbal update from the Director of Corporate Services on museum negotiations.

4 Announcements

Members of Council announced upcoming community events and matters of community interest.

5 Adoption of Minutes of Previous Meeting

Resolution #C-236-17

Moved by Councillor Traill, seconded by Councillor Woo

That the minutes of the regular meeting of the Council held on July 3, 2017, be approved.

Carried

Resolution #C-237-17

Moved by Councillor Traill, seconded by Councillor Woo

That the minutes of the special meeting of the Council held on August 22, 2017, be approved.

Carried
6 Presentations

6.1 Presentation to Marie Marano on 30 Years as a Member of the Association of Municipal Managers, Clerks and Treasurers of Ontario

Mayor Foster presented a certificate to Marie Marano, Director of Corporate Services recognizing 30 years as a member of the Association of Municipal Managers, Clerks and Treasurers of Ontario (AMCTO). Mayor Foster recognized the accomplishments of Ms. Marano and thanked her for her service to the AMCTO.

6.2 Olinda Casimiro, Director, Art Gallery of Northumberland and Irena Orlowski, Board President, Art Gallery of Northumberland - Presentation of Photograph of the Newtonville Cenotaph

Olinda Casimiro presented a photo of the Newtonville Cenotaph to the Members of Council. She explained that this photo was chosen to be a part of the “Northumberland Went to War” exhibit at the Art Gallery of Northumberland.

7 Delegations

There are no Delegations scheduled for this meeting.

8 Communications – Receive for Information

There were no Communications to be received for information.

9 Communications – Direction

9.1 Request from Alpha Pre-Engineered Panel Systems Incorporated for an Exemption from the Two Year Freeze on Making an Application to Amend the Clarington Official Plan

Resolution #C-238-17

Moved by Councillor Woo, seconded by Councillor Cooke

Whereas on June 19, 2017, The Regional Municipality of Durham approved Clarington Official Plan Amendment No. 107 (OPA 107);

Whereas Alpa Pre-Engineered Panel Systems Incorporated (“Alpa”) wishes to amend the Clarington Official Plan to facilitate an expansion to its existing business on Baseline Road;

Whereas subsections 22(2.1) and 22(2.2) of the Planning Act prohibit Alpa from requesting an amendment to the Clarington Official Plan before the second anniversary of the first day that OPA 107 came into effect unless Council has declared by resolution that such a request is permitted; and
Whereas Council wishes to permit Alpa to make an Official Plan Amendment Application respecting its property.

Now Therefore be it Resolved That:

1. Council hereby permits Alpa to file an application requesting that the Clarington Official Plan be amended to re-designate the lands at 2021 and 2033 Baseline Road to General Industrial and to permit the expansion of an employment use at 2021 Baseline Road onto the property at 2033 Baseline Road.

2. By granting permission to Alpa to make an Official Plan Amendment Application, Council is in no way expressing any opinion regarding the planning merits of the Application or any related application.

Carried

10 Committee Reports

10.1 Minutes of the Agricultural Advisory Committee of Clarington dated July 13, 2017 and August 17, 2017

10.1.2 Minutes of the Accessibility Advisory Committee of Clarington dated June 7, 2017 and September 6, 2017

Resolution #C-239-17

Moved by Councillor Neal, seconded by Councillor Hooper

That the Committee Reports (Items 10.1 to 10.2) be received for information.

Carried

10.3 General Government Committee Report of September 5, 2017

Resolution #C-240-17

Moved by Councillor Partner, seconded by Councillor Traill

That the General Government Committee Report of September 5, 2017, be approved, on consent.

Carried

10.4 Planning and Development Committee Report of September 11, 2017

Resolution #C-241-17

Moved by Councillor Woo, seconded by Councillor Traill

That the Planning and Development Committee Report of September 11, 2017, be approved, on consent with the exception of Item 5.
Carried

Item 5 – Revised Applications by High Street Courtice Inc. to Amend the Clarington Official Plan and Zoning By-law to Permit a 464 Unit Residential development in Courtice

Resolution #C-242-17

Moved by Councillor Neal, seconded by Councillor Cooke

That Report PSD-059-17 be received;

That the revised applications submitted by High Street Courtice Inc. for a Clarington Official Plan Amendment (COPA2016-0004) and Rezoning (ZBA2016-0024) continue to be processed including the preparation of a subsequent report; and

That all interested parties listed in Report PSD-059-17 and any delegations be advised of Council’s decision.

Carried

11 Staff Reports

11.1 Verbal Update from the Director of Corporate Services on Museum Negotiations

Councillor Woo declared and interest in accordance with the Municipal Conflict of Interest Act, with respect to Item 11.1 regarding a verbal update from the Director of Corporate Services on Museum Negotiations, as his wife is the Secretary/Treasurer of CUPE 6364 and he is the Council Liaison for the Museum Board. Councillor Woo did not participate in the Closed Session discussions related to this matter.

Closed Session

Resolution #C-243-17

Moved by Councillor Cooke, seconded by Councillor Hooper

That, in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing a matter that deals with labour relations or employee negotiations.

Carried

Rise and Report

The meeting resumed in open session at 8:23 PM with Mayor Foster in the Chair.
Mayor Foster advised that one item was discussed in “closed” session in accordance with Section 239(2) of the *Municipal Act, 2001* and one resolution was passed on a procedural matter.

Resolution #C-244-17

Moved by Councillor Partner, seconded by Councillor Traill

That the verbal update from the Director of Corporate Services on Museum Negotiations, be received for information.

12 Business Arising from Procedural Notice of Motion

There was no Business Arising from Procedural Notice of Motion considered under this Section of the Agenda.

13 Unfinished Business

There are no Unfinished Business items scheduled for this meeting.

14 By-laws

Resolution #C-244-17

Moved by Councillor Hooper, seconded by Councillor Cooke

That leave be granted to introduce By-laws 2017-069 to 2017-079

14.1 2017-069  Being a By-law to amend By-law 2011-036, a by-law respecting the appointment of a Chief Building Official, Building Inspectors, Plumbing Inspectors and Fire Safety Inspectors (Brendan Grigg) (Item 7 of the General Government Committee Report)

14.2 2017-070  Being a By-law to amend By-law 2011-036, a by-law respecting the appointment of a Chief Building Official, Building Inspectors, Plumbing Inspectors and Fire Safety Inspectors (Stephen Leca) (Item 7 of the General Government Committee)

14.3 2017-071  Being a By-law to amend By-law 2011-036, a by-law respecting the appointment of a Chief Building Official, Building Inspectors, Plumbing Inspectors and Fire Safety Inspectors (Christopher Dobby) (Item 7 of the General Government Committee)
14.4 2017-072 Being a By-law to amend By-law 2011-036, a by-law respecting the appointment of a Chief Building Official, Building Inspectors, Plumbing Inspectors and Fire Safety Inspectors (Derek Fraser) (Item 7 of the General Government Committee)

14.5 2017-073 Being a by-law to require payment of fees, to amend By-law 2012-090, and amend “Schedule D” of the Fee By-law 2010-142 (Item 11 of the General Government Committee)

14.6 2017-074 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (MGM Dream Homes Ltd.) (Item 4 of the Planning and Development Committee Report)

14.7 2017-075 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Vincent Santocono) (Item 6 of the Planning and Development Committee Report)

14.8 2017-076 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Prudence Smith) (Item 7 of the Planning and Development Committee Report)

14.9 2017-077 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (George Lysyk & Salvatore Risorto) (Item 8 of the Planning and Development Committee Report)

14.10 2017-078 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (1816451 Ontario Limited) (Item 9 of the Planning and Development Committee Report)

14.11 2017-079 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (BCR Construction) (Approved by Council May 7, 1997)

That said by-laws be approved. Carried
15 Procedural Notices of Motion

There were no Procedural Notices of Motion introduced under this Section of the Agenda.

16 Other Business

16.1 Appointment of Planning Services Department and Engineering Services Department Council Liaisons

Resolution #C-245-17

Moved by Councillor Hooper, seconded by Councillor Partner

That Councillor Neal be appointed as the Planning Services Department Liaison for the term of Council ending December 31, 2018; and

That Councillor Woo be appointed as the Engineering Services Department Liaison for the term of Council ending December 31, 2018.

Carried

17 Confirming By-Law

Resolution #C-246-17

Moved by Councillor Hooper, seconded by Councillor Cooke

That leave be granted to introduce By-law 2017-080, being a by-law to confirm the proceedings of the Council of the Municipality of Clarington at a regular meeting held on the 18th day of September, 2017; and

That the said by-law be approved.

Carried

18 Adjournment

Resolution #C-247-17

Moved by Councillor Partner, seconded by Councillor Traill

That the meeting adjourn at 8:26 PM.

Carried

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Mayor                Municipal Clerk
Minutes of a special meeting of Council held on September 25, 2017, at 3:59 PM in the Council Chambers.

Present Were: Councillor S. Cooke, Councillor R. Hooper, Councillor J. Neal, Councillor W. Partner, Councillor C. Traill, Councillor W. Woo

Regrets: Mayor A. Foster

Staff Present: A. Allison, M. Marano, A. Greentree, S. Gray

1 Call to Order

Councillor Neal called the meeting to order at 3:59 PM.

2 Declaration of Interest

Councillor Woo indicated that he would be declaring an interest with respect to Negotiations with CUPE 74-03 Clarington Museum and Archives regarding a verbal update from the Director of Corporate Services on museum negotiations.

3 Staff Report

3.1 Confidential Verbal Report from the Director of Corporate Services regarding Negotiations with CUPE 74-03 Clarington Museum and Archives

Councillor Woo declared and interest in accordance with the Municipal Conflict of Interest Act, with respect to Negotiations with CUPE 74-03 Clarington Museum and Archives, as his wife is the Secretary/Treasurer of CUPE 6364 and he is the Council Liaison for the Museum Board. Councillor Woo did not participate in the Closed Session discussions related to this matter and did not vote.

Closed Session

Resolution #C-247-17

Moved by Councillor Cooke, seconded by Councillor Traill

That, in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing a matter that deals with labour relations or employee negotiations.

Carried
Rise and Report

The meeting resumed in open session at 4:18 PM with Councillor Neal in the Chair.

Councillor Neal advised that one item was discussed in “closed” session in accordance with Section 239(2) of the *Municipal Act, 2001* and no resolutions were passed.

