

## Minutes - The Blue Mountains Council Meeting



**MEETING DATE:** March 26, 2008

**LOCATION:** Beaver Valley Community Centre

**PREPARED BY:** Stephen Keast, Clerk

### A. Call to Order

- Deputy Mayor McKinlay called the meeting to order with all members in attendance save Mayor Anderson and Councillor Martin, absent due to previous commitments.
- Council then paused for a moment of Personal Prayer or Reflection.
- Approval of Agenda  
Moved by: John McKean                      Seconded by: Cameron Kennedy  
THAT the Agenda of March 26, 2008 be adopted as circulated, including any items added to the Agenda, Carried.
- As an addition to the Agenda, the Clerk noted a By-Law addressing the transfer of land to Blue Mountain Resort in exchange for a municipal servicing easement as previously arranged in 2004 was required to be considered at this time so as to allow finalization of the exchange.
- No member declared a pecuniary interest with any matter as listed on the Agenda.
- Adoption of Consent Agenda  
Moved by: John McKean                      Seconded by: R. J. Gamble  
THAT the Consent Agenda of March 26, 2008 be adopted as circulated, save and except Items G.3, G. 4 and G.6., Carried.  
  
Councillor Martin then attended the meeting.
- Previous Minutes  
Moved by: R.J. Gamble                      Seconded by: John McGee  
THAT the Council minutes of March 10, 2008 and Planning Council minutes of March 17, 2008 be adopted as circulated, including any revisions to be made, Carried.

### B. Deputations/Presentations

**7:05 p.m.** - Next as Grey County Warden Kevin Eccles and Grey County Chief Administrative Officer Gary Wood were in attendance it was Council's pleasure to hear them regarding various County matters.

Warden Eccles then noted the County budget is nearly finalized with an anticipated 1.98% increase.

Kevin then noted the County would assume 11.5 km of Town roads as Grey Road 119 in 2008, hopefully easing traffic flows in and out of the Town of The Blue Mountains.

Kevin further noted it was hoped the Grier Creek Bridge would proceed this year as a partnered project, together with the Grey Road 19 roundabout.

Kevin noted discussions regarding an EMS station in the Town were still proceeding.

Kevin further noted the comprehensive Traffic Management Study would proceed as a partnered project of the County, Town and Ministry of Transportation.

Kevin then noted County Council had received the Growth Management Study and appreciated the input and concerns of the Town, the Study now allowing the 5 year Official Plan review to proceed, hopefully to be completed this year.

Kevin then noted cooperation between Town Purchasing Manager Sherri Adams and the County in preparing various roads tenders.

Kevin then noted the County is heavily involved in economic development, with several groups coming forward in discussions, noting a retreat would be held at Blue Mountain Resorts to discuss strategies to proceed.

Kevin then noted a Warden's Forum would again be held.

Deputy Mayor McKinlay then noted the increased cooperative efforts are a sign that things have changed positively in terms of the relationship between the County and the Town with many partnered projects having evolved and are progressing.

Councillor Gamble then noted concern with the significant Town levy paid to the County, adding he is glad to see the re-investment of County funds in the Town through various County and partnered projects.

Bob then noted the Town paid 25% of the total County levy as 1 of 9 member municipalities.

Bob then noted previous Council concerns with Grey Roots operations and questioned plans to review operating costs.

Deputy Mayor McKinlay then spoke as a County Councillor, noting a Business Plan had been considered both with regard to revenue and costs as well as heritage value to the community.

Duncan then noted visitorship has increased as has learning programs and initiatives.

Duncan further noted County Council has increased recognition of the contribution made from this part of the County, and reinvestment has increased into our community.

Warden Eccles then noted donations to the Grey Roots Heritage artifact collection had greatly increased, Duncan noting volunteers had been recruited to work in the Heritage Village performing interpretative work.

Duncan then referred to existing tourism partnerships with the County.

Councillor McKean then questioned an update on the Grey-Bruce Townline project, Warden Eccles replying the project was coming in over budget with an expected completion date in 2009, if both Bruce and Grey Counties could obtain infrastructure funding, noting the recent Provincial budget made reference to additional infrastructure funding being put in place.

Kevin noted the final southern 4.5 km portion of the project would be of lesser cost to complete, noting existing COMRIF funding has been exhausted.

Councillor Martin then noted tourism promotion requires cooperation among local groups, with Planning efforts as well benefiting in a cooperative manner.

Michael continued that it is critical to understand the growth and population statistics of the Town, which results in infrastructure requirements to meet peak time demands, adding it is recognized that second homes are no longer used for two weeks per year.

Michael then noted the municipalities should be proactive in the application of development charges to assist in addressing infrastructure requirements, as a tool given municipalities by the Province.

Councillor Kennedy then noted concern with growth projections and population statistics as considered by the County in Growth Management, noting Blue Mountain Resort was approaching 1,000,000 visitors per year and infrastructure funding was required to address that volume of use.

Duncan then spoke as County Councillor, noting the comprehensive transportation study was a good example of a cooperative project, to be examining vehicular traffic within the Town and County which will reflect our transportation infrastructure needs.

Warden Eccles then noted he believed the County and Town Staff were in agreement on population statistics, adding the Province considered infrastructure funding based on permanent population, Kevin noting the former Glenelg Township is 50% non-permanent residents and a mind-shift would be required at the Provincial level to address this matter.

Councillor Gamble then noted municipalities could work together in seeking improved gasoline tax funding to better reflect infrastructure requirements, Kevin agreeing.