4 Communications – Direction

4.1 Letter from S. Cooke, Chair, Clarington Museum and Archives Board seeking Council Approval to Enter into Agreement with CUPE 74-03 Clarington Museum and Archives

Resolution #C-248-17

Moved by Councillor Cooke, seconded by Councillor Hooper

That the verbal Report of the Director of Corporate Services regarding Museum Negotiations be received;

That correspondence from the Clarington Museum and Archives Board dated September 24, 2017 requesting Council to authorize the Clarington Museum and Archives Board (a Municipal Service Board) to enter into a Collective Agreement between the Clarington Museum and Archives Board and CUPE, as set out in the draft Agreement attached to Correspondence Item 9.1, be approved; and

That in accordance with Section 4. b) of By-law 2012-093, the Chair of the Clarington Museum and Archives Board be authorized to sign the Collective Agreement on behalf of the Board.

Carried

5 Confirming By-Law

Resolution #C-249-17

Moved by Councillor Hooper, seconded by Councillor Cooke

That leave be granted to introduce By-law 2017-081, being a by-law to confirm the proceedings of the Council of the Municipality of Clarington at a regular meeting held on the 25th day of September, 2017; and

That the said by-law be approved.

Carried
6 Adjournment

Resolution #C-250-17

Moved by Councillor Traill, seconded by Councillor Partner

That the meeting adjourn at 4:20 PM. Carried

_______________________ ______________________
Mayor Municipal Clerk
INVESTIGATION REPORT

Complainant:
Complaint Reference Number: MUN-93-1116
Complaint Opened: March 8, 2017
Date Required Information Received: July 18, 2017
Report Date: September 26, 2017
Investigator: Deborah Anschell

Complaint

The complainant resides in Courtice, Ontario. Her complaint relates to development in her area of a new subdivision (“the Development”) by Claret Investments Limited and 1361189 Ontario Limited (“the Developer”). She complains that in 2008, after the drainage of her neighbourhood, her well (and the wells of several of her neighbours) ran dry. The complainant states that the Municipality of Clarington (“the Municipality”) refused to help her in this situation and the Regional Municipality of Durham (“the Region”) had to step in to provide some assistance by requesting that the Developer pay for trucked-in water. The complainant complains that water levels have never reached previous levels. She is forced to conserve water by not doing laundry and taking other steps. In 2016, the complainant noticed that her well water was continuing to decline, and now there is no water in the well whatsoever.

The complainant states that there is evidence of long term negative impacts related to the Development. She states that the Municipality is failing to act in a case where it is required to do so.

Municipality of Clarington’s Response

In response to the allegation that the Municipality has not acted properly in response to the well situation, the Municipality’s position is that it has undertaken an extensive review of the complainant’s concerns. The Municipality has reached out to several authorities and experts to determine whether there is any evidence to support the complainant’s position that the Development negatively impacted her well. There is no evidence to support the long-term negative impacts related to the Development. The Municipality’s position is that Ontario has experienced low water conditions across the province, and as a result there have been reports of dry wells across the Municipality. The Municipality has been unable to find conclusive evidence to support the complainant’s claim of well interference related to the Development in the complainant’s area.
ADR Chambers Ombuds Office Investigation

We reviewed the documentation provided by the complainant and the Municipality, and conducted telephone interviews with the complainant, the Municipal Clerk, the Director of Engineering Services for the Municipality, and the Hydrogeologist for the Region.

ADR Chambers Ombuds Office Analysis

The essence of the complainant’s Complaint is that the Municipality did nothing to help her when her well dried up. Her position is that the water level in her well has declined year after year as a result of development going back to 2000, with no help from the Municipality. Her well is the highest of those affected. The complainant is presently xx years old, and has lived at the same location for many years.

The complainant complains that during the period 2007 – 2008, after the grading and drainage of her neighborhood, her well dried up. She states that the Municipality did not help her. Instead, the Region stepped in and requested that the Developer comply with Decision 1419 of the Ontario Municipal Board (the “OMB”) dated July 18, 1999 (the “OMB Decision”) which required the Developer to pay for the delivery of water to her well.

The complainant notes that there is insufficient water for her to water her vegetables and fruit that she uses for food during the winter. Since the Development commenced, she has never had sufficient water to do laundry. She presently has insufficient water for showering and bathing.

The complainant maintains that this is a municipal issue. Her position is that the Municipality is required to enforce the OMB Decision. She has appealed to the Municipality for assistance since 2011, without success.

The complainant submits that the aquifer water table decline has been cause by changed grading, draining and reduced fill in the complainant’s neighborhood. She believes that the decline in the water table is a direct result of the Development.

The complainant complains that the Municipality is neither aware of nor enforcing the OMB Decision. There has been an inadequate review of the potential for long-term impacts on the watershed. There are data gaps that had led to her current problems.

Further, the complainant believes that the Developer has an obligation under the OMB Decision to fulfill certain requirements related to private wells that they have not fulfilled. The Developer should contribute financially to the wells.

The complainant advised me that in late June, 2017 despite rain every day, her well does not have water. Furthermore, in early July, homes on Rundle Road, just two blocks east, had to have water delivered to their wells. She maintains that the aquifer supporting the wells was impacted, as a result of insufficient monitoring and engineering work. She submits that she is entitled to financial help as a result of the Development that has drained her aquifer. The complainant complains that the Development has caused her well to become dry with insufficient or a polluted water supply. Not only is her well impacted by the Development, but surrounding wetlands, streams and the flora and fauna are being harmed as well.
I spoke to both the Municipal Clerk and the Director of Engineering Services from the Municipality. Earlier this year, the Municipality undertook a comprehensive review of the complainant’s concerns. The Municipality completed an exhaustive review of its files, and consulted with various experts including the Region of Durham, The Central Lake Ontario Conservation Authority, the Region of Ganaraska, the Ministry of the Environment and several expert hydrogeologists. The Municipal Clerk advised that the evidence assembled by the Municipality was that the complainant chose not to participate in the well monitoring program. The Municipality in its review was therefore unable to conclude that the complainant’s well had been impacted.

The Municipal Clerk advised me that in accordance with the Subdivision Agreement between the Municipality and the Developer dated August 10, 2007 (“the Subdivision Agreement”), other impacted homeowners had elected to connect directly to the Region’s water supply. The fees presently charged to homeowners who elect to establish this connection is based on property frontage; there is no further connection fee. The charge is $296.00 per linear meter. The cost to connect and bring the service into the property also depends on the existing plumbing, distance from the service, and landscaping. The total cost estimated by the Municipal Clerk for the complainant to connect to the Region’s water supply would be between $3200.00 and $4600.00.

The Municipality’s review was summarized in the Director of Engineering Services’ Response to Formal Complaint dated March 1, 2017. The Director of Engineering Services advised me that he has served as the Director of Engineering for the Municipality since 2001. The Director of Engineering Services determined that the Municipality participated at the OMB Hearing and was provided with a copy of the OMB Decision and the Subdivision Agreement.

The OMB found that the Development proposal did not cause an unacceptable adverse impact upon ground water, or upon the well water levels in the area. The OMB Decision states as follows:

“At the heart of the objection is the genuinely held conviction that in a situation fraught with any degree of uncertainty about potential impacts on the environment, it is better to err on the safe side by further studies to ensure that there are no adverse impacts. This position is quite appropriate if there are reasonable doubts about the studies done so far. The fact of the matter is that the numerous studies done so far by duly qualified and experienced professionals do not raise any such doubts.”

The OMB recommended that this clause be included in the Subdivision Agreement:

“That the Owner agrees that where the well or private water supply of any person is interfered with as a result of construction or the development of the subdivision, the Owner shall at his expense, either connect the affected party to municipal water supply system or provide a new well or private water system so that water supplied to the affected party shall be of quality and quantity at least equal to the quality and quantity of water enjoyed by the affected party prior to the interference.”

In 2006 the Developer’s consultant, Golder Associates, established a well monitoring program and reached out to residents to ask for their participation in the program. Golder Associates requested that private well owners at properties neighbouring the Development complete a well survey form and that the well owners participate in the monitoring program. The complainant apparently did not complete
the well survey form, nor did she provide permission to monitor the private well at her home. No monitoring of her well was completed at that time. Six other private wells were included in the private well monitoring program. Based on the water level data collected, no impacts related to construction were observed on the water levels at the monitored wells.

Because the complainant did not participate in the well survey prior to construction, no comparison could be made between water level data pre and post construction. The Director of Engineering Services noted that no loss was ever conclusively proven.

The Region continues to monitor long-term water level trends. The Durham Region Groundwater Monitoring Program includes continuous water level measurements taken every hour through computerized equipment, as well as manual water level measurements taken periodically. Further, the Region agreed to offer local residents, the opportunity to connect, free of charge, to the Regional water supply. This connection was from the property line to the water supply. The homeowners were required to pay to bring the waterline from their home to the property line.

The Director of Engineering Services noted that there have been declining water levels in wells throughout Ontario in the past few years. The Municipality encountered several hot and dry months in 2016 that impacted conditions in Clarington.

With respect to the complainant’s comments relating to June rainfall, the Director of Engineering Services stated that it might be necessary to consider well maintenance. He suggested that the complainant provide maintenance records demonstrating regular, routine maintenance of her well.

The Director of Engineering Services advised me that the Municipality in its review relied on the same expert advice and testimony that the OMB relied upon. The OMB looked at the data provided to it by several experts who provided solid, credible evidence. Based on that expert evidence, the OMB arrived at the OMB Decision. The OMB did an unusually exhaustive review of the data presented.

The Director of Engineering Services concluded that the Municipality undertook an extensive review of the complainant’s concerns. They reached out to several authorities and experts to determine if there were factors that would trigger the conditions within the Subdivision Agreement. The Municipality was unable to conclude that there were long-term negative impacts on water levels as a result of the Development. The Director of Engineering Services advised the complainant that he would be prepared to review further expert evidence from the complainant relating to the water conditions, as it becomes available.

In addition to speaking to the two individuals from the Municipality, I was directed to the Hydrogeologist with the Region. The Hydrogeologist has been involved with well complaints in the Region for more than ten years. The Hydrogeologist indicated to me that the well water levels fluctuate, depending on climactic changes. The levels rise with the spring melt, and then in the fall and winter typically drop. The well water levels have shown typical seasonal fluctuations in the Region since the Development in the area. The Hydrogeologist has not noticed a significant change year over year, since her involvement with this issue. The well levels fluctuate significantly on a seasonal basis, but not year over year.

The Hydrogeologist advised me that since 2008, twenty houses on road where the complainant lives have chosen to connect to the Region’s water service. Four houses are not connected. The Region has
not received any complaints from residents on that road, other than the complainant during the last four years, the start of record-keeping by the Region relating to well complaints.

After having interviewed the complainant, the Municipal Clerk, the Director of Engineering Services and the Hydrogeologist, I cannot find that the Municipality acted inappropriately. The Region referred the proposed plan of subdivision to the OMB under subsection 51 (15) of the Planning Act, R.S.O. 1990, c. P. 13. The matter was referred at the request of Courtice Heights Developments. The complainant appeared for Residents in the area. I have reviewed the OMB Decision.

The issue examined by the OMB was whether or not the proposed development of two subdivisions was in harmony with the natural environment and whether the studies done were adequate to determine the potential impact of the proposal.

The complainant gave evidence in opposition to the proposed Development. The OMB concluded at page 5 of its decision as follows: “Based upon an analysis of pertinent evidence with respect to hydrogeology, the Board finds that the proposal does not cause an unacceptable adverse impact upon ground water and therefore, upon well water levels in the area.”

The OMB further noted at page 8: “Based upon an analysis of all of the pertinent evidence with respect to impacts upon the environment, the Board finds that the proposal does not cause an unacceptable adverse impact upon the functioning of the ecosystem as a whole, and that the proposal is in harmony with the environment.”

I also reviewed the Subdivision Agreement. The Subdivision Agreement provides as follows with respect to damage to neighbouring wells:

5.20 Damage to Neighbouring Wells

(3) If an Appropriate Authority determines that the well or private water supply of any person(s) outside the Lands is interfered with or dewatered as a result of the construction or installation of the Works:

(a) where the interference to a well or private water supply is of short term duration (i.e. during the course of dewatering and excavation and within one (1) month of completion of dewatering), in the opinion of an Appropriate Authority, the Owner shall make available to the affected party(s), a temporary supply of water at no cost to the affected party(s):

- or -

(b) where in the opinion of an Appropriate Authority the interference to a well or private water supply is of a long term duration, at the option of the Owner and at its cost, the Owner either (1) with the Region’s approval shall connect the affected party’s property to the Region’s water supply system, or (2) the Owner shall provide a new well or private water system for such affected party(s) so that water supplied to the affected party’s property shall be of a quality and quantity at least equal to the quality and quantity of water enjoyed by the affected party(s) prior to the interference, as may be required by the Appropriate Authority by written notice given to the Owner.”
From my investigation, I cannot conclude that the Developer failed to comply with any aspect of the OMB Decision, relating to well interference. Furthermore, from my review of the Subdivision Agreement, I cannot find any failure of the Developer with respect to its obligations where a well is interfered with. The remedy provided above is that the Developer shall connect the affected party’s property to the Region’s water supply system.

As noted above, twenty properties on the road are now connected to the Region’s water supply system. The complainant is asking that the Municipality force the Developer to comply with the Subdivision Agreement. However, the Developer has already complied with the Subdivision Agreement. Homeowners on the road can have their property connected free of charge to the Region’s water supply. The only expense to the homeowner is to connect the water supply from their property line to their home.

Since I cannot find any breach by the Developer of the Subdivision Agreement, I do not find that the Municipality acted improperly. The Municipality conducted a very thorough review of this issue, and concluded that there was no well interference in the complainant’s area. Based on this conclusion, there is no remedy that could be enforced by the Municipality with respect to the Developer. The Municipality has acted appropriately in its investigation. The Municipality acted reasonably and fairly in its approach to this issue.

In reply to my draft report, the complainant provided further technical information supporting her position that there was a significant impact upon her well caused by the Development.

However, this does not take away from my finding that the Municipality conducted a thorough review of the complainant’s concerns. From my investigation, I didn’t find that the Municipality was arbitrary or careless in its investigation. It utilized the technical research of the Region and came to conclusions that were contrary to the complainant’s position. Nevertheless, I cannot find any basis to conclude that the Municipality acted unreasonably.

**Recommendation**

ADR Chambers Ombuds Office does not recommend any further action by the Municipality of Clarington concerning this complaint.
CLARINGTON HERITAGE COMMITTEE

Minutes of Meeting
September 19, 2017

MEMBERS PRESENT: Todd Taylor, Victor Suppan, Filip Aleksanderek, Katharine Warren, Robert Malone, Steve Conway, Councillor Hooper, Peter Vogel

REGRETS: Tracey Ali, Paul Davidson

STAFF: Brandon Weiler, Faye Langmaid, David Addington

DECLARATION OF PECUNIARY INTEREST

None declared.

ELECTION OF CHAIR AND VICE CHAIR

P. Vogel nominated V. Suppan, seconded by K. Warren, for the position of chair. K. Warren nominated P. Vogel, seconded by F. Aleksanderek, for the position of vice chair. No other nominations were received.

17.29 Moved by P. Vogel, seconded by K. Warren,
THAT V. Suppan be elected chair of the Clarington Heritage Committee.
“CARRIED”

17.30 Moved by K. Warren, seconded by F. Aleksanderek,
THAT P. Vogel be elected vice chair of the Clarington Heritage Committee.
“CARRIED”

ADOPTION OF AGENDA

17.31 Moved by B. Malone, seconded by T. Taylor
THAT the agenda for September 19, 2017 be adopted.
“CARRIED”

ADOPTION OF MINUTES

17.32 Moved by T. Taylor, seconded by V. Suppan
THAT the minutes of the Meeting of June 20, 2017 be accepted as amended.
DELEGATIONS AND PRESENTATIONS

Faye Langmaid – F. Langmaid introduced D. Addington as the new staff liaison to the Clarington Heritage Committee. B. Weiler will continue to assist the committee during the transition.

The committee members welcomed D. Addington and look forward to working with him. The committee thanked B. Weiler for his work with the committee.

BUSINESS ARISING

Jury Lands Foundation (Camp 30) – The foundation continues to attend community events, including Maplefest, Bluesberry Festival and Applefest, to promote and educate the public about the history and the efforts to adaptively reuse the lands and buildings. The Foundation’s guided walking tours, in partnership with the ACO, have been a big success over the summer months. Over 110 people have participated in the tours with the last tour occurring September 24 at 2pm.

Goodyear Property – No news to report

Hollingshead Property – No news to report

REPORTS FROM OTHER COMMITTEES

Bowmanville Community Improvement Programs – No meeting to report.

Orono Community Improvement Program – No meeting to report.

Newcastle Community Improvement Program – No meeting to report.

Architectural Conservancy Ontario, Clarington Branch – ACO had a booth at Bluesberry Festival and have been assisting the Jury Lands Foundation with tours of Camp 30 this summer. The ACO will have a booth at Applefest in October.

The Annual General Meeting will be September 25, at the Sarah Jane Williams Centre. Marilyn Pearce will be the guest speaker presenting on Farm Connections Canada 150 Heritage Project which focuses on families in Clarington that have been farming in Durham for 150 years or more.

Newcastle Village & District Historical Society – R. Malone reported on Sunday June 25 the society hosted an event for Canada’s 150 celebration. The event was well attended and highlighted the history of many of the long standing families in the Newcastle area.
The society had a booth at the Orono Fair highlighting cooking in the 19th century. The society will be hosting an event for culture days on September 30 at Newcastle Community Hall. The society will also be opening their historical room for the day of October 7 for Harvest Festival in Newcastle.

The streetscape and entry signage into Newcastle projects are currently underway which will help the appearance of Newcastle. The LCBO is also currently being constructed, with signage to include a heritage plaque, being constructed along King Avenue.

Museum – The museum will be hosting a culture days event at the Clarke Museum September 30 from 11am to 3pm. The event, called Heritage Day, will have lots of fun events for families.

The museum will be hosting spirit walks the month of October and a paranormal event on October 27.

Heritage Conservation District – No news to report

CORRESPONDENCE AND COUNCIL REFERRALS

282 Liberty Street Site Visit – The owners of 282 Liberty Street North appeared at the Planning and Development Committee on June 12, 2017 to request that the matter of their property being added to the Municipal Register be discussed with them. Council referred the matter back to the Clarington Heritage Committee and requested that the committee meet with the owner of 282 Liberty Street North and report back.

The Municipal Inventory subcommittee met with the owners, Mr and Mrs. Zakarow and their son Peter, at 282 Liberty Street North on September 12, 2017. Peter Zakarow, a former chair of the Conservation Review Board, thanked the committee for attending the property, recognizing this wasn’t the committee’s normal practice, and for their work preserving Clarington’s Heritage. The Zakarow’s wanted the committee to tour the property and provide additional information for the committee’s consideration.

The Zakarow’s are concerned that if the property is added to the Municipal Register that it would limit future development or demolition of existing out buildings with no heritage value. The Zakarow’s indicated they were not opposed to being added to the Municipal Register but would like wording to clearly identify that only the house and one existing out building had heritage value or interest. The concern was that some outbuildings with no heritage value may not be issued demolition permits if the property was added to the Register. The committee and staff indicated that they were not trying to place undue hardship on property owners when adding properties to the Municipal Register. Every attempt is made to clarify the heritage value and potential of a property when describing the property to ensure non-heritage buildings on a property are not impacted.
by the Register. Staff indicated that in this case the house and one out building could be clearly identified.

The committee recognized the concerns of the Zakarow’s and believe their concerns can be addressed through the wording when adding the property to the Municipal Register. The committee would like the wording included in the Municipal Register to ensure that the house and one out building are protected sufficiently from demolition if such a request came in from future owners or the property.

17.33 Moved by K. Warren, seconded by T. Taylor

THAT subsequent to meeting with the property owners and touring 282 Liberty Street North the Clarington Heritage Committee recommends Council proceed with adding 282 Liberty Street North to the Municipal Register.

“CARRIED”

PROJECT REPORTS

Subcommittee Reports:

Municipal Inventory and Register Committee – No meeting to report. The subcommittee plans to meet in the coming weeks and report back at the next meeting.

Public Outreach and Education Committee – No meeting to report. The subcommittee plans to meet in the coming weeks to prepare a presentation for the Durham Region Heritage Committees event in Whitby on October 28.

NEW BUSINESS

505 and 521 King Avenue East – B. Weiler reported that Council approved the rezoning application to permit three single detached dwellings on the lands where the former Toll House currently stands. As part of the approval Council requested that the applicant recognize the heritage of the former Toll House. Staff will be working with the applicant to find the best solution to recognize the Toll House, which may include an interpretative sign. The committee indicated they would assist in putting together wording for the signage and also suggested that if a sidewalk is constructed and embossing or imprinting on the sidewalk recognize the toll location.

483 King Avenue East (Walbridge House) garage construction – The members were circulated the detached garage plans in July. The members reviewed the documents and had no objection to the construction of the detached garage as proposed by the applicant.
1350 Courtice Road (Metrolinx GO Project) – B. Weiler reported that consultants for Metrolinx contacted staff about this property’s heritage value. The property is a listed as secondary on the Municipal Inventory. As part of the Environmental Assessment process staff believe that a cultural heritage evaluation report would be conducted on this heritage resource even though it is not part of the Metrolinx land but immediately north of the future road right of way.

Budget Preparation for 2018 – The committee was asked to consider the projects they would like to undertake in the coming year and the requirements from the Heritage Committee’s budget. A budget motion will need to be made at the October meeting.

Ontario Heritage Trust Awards – The nominations for the Ontario Heritage Trust Awards are due by September 30, 2017. If the Municipality is the nominator the nomination form requires a motion from Council. The committee felt that Myno Van Dyke should be nominated for the lifetime achievement award.

B. Malone indicated that the Newcastle Village & District Historical Society would be willing to act as the nominator for Myno given the time constraints.

17.34 Moved by R. Hooper, seconded by K. Warren

THAT the Clarington Heritage Committee supports nominating Myno Van Dyke for the Ontario Heritage Trust Lifetime Achievement Award

“CARRIED”

National Trust Conference – P. Vogel indicated that provided he was available he would be interested in attending the conference in Ottawa on October 13th and 14th. The committee encouraged and supported his attendance at the conference provided he was available.

17.35 Moved by V. Suppan, seconded by T. Taylor

THAT up to $1,200 be approved to cover the costs, including travel and accommodation, of P. Vogel attending the National Trust Conference in Ottawa

“CARRIED”

Changes to the Ontario Building Code – V. Suppan reported to the committee that there is currently a loop hole in the Ontario Building Code relating to protecting cultural heritage non-farms buildings on farms properties. The loop hole has been a problem for many municipalities in Ontario and has led to old farm residences being demolished. The Ministry of Municipal Affairs and Housing is aware of this problem and has proposed new wording, for the next building code update.
407 Response to the Community Value Plan – In August Blackbird responded to the committees comments and concerns in regards to the community value plan proposals required as part of the 407 construction. Blackbird indicated that many of the suggestions would not be integrated into the final design of community entrance features and bridges as anticipated in the Community Value Plan but thanked the committee for their comments and suggestions.

Paul Davidson Resignation – B. Weiler reported that P. Davidson had started a new work opportunity that would no longer provide him the time to attend and contribute to the committee. The Committee members were grateful for P. Davidson’s contributions to the committee.

Next meeting: October 17, 2017, 7:00 p.m., at Clarington Municipal Offices in Room 1C
BOARD MEETING
April 12, 2017
Clarington Town Hall
40 Temperance Street, Room 1A, Bowmanville, Ontario

Present:  W. Woo  S. Cooke  H. Ridge (Curator/Interim ED)
          K. Warren  S. Middleton  M. Morawetz

Regrets:  S. Elhajjeh

1. Call to Order:
   S. Cooke called the meeting to order at 7:05 p.m.

2. Adoption of Agenda:
   Moved by:  K. Warren  Seconded by:  W. Woo
   THAT:  the agenda be accepted as presented.
   MOTION CARRIED

3. Disclosure of Interests:
   No interests were disclosed.

4. Correspondence:
   None.

5. Announcements:
M. Morawetz invited members to attend a local church dinner in Solina.

6. Approval of Minutes:

Moved by: W. Woo Seconded by: S. Middleton

THAT: the Board minutes form Feb. 8, 2017 be approved as circulated.

MOTION CARRIED

7. Business Arising from Minutes:

Nothing brought forward.

8. Interim Executive Director’s Report:

H. Ridge reviewed the ED report as submitted highlighting items including

- A meeting with the Corporate Communications Manager at the Mun. to discuss rebranding with the goal of reintroducing the museum to the community. Several ideas for the process were discussed. H. Ridge is to report back with costs and research on options to accomplish this.
- H. Ridge, Interim ED, and S. Cooke, Board Chair, met with Joe Tompkins, Superintendent of Education with Kawartha Pine Ridge District School Board to discuss potential partnerships and focus groups to gain teacher feedback. One suggestion was to do an oral history project for Canada’s 150th where students would partner with seniors to record their stories. Other ideas included partnering students with WWII vets with the recent focus on the Vimy anniversary, as well as the BOAA as a possibility for getting these two groups together. Outreach to schools within walking distance of the museum was also encouraged.
- Edwardian Teas will be held again as a successful community liaison and as a fundraiser. Two possible caterers had given quotes for consideration. H. Ridge was asked to do a taste sampling confirming the recommendation.
- Upcoming events and programs include Canada Day festivities. Board members are encouraged to volunteer. M. Morawetz was directed to approach the Bowmanville Lions or other groups to manage the BBQ to assist with decreasing staff and volunteer numbers.
- Doors Open Clarington takes place Sat June 10th and a request for the Clarke Museum as a site on the tour was considered and supported.
Staffing needs were considered and H. Ridge was directed to schedule 3 staff as required making use of the summer students who should be available by that time. Interpreter Shirley Moffatt was requested to assist with the site at the tobacco kilns on behalf of the museum. H. Ridge was given permission to ask if S. Moffatt would be available for work in that position if deemed appropriate for Doors Open.

- H. Ridge reviewed the Programming Report prepared by J. Steen looking ahead to activities from March through May, as well as Canada Day and the Edwardian Teas for summer. J. Steen included two proposals for board consideration to increase value to families and children and attract them to the Exhibits facility; become more engaged with the museum. One was to create a dramatic play centre area at the Sarah Jane Williams Heritage Centre, and the other was to purchase reproduction period costumes useful in programming at Clarke Schoolhouse in particular for school age children.

- H. Ridge was asked to review the Financial statements and report. She noted that the Municipal Grant came in March 1st but was not captured in this report. Gift shop sales were good in March; also not reflected in this report. Avro Arrow memorabilia left over was discussed. H. Ridge was directed to promote on FaceBook to aviation enthusiasts.

Moved by: W. Woo Seconded by: K. Warren

**THAT:** the two proposals totaling a potential expense of $2250 for improvements in children’s programming be approved in principle with a request for more expense specifics, and that the Interim Executive Director’s report be accepted as submitted.

**MOTION CARRIED**

9. New Business:

a) **Rebranding** – as discussed during the ED Report, H. Ridge was directed to do further research on options to accomplish rebranding and reintroducing the museum to the community along with related costs & recommendations.

b) **Community Engagement** – as noted with suggestions in the ED Report.

c) **Edwardian Afternoon Teas** – a preferred caterer was recommended with a request for a tasting by H. Ridge to confirm the choice.
d) **Canada Day** – as reported in the ED Report. M. Morawetz to follow up regarding a possible third party BBQ team. Volunteers needed. H. Ridge was directed to send out letters requesting support identifying specifics for funding needs. It was suggested that new sectors of the business community be identified and approached.

e) **Doors Open** – as reported in the ED Report.

10. **In Camera:**

   Moved by: S. Cooke  Seconded by: W. Woo

   **That:** at 8:40 pm in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing the following matter that d) deals with labour relations or employee negotiations.

   **MOTION CARRIED**

   Discussion followed on first item. H. Ridge was then excused at 8:50 pm from the meeting to continue discussion on In Camera items.

   Moved by: W. Woo  Seconded by: S. Middleton

   **That:** at 9:18 pm the meeting move out of camera, returning to Open Session.

   **MOTION CARRIED**

11. **Date and Place of Next Board Meeting:**

    The next meeting will be held Wed. May 10, 2017 at 7 p.m.
    Location: Town Hall, Room 1A if available

12. **Adjournment:**

    K. Warren moved the meeting be adjourned at 9:20 p.m.

    Minutes for the meeting of the Clarington Museums and Archives Board have been accepted and approved on ____________________________

    __________________________________________  __________________________________________
    Chair,  Executive Director,
    Clarington Museums and Archives Board  Clarington Museums and Archives
BOARD MEETING

May 10, 2017

Clarington Town Hall

40 Temperance Street, Room 1A, Bowmanville, Ontario

Present:  S. Cooke    H. Ridge (Curator/Interim ED)    S. Elhajjeh (to 7:30 pm)

K. Warren    S. Middleton    M. Morawetz    W. Woo

1. Call to Order:

S. Cooke called the meeting to order at 7:08 p.m.

2. Adoption of Agenda:

Moved by:  S. Middleton    Seconded by:  W. Woo

THAT:  the agenda be accepted as presented.

MOTION CARRIED

3. Disclosure of Interests:

No interests were disclosed.

4. Correspondence:

None.

5. Announcements:
M. Morawetz reminded board members of Doors Open Clarington coming up Saturday, June 10th from 10 am to 4 pm, featuring the village of Kendal and surrounding areas showcasing 15 sites. The Kirby Schoolhouse - Clarke Museum will be open as part of the day’s tour and will offer family friendly activities as guests experience a one room schoolhouse environment, along with Aimie Harris, Orono Horticultural Society, speaking on heritage plants and the living wall.

K. Warren stated that on behalf of the museum board, she will represent the CHC, Clarington Heritage Committee, to promote their agenda at the Doors Open Clarke Museum site on June 10th.

6. Approval of Minutes:

Moved by: K. Warren Seconded by: S. Elhajjeh

THAT: the Board minutes from April 12, 2017 be approved as circulated.

MOTION CARRIED

7. Business Arising from Minutes:

To be discussed as part of Executive Director’s reports.

8. Executive Director’s Report:

H. Ridge reviewed the ED report as submitted highlighting items including:

- Young Canada Works approved for two summer students; 1 for Summer Program Assistant, 1 for Summer Cataloguing Assistant. Both 75% funded.
- Canada Summer Jobs approved for two summer students; 1 for Youth Grounds & Garden Assistant, 1 for Cataloguing Assistant: Clarke Project. Both received 92% funding.
- Note that both grant applications requested 100% funding.
- H. Ridge asked for direction to post and hire for these positions. She was directed by the board to proceed.
- Museum newsletters have been emailed to all members as able with 10 mailed out as needed.
- A-frame signs are being used downtown Bowmanville to promote the Edwardian Teas and were produced by the BOAA as they are the caterers.
• A-frames are also promoting the Day Camps for PA Day June 9th, and Summer Camp.
• Recreation & Leisure Guide for Clarington also promotes museum camps and programs.
• Museum staff took part in “How-to-in-10 Festival at Bowmanville Library branch on April 29th. How to preserve your family heirlooms was presented.
• May 6th displayed at Maplefest working with Tourism, & BOAA.
• Own Your Ed Conference attended by J. Steen Wed May 24th – engaging students through the “Oral History Project”
• Doors Open Clarington – cross promotion request for tickets to Edwardian Tea or fall Spirit walks using social media. At discretion of H. Ridge.
• Edwardian Tea tickets are being sold for each Wed through the summer starting June 14th which is earlier than other years. Two sittings. 24 tickets sold so far. K. Warren suggested providing comment cards on each table requesting feedback on caterers & arrangements, and a giveaway with tea cups for attendees with a free ticket to the 2018 tea season.
• Canada Day July 1st program is planned and being worked on. Bowmanville Lions have been approached to run the BBQ with hotdogs only as staff and volunteer numbers available for the day are lower this year. Lions suggested museum staff source the food and handle all money. This will be the 32nd year for this event at the museum. It is not a money maker but provides for a very positive community outreach event with long term good will results. There will be 2 bands providing music, the Mayor and councillors will be invited to cut and serve the cake, Steven Cooke will act as MC for the event.
• No Curator at this time so no report. Hiring plans to be discussed.
• J. Steen, Program Coordinator prepared and submitted report on monthly summaries and event updates.

9. New Business:

a) Avro gifts still in stock are selling slowly. H. Ridge got a quote on costs to transport the large models back but very costly. S. Cooke & S. Middleton will look at alternatives.

b) Helen Schmid, Orono, archival collection will be donated to the museum on May 17th. There are 7 filing cabinets and archival boxes included. Transport to be arranged with the help of S. Cooke.
c) Petty cash policy presently does not allow cash to be available nor a credit card for the museum staff to use so purchasing is more difficult for shorter term notice requirements. Table to next meeting. H. Ridge asked to make recommendations regarding the process then.

10. In Camera:

Moved by: K. Warren Seconded by: W. Woo

That: at 8:11 pm in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing the following matters that deal with b) personal matters about an identifiable individual, including municipal or local board employees, d) labour relations or employee negotiations, e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board, and f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose.

MOTION CARRIED

Discussion followed on four items.

Moved by: S. Middleton Seconded by: W. Woo

That: at 9:10 pm the meeting move out of camera, returning to Open Session.

MOTION CARRIED

11. Date and Place of Next Board Meeting:

The next meeting will be held Wed. June 14, 2017 at 7 p.m.
Location: Town Hall, Room 1A if available

12. Adjournment:

S. Middleton moved the meeting be adjourned at 9:15 p.m.

Minutes for the meeting of the Clarington Museums and Archives Board have been accepted and approved on ________________________________

_________________________________        ___________________________________
Chair,                                                             Executive Director,
Clarington Museums and Archives Board           Clarington Museums and Archives
BOARD MEETING

June 14, 2017

Clarington Town Hall

40 Temperance Street, Room 1A, Bowmanville, Ontario

Present:  S. Cooke  H. Ridge (ED)  S. Elhajjeh  W. Woo
          K. Warren  S. Middleton  M. Morawetz

1. Call to Order:

   S. Cooke called the meeting to order at 7:04 p.m.

2. Adoption of Agenda:

   Moved by:  S. Middleton  Seconded by:  W. Woo

   THAT: the agenda be accepted as presented with New Business additional
     item Tobacco.

   MOTION CARRIED

3. Disclosure of Interests:

   No interests were disclosed.

4. Correspondence:

   A. Darlison of the BOAA Clarington, sent a request for a letter supporting
   their application for a funding opportunity through The New Horizons for
   Seniors Funding for a project called “Life Through the Lens – A Series with
   Seniors”. They want to offer a number of programs and events throughout the
community engaging all ages in photography & video workshops, seminars, & field trips organized and implemented by older adults.

Moved by: W. Woo  Seconded by: K. Warren

THAT: the Board provide a letter of support for this initiative.

MOTION CARRIED

5. Announcements:

M. Morawetz thanked those who had worked at or attended Doors Open Clarington on Sat. June 10th. K. Warren volunteered at the Clarke Museum site for Clarington Heritage Committee (CHC), museum staff also worked at the site along with S. Moffatt as an interpreter at the Kendal Tobacco Kilns. The Board is thanked for their support in approving staff & participation of the Clarke Museum site as part of the DOC 2017 tour.

6. Approval of Minutes:

Moved by: W. Woo  Seconded by: S. Middleton

THAT: the Board minutes from May 10, 2017 be approved as circulated.

MOTION CARRIED

7. Business Arising from Minutes:

No items for discussion.

8. Executive Director’s Report:

H. Ridge reviewed the ED report as submitted highlighting items including:

- Young Canada Works summer students have been hired; Quinn McInall in the role of a Summer Program Assistant (started June 12) and Alexandra Geropoulos as a Summer Cataloguing Assistant (started June 12), both for 12 weeks of funding.
• Canada Summer Jobs grant students to be hired still; Youth Grounds & Garden Assistant, starting June 26 with 9 weeks of funding, and Cataloguing Assistant: Clarke Project also to start June 26 with 9 weeks of funding.

• Board Chair, S. Cooke and Executive Director, H. Ridge met with Leah Bourgeois, Communications Officer with OPG to review programs and services supported by OPG grants and opportunities in future. It was suggested that a new grant application be made prior to end 2017 and then another early in 2018 to get synchronized better with their planning using the calendar year for budgets and allocations.

• Sponsorship letters have been sent out seeking support for Canada Day. Donations received so far include Veridian, Halminen Homes, Hooper’s Jewelers, and the Bowmanville Foundry for a total of $700. Expenses of significance include one band for $600 and the horse drawn wagon ride although the $500 fee is generally covered completely through ticket sales to attendees taking part. Food expenses are typically covered through sales so the event usually is not profitable but covers costs. Durham East 4-H Fundraising club will run the BBQ with supplies provided by the museum. The Clarington Historic Concert Band is providing their services in-kind.

• In-kind Donations for the gardens were gathered by garden volunteer Ron Sproule for this summer’s plantings. Donations were received from Northcut Elliott Funeral Home, Rekkers Garden Gallery, Prices Country Market, Van Belle Flowers, The Garden Path, Metro Supermarket, Loblaw’s, and Mosterts Greenhouses. In thanks, support of these generous local businesses would be appreciated. It was suggested that promotion during the Edwardian Teas all summer long and at Canada Day would be appreciated.

• The sign in front of the Sarah Jane Williams Heritage Centre had been vandalized early in June. Repair or replacement of the sign was considered. Discussion included whether or not the municipality had insurance to cover something like this, a recommendation to replace as repair can be very expensive, and a reminder that there had been a plan to redo the signs and rebrand all three sites with linked signage so perhaps it was timely to gather quotes and design ideas.

• Summer programs & events include Edwardian Afternoon Teas each Wednesday starting June 14th and catered by the BOAA (they are running a
promotion & contest on Facebook), Summerfest outreach display June 17th, Strawberry Social at Trinity United Church with tours of Bowmanville Museum on June 25th, Canada Day July 1st, Summer Camp week 1 July 17 – 21 and week 2 July 24 – 28.

- Curator - Jennifer Steen has accepted the position and will start once her previous role of Program Coordinator has been filled. The posting for that position closed June 12th.
- New exhibits being installed this week include Durham Celebrate Agriculture and the Orono Cornet Band history.
- Helen Schmid’s collection was gratefully received May 17th. There was a good article in the Orono Times. A thank you letter is to be sent to Helen and her daughter.
- Program Report was submitted by Jennifer Steen including the summer schedule at the sites as well as rental bookings and outreach opportunities. The museum assisted as a site on Doors Open Clarington on June 10th at the Clarke Museum, the portrait of Mrs. Marr was on display from the archives at the Southwinds (originally the Marr home) site, and with Interpreter Shirley Moffatt assisting at the Kendal Tobacco Kilns. The support was appreciated by the committee and attendees.

Moved by: W. Woo Seconded by: K. Warren

THAT: the Executive Directors reports including the Financial Reports be approved as submitted.

MOTION CARRIED

9. New Business:

a) Tobacco History – request by M. Morawetz that H. Ridge be asked to pursue some way of representing and archiving the significant tobacco industry that thrived in Clarington. During Doors Open Clarington preparations, it became evident that there is a gap in recorded history and artifacts in the museum’s collections.
b) S. Middleton raised concerns that the PA Day program was cancelled due to lack of registration but as participants they were not notified. He commented as well that the phone message was out of date and with time observing the Sarah Jane William Heritage Centre, noted a number of concerns including the condition of the sign and stairs. S. Cooke offered to ask Operations to check these items.

c) Job Descriptions – The Curator’s position Job Description was updated and reviewed with recommendations, and will remain a management position.

Moved by: K. Warren  Seconded by: S. Elhajjeh

**THAT:** the Curator Job Description with revisions be approved.

**MOTION CARRIED**

The Executive Director’s Job Description was also reviewed and updated.

Moved by: S. Elhajjeh  Seconded by: W. Woo

**THAT:** the Executive Director Job Description be approved as presented.

**MOTION CARRIED**

d) Salary Grid – reviewed as presented with direction from Municipal HR staff noting that Cost of Living is set by the Municipality and the museum must adhere to that as determined annually.

Moved by: S. Elhajjeh  Seconded by: K. Warren

**THAT:** the Salary Grid be approved as presented.

**MOTION CARRIED**

10. In Camera:

Moved by: S. Middleton  Seconded by: W. Woo

**That:** at 8:07 pm in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing the following matter that deals with b) personal matters about an identifiable individual, including municipal or local board employees.
MOTION CARRIED

Discussion followed.

Moved by: W. Woo  Seconded by: S. Elhajjeh

That: at 8:14pm the meeting move out of camera, returning to Open Session.

MOTION CARRIED

11. Date and Place of Next Board Meeting:

The next meeting if required during the summer, will be held Wed. July 12, 2017 at 7 p.m.

Location: Town Hall, Room 1A if available

12. Adjournment:

S. Middleton moved the meeting be adjourned at 8:33 p.m.

Minutes for the meeting of the Clarington Museums and Archives Board have been accepted and approved on __________________________

________________________________________  _______________________________________
Chair,                                              Executive Director,
Clarington Museums and Archives Board             Clarington Museums and Archives
BOARD MEETING
September 20, 2017
Clarington Town Hall
40 Temperance Street, Room 1A, Bowmanville, Ontario

Present: S. Cooke           H. Ridge (ED)       S. Elhajjeh             W. Woo
K. Warren         S. Middleton         M. Morawetz

1. Call to Order:
   S. Cooke called the meeting to order at 7:02 p.m.

2. Adoption of Agenda:
   Moved by: W. Woo                      Seconded by: K. Warren
   THAT: the agenda be accepted as presented.
   MOTION CARRIED

3. Disclosure of Interests:
   W. Woo declared a possible conflict regarding agenda items dealing with staff negotiations as his wife is treasurer of the Hospital Union Local 63/64. S. Elhajjeh also declared as he is a member of CUPE Local 79 Public Health.

4. Correspondence:
   None.
5. **Announcements:**

M. Morawetz reminded board members that the Eldad United Church Annual Auction will be held on Monday, Oct 2nd in Solina. Also mentioned was the ACO-Clarington AGM with guest speaker Marilyn Pearce from Durham Farm Connections regarding their Canada 150 project documenting Durham families who have been farming for 150 years or more, on Monday, Sept 25th at the Sarah Jane Williams Heritage Centre at 7 pm. Another event worthy of support is the upcoming Orono Horticultural Society event with guest speaker Thursday, Sept 28th at 7:30 in Orono United Church; tickets $10 in advance. Finally, sadly noted that Jackson Peacock of Kendal who had played a major role throughout his life in education and his local communities, most recently working to provide history and colour at the Doors Open Clarington event June 10th highlighting Kendal and area, passed away with his memorial service to be held Thursday Sept 21st.

6. **Approval of Minutes:**

   Moved by:   S. Middleton                     Seconded by:  K. Warren

   **THAT:** the Board minutes from June 14, 2017 be approved as circulated.

   **MOTION CARRIED**

7. **Business Arising from Minutes:**

   No items for discussion.

8. **Executive Director’s Report:**

   H. Ridge reviewed the ED report as submitted highlighting items & noting that as this was her last meeting with the Board before her leave starts, she would present a summary of accomplishments since being appointed Executive Director at the end of April 2017: including:

   - Improving communication with Members – Regular newsletters to members.
   - Increasing programming at Clarke Museum – With planned events in April, June, July and two more scheduled in late September. K. Warren asked H. Ridge to send an update to Aimie Harris who as a delegation to the Board last year requested more use of the facility and more programming.
• Improved community profile with anticipated annual events – Canada Day which was very successful & well attended; Successful partnership with BOAA catering and promoting the Edwardian Teas which were sold out by early August.
• New in-house exhibits with community focus – Ready for July 1st 2017 celebrations, the Agricultural Heritage with Celebrate Agriculture group; History of Orono Cornet band who also played at the Canada Day event.
• Greater focus on our collection of local history – museum was the fortunate recipient of Helen Schmid’s personal archival collection that spans 50 years of her research and collecting; received May 2017. Invaluable to the collection and already used including for Orono Fair displays.
• Providing unique services to the community – source of local history and information through archive research, processing over 40 requests (about 2 per week) April through September.
• Offering summer opportunities for students – with 2 successful grant applications, 4 students were employed; 2 with the Young Canada Works and 2 with Canada Summer Jobs.
• Increased staff training opportunities – part-time and full-time staff were provided with Automated External Defibrillator/CPR training in May; currently providing part-time and full-time staff with Standard First Aid certification during September and October.
• Engaging in partnerships with Youth, Adults and Seniors – Sharing Stories Oral History project launched spring as a special project for Canada’s 150.
• Clarke Museum clean-up and re-organization – successful grant application to Capstone Infrastructure for support; curatorial work continues to improve.
• Filling full-time staff roles – Jennifer Steen hired as Curator effective Sept 7, 2017; Dr. Amy Barron hired as Program Coordinator – effective Sept 7/17.
• Curatorial and Programming project goals are set for 2017/2018 with new staff in position; both having considerable experience.
• H. Ridge’s recommendation during her leave is to hire an acting Executive Director to manage the day-to-day administration and work on some of the business of operations; using a one year contact putting us in a good position to launch our re-brand in the fall of 2018.

H. Ridge continued with priorities and goals for the Acting Executive Director once in place:
• IT requirements are significant.
• Review and transition or improve Museum’s independent contracts for pest control, cleaning services, snow removal etc.
• Policy review for example updating Collections Policy and Mandate.
• Grant and Sponsorship applications and opportunities.
• CMOG (Community Museums Operating Grant) requirements were met, and reported on June 30, 2017 including supplemental Audited Financial Statements; once hearing of approval then time lines can be set.
• Marketing and Promotion including fall programming and events

H. Ridge reviewed the Program Report submitted by Jennifer Steen including monthly summaries, and Canada Day revenue and expense breakdown.

Moved by: S. Elhajjeh Seconded by: K. Warren

**THAT**: the profits from the day if any be divided 50% with the volunteer group that assists in the event by running the BBQ.

**MOTION CARRIED**

Our thanks noted to this year’s volunteer group, the Durham East 4-H Fundraising Club. There were a number of compliments on the very good service they provided on Canada Day. This year they will receive $235 as their share.

H. Ridge then presented the Curatorial Report for approval by the Collections Committee (Board) as recommended in agreement with Jennifer Steen.

Moved by: S. Middleton Seconded by: W. Woo

**THAT**: the donation of the Drum from Boys Training School be accepted into the collection, and a tax receipt be issued for the value as appraised.

**MOTION CARRIED**

Moved by: S. Middleton Seconded by: W. Woo

**THAT**: the donation of the ledger from Enniskillen General Store be accepted into the collection, and a tax receipt be issued for the value as appraised.

**MOTION CARRIED**
THAT: the donation of 6 chairs made in Bowmanville be accepted into the collection with a complete history for the archives.

MOTION CARRIED

Moved by: S. Middleton  Seconded by: W. Woo

THAT: the donation of a chart re: Unionization from Goodyear in Bowmanville be accepted into the archival collections, once certified.

MOTION CARRIED

Moved by: S. Middleton  Seconded by: W. Woo

THAT: the donation of legal documents and hats belonging to locals “Percy” & “Silver” recovered after being stored in a wooden box for over 100 years, be accepted into the archival collections.

MOTION CARRIED


Moved by: S. Middleton  Seconded by: K. Warren

THAT: the Executive Directors reports including the Financial Reports be approved as submitted

MOTION CARRIED

9. New Business:

Items covered in reports and discussions so nothing further.

10. In Camera:

W. Woo and S. Elhajjeh both excused themselves from the remainder of the meeting due to disclosures of interest.
Moved by: K. Warren Seconded by: S. Middleton

**That:** at 7:45 pm in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing the following matter that deals with b) personal matters about an identifiable individual, including municipal or local board employees, and d) labour relations or employee negotiations.

**MOTION CARRIED**

Discussion followed.

Moved by: K. Warren Seconded by: S. Middleton

**That:** at 8:20 pm the meeting move out of camera, returning to Open Session.

**MOTION CARRIED**

11. **Date and Place of Next Board Meeting:**

The next meeting if required during the summer, will be held Wed. Oct. 11th, 2017 at 7 p.m.

Location: Town Hall, Room 1A if available.

12. **Adjournment:**

S. Middleton moved the meeting be adjourned at 8:29 p.m.

Minutes for the meeting of the Clarington Museums and Archives Board have been accepted and approved on ________________________________

______________________________  ________________________________
Chair, Executive Director,
Clarington Museums and Archives Board Clarington Museums and Archives
Report to Council Meeting of October 10, 2017

Subject: General Government Committee Meeting of Monday, September 25, 2017

Recommendations:

1. Receive for Information
   (a) 8.1 Minutes of the Bowmanville Business Improvement Area dated June 13, 2017 and September 12, 2017
   (b) 8.2 Minutes of the Newcastle Village Community Hall Board dated April 18, 2017 and May 16, 2017
   (c) 8.3 Minutes of the Newcastle Business Improvement Area dated August 10, 2017 and September 14, 2017
   (d) 8.4 Minutes of the Central Lake Ontario Conservation Authority dated September 19, 2017
   (e) 8.5 Ralph Walton, Regional Clerk and Director of Legislative Services, The Regional Municipality of Durham - Protecting the Automotive Sector during Upcoming North American Free Trade Agreement Negotiations
   (f) COD-017-17 Contract Awards During Council Recess

2. Sheila Hall, Executive Director, Clarington Board of Trade, Regarding an Economic Development Update

That the delegation of Sheila Hall, Executive Director, Clarington Board of Trade, regarding an Economic Development Update, be received with thanks.
3. Sandra Gajewski, Request to Amend the Responsible Pet Owners’ By-law 2013-024, Regarding Leash Free Area

That the Communications Item 9.2 be received;

That staff be directed to change the signage at the off leash dog park to designate that the small dog area be restricted to a height of no more than 12 inches and a weight of 20lbs or less for any dog entering the designated small dog area; and

That the Responsible Pet Owners’ By-law 2013-024 be amended to add wording along the lines of the following:

“To not allow a dog to enter a designated off leash area except in accordance with the posted conditions of use”.

4. Community Care Durham - Request for Additional Lease Space at Garnet B. Rickard Recreation Complex

That Report CSD-008-17 be received;

That Council approve the request from Community Care Durham to expand their leased space at the Garnet B. Rickard Recreation Complex;

That the funds in the amount of $55,400.00 needed to front end the cost of the renovations to expand the leased space be drawn from the General Municipal Reserve Fund;

That the Mayor and Clerk be authorized to sign a lease amending agreement substantially in the form attached to Report CSD-008-17 (Attachment 3) to extend the current term and provide for the recovery of the actual renovation costs; and

That Community Care Durham be advised of Council’s decision.

5. Water Distribution System and Reusable Water Bottles

That Report OPD-008-2017 be received;

That Council direct staff to implement Option A, being the rental of a system to distribute water at special events and festivals; and

That Council direct staff to include the corresponding amount for Option A in the 2018 budget, to be considered during budget deliberations.
6. Appointment of Private Parking Enforcement – OPG

That Report CLD-018-17 be received;

That the By-law attached to Report CLD-018-17, as Attachment 1 to Report CLD-018-17, be approved; and

That all interested parties listed in Report CLD-018-17 and any delegations be advised of Council's decision.

7. Supply, Delivery & Installation of Trees and Stump Grinding

That Report COD-015-17 be received;

That Maple Lane Nurseries with a total annual bid amount of $76,529.63 (Net HST Rebate) being the lowest compliant bidder meeting all terms, conditions and specifications of Tender CL2017-25 be awarded a three year contract for the supply, delivery and installation of trees and the stump grinding service as required by the Operations Department;

That pending satisfactory pricing and service, the Purchasing Manager be given authority to extend the contract for this service for up to two additional one year terms;

That the funds required for this project in the amount of $76,529.63 (Net HST Rebate) be drawn from the following account: Contract - Grass Cutting #100-36-325-10115-7155 $76,529.63; and

That all interested parties listed in Report COD-015-17 and any delegations be advised of Council's decision by the Department.

8. Seniors & Physically Disabled Sidewalk & Windrow Snow Clearing Services

That Report COD-016-17 be received;

That B&D Tractor Services with a total negotiated annual bid amount of $275,161.08 (Net HST Rebate) being the lowest compliant bidder meeting all terms, conditions and specifications of Tender CL2017-32 be awarded a two year contract for the supply of all necessary labour, equipment and materials to provide winter maintenance – snow clearing, sanding, salting, ice removal and windrow removal for the Senior Citizen's & Physically Disabled Program as required by the Operations Department;
That pending satisfactory pricing and service, the Purchasing Manager be given authority to extend the contract for this service for up to three additional one year terms;

That Council approves the additional funds required for the two year term and the subsequent funds for the three additional one year terms; and

That all interested parties listed in Report COD-016-17 and any delegations be advised of Council’s decision by the Corporate Services Department.

9. Cedar Crest Beach Update

That Report CAO-009-17 be received; and

That the cost to complete the study commissioned by the Central Lake Ontario Conservation Authority in 2004 – the Port Darlington (West Shore) Damage Centre Study - be financed from the Westside/Bowmanville Marsh Reserve Fund with an upset limit of $50,000.

10. Comprehensive Asset Management Plan

That Report FND-014-17 be received;

That the 2017 Comprehensive Asset Management Plan for the Municipality of Clarington, be received to comply with funding agreements; and

That a further update be forthcoming once the new regulations are implemented.

11. Information Technology Strategic Plan (2017 – 2022)

That Report CAO-008-17 be received;

That Council endorse the Information Technology Strategic Plan (2017 – 2022) to recognize and promote the significant role that information technology plays in relation to effective and efficient service delivery throughout the Corporation;

That the CAO be authorized to fill the vacant Network Support Technician position identified in the approved 2017 Municipal budget; and

That the CAO be authorized to proceed with the recommendation in the Plan to realign IT Division responsibilities in part by reclassifying the existing Security Specialist to a Network Administration Supervisor at an approximate 2017 impact of $2,000 (annualized cost of approximately $8,700).
12. Land Acquisition Strategy, July 2017

That Report FND-013-17 be received; and

That Council approve the Land Acquisition Strategy dated, July 2017, as amended, as the guide for acquiring land and budgeting for its acquisition.

13. Confidential Matter Regarding Report FND-013-17, Land Acquisition Strategy, July 2017 - Pending Acquisition or Disposition of Land

That Resolution #CG-08-17, passed in Closed Session, be ratified.
Report to Council Meeting of October 10, 2017

Subject: Planning & Development Committee Meeting of Monday, October 2, 2017

Recommendations:

1. Receive for Information
   
   (a) 10.1 Eddy Chan, Director, Land Development, Delpark Homes – Regarding An Application by South Bowmanville Limited (Delpark Homes) to rezone the lands to facilitate the creation of two additional lots for the construction of single detached dwellings
   
   (b) 10.2 Ralph Walton, Regional Clerk/Director of Legislative Services, The Regional Municipality of Durham – Regarding Motion on Cannabis Legislation

2. An application by Eiram Development Corporation to amend the Zoning By-law to Permit a Development that Consists of 59 Townhouses and a Mixed-use Building at the South-West Corner of Mearns Avenue and Concession Road 3, Bowmanville

   That Report PSD-065-17 be received;

   That the proposed application for Zoning By-law Amendment ZBA 2017-0020 continue to be processed including the preparation of a subsequent recommendation report;

   That staff consider the public comments received in the further processing of the Zoning By-law Amendment application submitted by Eiram Development Corporation to permit the mixed-use development; and

   That all interested parties listed in Report PSD-065-17 and any delegations be advised of Council’s decision.
3. A Revised Rezoning Application by 1891211 Ontario Limited to Permit Three Apartment Buildings Containing 425 Dwelling Units, Bowmanville West Urban Centre

That Report PSD-066-17 be received;

That the revised application to amend Zoning By-law 84-63 submitted by 1891211 Ontario Limited continue to be processed including the preparation of a subsequent report; and

That all interested parties listed in Report PSD-066-17 and any delegations be advised of Council’s decision.

4. Applications by High Street Courtice Inc. to amend the Clarington Official Plan and Zoning By-law to permit a 464 unit residential development along Courtice Main Street

That Report PSD-067-17 be received;

That Amendment No. 113 to the Courtice Main Street Secondary Plan as contained in Attachment 1 of Report PSD-067-17 be adopted;

That the application to amend the Zoning By-law submitted by High Street Courtice be approved and that the Zoning By-law contained in Attachment 2 to Report PSD-067-17 be passed;

That, once all conditions contained in the Official Plan and the Zoning By-law with respect to the removal of the (H) Holding Symbol are satisfied, the By-law authorizing the removal of the (H) Holding Symbol be approved in phases if necessary;

That the Director of Engineering Services be authorized to negotiate lease arrangements with High Street Courtice Inc. for a sales pavilion on the lands identified as “Proposed Municipal Parking Lot” on Figure 1 and report back to Council;

That Planning Services Department be authorized to undertake a Master Block Plan for the remaining parcels on the east side of Darlington Boulevard;

That the Durham Regional Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-067-17 and Council’s decision; and
That all interested parties listed in Report PSD-067-17 and any delegations be advised of Council’s decision.

5. Declaration of Surplus Property on the East Side of Farewell Creek in Response to a Request by Courtice High Street Inc.

That Report PSD-068-17 be received;

That Council declare approximately 0.18 hectares of the property shown in Figure 1 of Report PSD-068-17, as surplus and offered to the adjacent property owner at terms to be negotiated including natural heritage enhancements; and

That all interested parties listed in Report PSD-068-17 and any delegations be advised of Council’s decision.

6. Comments on Region of Durham Tree By-law, Five Year Review

That Report PSD-070-17 be received;

That Council endorse the comments provided on the Region of Durham Tree By-law, Five Year Review;

That Report PSD-070-17 be sent to the Commissioner of Planning and Economic Development for the Region of Durham; and

That any interested parties or delegations be advised of Council’s decision.


That Report PSD–071-17 be received; and

That the Director of Planning be authorized to execute cost-recovery funding agreements for subwatershed planning studies.

8. Update of the Secondary Plans and Zoning for the Bowmanville West Urban Centre and the Bowmanville East Urban Centre

That Report PSD-072-17 be received;

That staff be authorized to undertake a review of the Bowmanville West Urban Centre Secondary Plan and the Bowmanville East Urban Centre Secondary Plan and to issue the appropriate requests for proposal; and
That all interested parties listed in Report PSD-072-17 be advised of Council’s decision.

9. Extension to Draft Approval for 19 Estate Residential Lots

That Report PSD-073-17 be received;

That the extension to Draft Approval for 18T-89007 be supported subject to the Conditions as contained in Attachment 1 to PSD-073-17;

That the Durham Regional Planning and Economic Development Department, Municipality of Port Hope and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-073-17 and Council’s decision; and

That all interested parties listed in Report PSD-073-17 and any delegations be advised of Council’s decision.
Report To: Planning & Development Committee

Date of Meeting: October 2, 2017

Report Number: PSD-069-17 Resolution:

File Number: PLN 25.1.55 By-law Number:

Report Subject: Renaming of the North Portion of Port Darlington Road to East Shores Drive

Recommendations:

1. That Report PSD-069-17 be received;

2. That staff be authorized to take appropriate steps for the renaming of the portion of Port Darlington Road from Lake Road and to the south boundary of the Hydro One Corridor, as East Shores Drive;

3. That affected property owners and business tenants receive a goodwill payment recognizing the inconvenience and time associated with the street name change identified in Report PSD-069-17;

4. That a copy of this report and Council’s decision be forwarded to the Durham Regional Police Service and the Durham Regional Planning and Economic Development Department; and

5. That all interested parties listed in Report PSD-069-17 and any delegations be advised of Council’s decision.
Report Overview

The conclusions of the Port Darlington Road Environmental Assessment has resulted in a continuous arterial road that extends from Lake Road curves into the Hydro One corridor and connects to an approved street in the Lakebreeze subdivision. This optimal alignment includes the north segment of Port Darlington Road. The southerly segment of Port Darlington Road will connect at an intersection with the new arterial road. It is proposed that the northerly segment of Port Darlington Road be renamed East Shores Drive, which would provide for a consistent name for this new road from Lake Road to its terminus at the south.

1. Background

1.1 Port Darlington Neighbourhood is currently being developed by Kaitlin under the market name Lakebreeze. It will eventually include approximately 1900 residences and 3000 people. The Neighbourhood Secondary Plan provided for a new Type C arterial road to access the neighbourhood utilizing the Hydro One corridor, thereby providing for an efficient transportation link to the new neighbourhood from Lake Road and minimizing traffic using the substandard zig-zag alignment of the existing Port Darlington Road near the marina.

1.2 The new road was anticipated to connect to Port Darlington Road at a 90 degree T-intersection south of West Beach Road intersection. Within the Lakebreeze subdivision, this road connection has been named East Shores Drive.

2. Port Darlington Road Environmental Assessment

2.1 Engineering Services Department has been undertaking an Environmental Assessment for this new road. In July 2016, five optional alignments for this new road were presented at a PIC. The alignment scenarios all provided for realigning West Beach Road to connect with East Shores Drive with a roundabout at Port Darlington Road. Alternative 1 is shown in Figure 1 below.
2.2 After further study, a new and preferred alignment was determined that provided for an alignment along the south side of the corridor rather than the north side. The revised alignment was to accommodate concerns of Hydro One to avoid high voltage towers but it also minimized the impacts on private property, impact on wildlife habitat, provided better traffic flow and means fewer changes to the intersection with West Beach Road. The revised alignment incorporates a continuous route from Lake Road through the hydro corridor and into the plan of subdivision. The southerly segment of Port Darlington Road connects at a T intersection on the curve. (See Figure 2 below).

2.3 The new alignment has resulted in a reconsideration of the street names for the area.
3. Discussion

3.1 From a street-naming perspective, this is somewhat akin to the current situation for Waverley Road. In staff’s view, it would be better for the continuous route, which will carry the majority of the traffic into the new neighbourhood, to have the one name. It is also important that Port Darlington Road be maintained as the road that passes through the historic Port Darlington. It is thus proposed that the north end of the existing Port Darlington Road from Lake Road to the Hydro Corridor be renamed East Shores Drive, connecting through the hydro corridor to the street within the Lakebreeze plan of subdivision.

3.2 One residential property and three industrial properties would be affected by the street renaming. The street numbers would be unaffected. Property owners and tenants would receive a goodwill payment for the inconvenience and time associated with the street name change. The segment of the proposed renaming is shown on Figure 3.

Figure 3: The Entire Route of the New Street
3.3 Through previous staff report PSD-020-16, Council authorized the use of nautical names for the Lakebreeze development. Additionally, staff were authorized to take appropriate steps to rename Port Darlington Road to Port Darlington Boulevard as it connected to form a continuous waterfront promenade from Port Darlington to Bennett Road. At the Environmental Assessment PIC, there was opposition to changing the suffix.

3.4 One other direction from PSD-020-16 was the renaming of a connecting portion of East Beach Road that was constructed to facilitate the new waterfront park to Port Darlington Road. This provides for a continuous use of Port Darlington Road across the Bowmanville waterfront from the Bowmanville Creek to Bennett Road. The street renaming results address renumbering for four properties.

3.5 Following authorization, staff will take the next steps to:

- Circulate the proposal to the Region for their comments;
- Hold a Public Information Centre for area residents at Port Darlington Marina on October 25th, 2017; and
- Schedule a Public Meeting at the Planning and Development Committee for November 13th to receive public input on the recommended street name changes.

4. Conclusion

The development of the Port Darlington Neighbourhood necessitates the introduction of a minor arterial road to optimize the transportation system. The Environmental Assessment has concluded that a continuous arterial road extend from Lake Road through the Hydro One corridor to the Lakebreeze subdivision. It is proposed that the existing segment of Port Darlington Road at the north end be renamed to East Shores Drive to provide a continuous street name from top to bottom.

5. Strategic Plan Application

Not applicable.
The following is a list of the interested parties to be notified of Council’s decision:

Lino Trombino, Durham Planning & Economic Development
Sue Sartain, Durham Regional Police

Staff Contact: Bob Russell, Planner II, 905-623-3379 ext. 2421 or brussell@clarington.net
Attn: Mayor Foster & Members of Council

Re: Official Plan Amendment Application (COPA 2016-0004)
    Zoning By-law Amendment Application (ZBA 2016-0024)
    High Street Courtice Inc.

Weston Consulting is the planning consultant for High Street Courtice Inc., the applicant for the Official Plan Amendment and Zoning By-law Amendment applications for the lands municipally addressed as 1475-1495 Highway 2 and 13-15 Darlington Boulevard (herein referred to as the subject lands).

Pursuant to the Planning and Development Committee meeting of October 2nd, 2017, and its decision to endorse recommendations 1, 2, 3, 5, 6, 7, 8, 9 of report number PSD-067-17, which we support, the intent of this letter is to provide the basis for our recommendation that Council support recommendation 4, which stated that the Darlington Boulevard Access be permitted on a temporary basis until such time as traffic signals are installed on Highway 2.

We strongly encourage that Council consider adopting recommendation 4 with certain modifications provided below in order to permit temporary access to Darlington Boulevard. We propose that Council impose the following conditions and/or modifications to the recommendation as we believe the concerns expressed by members of the Committee will be resolved through the addition of the following:

    That the Darlington Boulevard Access be permitted on a temporary basis until such time as traffic signals are installed on Highway 2 and that the Municipality:

1) Require securities from the proponent to ensure the access is closed and landscaped at an appropriate point in the development process;

2) A dwelling unit maximum threshold be established that would require the closing of the temporary access. It is proposed that the unit threshold would be following the occupancy of Building C and Building B and the 80 townhouse dwelling units; equating to 357 dwelling units; and,

3) The owner and the Municipality jointly advocate for the earliest construction/installation of a fully signalized access to Highway 2.
The above noted conditions could be implemented by Council resolution and through site plan obligations, enforceable by the Municipality of Clarington. The proposed conditions would provide the Municipality appropriate mechanisms to enforce the temporary nature of the access to Darlington Boulevard and allay concerns by the residents as well as address an interim need for access by the proponent.

Please contact the undersigned at extension 241 or Nolan Moss at extension 254 should you have any questions or require any additional information.

Yours truly,
Weston Consulting
Per:

Ryan Guetter, BES, MCIP, RPP
Senior Vice President

C.

Clients
Anne Taylor Scott, Municipality of Clarington
David Crome, Municipality of Clarington
Carlo Pellarin, Municipality of Clarington
Suzanne Reiner  
35 Darlington Boulevard  
Courtice, Ontario L1E 2J8  
October 6th, 2017  

Members of Council  
Municipality of Clarington  
40 Temperance Street  
Bowmanville, Ontario L1C 3A6  

RE:  
Development Application by High Street Courtice Inc., File COPA 216-0004 and ZBA 2016-0024  

Dear Mayor and Council,  

I am discouraged by the application process for the High Street Courtice Inc development proposal. Support and advice from this municipality was little and I had to go elsewhere for answers. If it is the intent of this municipality to encourage residents to become involved, be included in this whole process and have a voice, I do not believe that it was positive.  

This process favours the developer and did not take my concerns or considerations seriously.  

1. **Re-zoning:**  
   It seems that the Official Plan does not apply to the properties on Darlington Blvd. “*Respect and reinforce the physical character of the established neighbourhood having regard to the pattern of lots, streets and blocks, the size and configuration of lots, building types of nearby properties, the height and scale of buildings and the setback of buildings from the street, rear and side yards*”.  

   The fact that the west side of Darlington Blvd has 200’ deep lots is off no significance.  

   It was stated that Darlington Blvd is a “A Neighbourhood in Transition” therefore new development to integrate into the existing neighbourhood need not apply in this case because this street is not the norm for urban areas.  

   Report PSD-067-17 states that Darlington Blvd was not built as part of an urban neighbourhood and that transformation from rural area rather than integration is staff’s recommendation. Again, I believe that this statement was created to align this staff’s recommendation to this proposal.  

   The statement from the report on page 19 “This project will allow for a greater diversity of housing types” is misleading. Homes on large lots (200’ to 350’) are a housing type that is not recognized as significant and this project is removing them from the community.  

2. **Vehicular Access:**  
   I opposed vehicle access from Darlington Blvd into the development.  

   Paradigm report recommends that the Darlington Blvd access be eliminated.
Though I do not begrudge my future new neighbours, they seem to have more rights than I do. These future residents are given more consideration for their inconveniences than the existing residents. Page 22: “An access to Darlington Boulevard would provide better choice for these future residents”.

3. **Concept Plan / Master Block Plan**

I do not support the undertaking of a Master Block Plan for the remaining parcels on the east side of Darlington Blvd.

To what purpose would it serve?

Should zoning changes for properties #11, #13, and #15 be approved, then the developer’s concept plan will follow. I believe that the properties in the High Street Courtice Concept Plan (#5, #7 and #9) are exempt from the Master Block Plan.

In the past, the developer who owns property #43 Darlington Blvd has submitted his own concept plans for a 25-unit sub-division. I also believe that these properties will be exempt from the Master Block Plan?

So, the remaining lots on the east side will be few. Respectfully, should Council be wasting tax payer money and staff time on a Master Block Plan?

Staff does not support a comprehensive block plan before development on Darlington Blvd is approved. The reason given is the current stage of this application. This statement only reinforces my remarks that this development is rushed, that we, the residents, have not been included in any planning or pre-planning decisions regarding the properties on Darlington Blvd and that many of our concerns remain unanswered.

I ask Council to seriously consider the alternatives I have presented recently:

- The request to amend the Official Plan and Zoning By-Law pertaining to Darlington Blvd. properties #11, #13 and #15 should not be approved until a concept plan is undertaken.

- Separate High Street Courtice into two development proposals and deal with each individually.

Sincerely yours,

Suzanne Reiner
Presentations & Handouts
Concerns with the Drainage and Swale Related to 42 Mill Lane and Lot 32 the Proposed Delpark Homes Development

Rob Tompkins/Dawn Wheeler

October 10, 2017
42 Mill Lane Drainage Issues & Other

Water drainage path with the 2 added properties.
42 Mill Lane Drainage Issues & Other

Water drainage path **without** the 2 added properties.
Lot 32 – Dying Trees
Lot 32 – Water Drainage Issues
Lot 32 – Water Drainage Issues

Picture shows rain buildup 12 hours following a rain storm. This is without all of those property swale’s being directed down through Lot 32.
Massive Rocks on Lot 32
Conclusion/Questions