As no one further wished to speak, Deputy Mayor McKinlay thanked Warden Eccles and CAO Wood for attending and reviewing the County – Town relationship.

Warden Eccles then thanked Council and noted appreciation for the Town's input at County Council and retired from the meeting.

### **7:30 p.m. 2008 Proposed Water and Wastewater User Rates**

Deputy Mayor McKinlay then called the scheduled public meeting to order and gave notice that a Public Meeting will be held to receive and consider comments provided by members of the public in writing or in person at the Public Meeting. Duncan further noted it is intended that a By-law to impose fees and charges for the supply of water and for the use of a sewage system will be passed at the Council meeting of April 7, 2008.

Director of Finance Rob Cummings then reviewed water and wastewater rate considerations to date.

Rob noted the 2008 water and wastewater budget fact sheet showed proposed charges for a typical 180m<sup>3</sup> user with a 14% increase in water charges and a 11% decrease in wastewater charges, as well for users on the large 1½" meter.

Rob noted users with a greater consumption rate will pay more, adding long term replacement of infrastructure needs requires further study.

Rob then noted that 75% of water users have wastewater service.

Deputy Mayor McKinlay then asked if any member of the public had any questions

Stan Holba then spoke, noting utility rates are consistently higher than in Mississauga and questioned why, and how do our rates compare locally. Duncan then replied, noting the nature of the Town system is different from that of a compact, dense urban area, the system stretching 13 km across the Town, with a shallow overburden over bedrock increasing the cost of any construction.

Duncan then replied regarding comparable rates, noting that The Blue Mountains is higher than area municipalities, adding that the area municipalities are reviewing their rates to consider long term replacement costs that need to be included in the rates, something the Town has already done.

Stan then noted his bill has increased \$600 from his last water bill from last June and questioned if water leaks were located, what would result. Duncan noted an appeal process was in place for extreme circumstances, Rob noting toilet leaks were the most prevalent.

Duncan noted that any leaks identified within private property could be identified by Town Staff, adding that such leaks would be the responsibility of the landowner to repair.

Brian Atkinson of 143 Birchview Trail then spoke, noting he did not have wastewater service and would be paying the increase on the water rate, proposing the two systems be combined to alleviate the increase.

Brian then proposed public meetings be held on Saturdays to allow non-residents to attend.

John Pineo, President of Georgian Woodlands Ratepayers Association and Acting President, Blue Mountain Ratepayers Association then spoke, questioning the date of passing of the By-Law, Duncan replying it would be considered on April 7, 2008 together with a written report on submissions received.

Duncan further noted a response to previous Blue Mountain Ratepayers Association correspondence had been forwarded from Town staff.

John then noted in 2007 his sewer and water rates increased 40%, noting significant financial reserves were already in place within the system.

Duncan then noted reserves are required for long term replacement of existing infrastructure and capital asset programs currently underway to determine more

precisely the estimated values, a 25% replacement value for what would be required for water and 60% for wastewater currently in place.

John then noted when residential water meters were installed it was stated by Council that results would be revenue neutral and that has not been the case.

Duncan then noted practice is to take the total infrastructure cost required and divide it among the users, with Council committed to further study of user characteristics and flows as more information becomes available.

John then questioned if the Town was attempting to allocate unmetered flow within the system, Duncan noting programs were in place to examine for leaks, adding not all unbilled water is considered waste, for example flushing of hydrants.

John then requested a report on leak assessment and identification.

Michael Seguin then spoke, noting concern with transfers to reserves, adding it appears that 31% of billings is being transferred and referred to an earlier Resolution to transfer funds from the administration building project to equipment and system upgrade reserves. Mike then noted concern with any transfers from water and wastewater billings for administration building requirements and questioned if funds are in fact being put in reserves for the administration building from utility billings.

Rob then noted that the 2008 budget does not include any water or wastewater funding toward the administration building project.

Rob then clarified \$905,000 is being transferred to capital projects.

Mike then stated funding from water and wastewater billings for any administration building project would be of concern for ratepayers, Duncan noting that water and wastewater functions would either pay a capital contribution or annual charges for building space needs.

Don Braden then spoke on behalf of the Blue Mountain Village Association, noting correspondence earlier forwarded.

Carol Maxwell, resident of Duncan Street then spoke, noting she had purchased her home and installed new toilets and taps and water consumption was not reduced, then questioning if a standard rate is used.

Rob then noted that calculation of billing is based on water consumption.

Duncan then noted there is a standard base rate equalling 30% of system needs, the remainder based on meter readings and consumption.

Carol then stated that her consumption rate should have gone down, Duncan replying that Council did not know all related information and questioned if there might be other leaks.

Carol then questioned if residents are subsidizing golf course water use, Duncan replying treated water delivered through a meter would not be used due to cost as the rate goes up with increased usage. Duncan continued that golf courses typically use stormwater collected in ponds for irrigation, adding there may be sprinklers operating for local use on landscaping features.

Manager of Water and Wastewater Services John Caswell then noted one local golf club has an arrangement with a ski club to take water from Georgian Bay, other courses collecting water for irrigation in stormwater ponds.

Councillor Gamble then noted there seems to be some confusion among system users, noting in 2006 a fixed rate of \$240.00, in 2007 the system needing 35% more funds to meet requirements, which happened to be the year that metering was implemented and if a 2007 metered rate was approximately \$300, it would equate to the previous fixed rate featuring the 35% increase.

Councillor Kennedy then noted the water and wastewater systems are totally separate systems and operations.

Deputy Mayor McKinlay then thanked those in attendance and as no one further wished to speak, declared the Public Meeting to be adjourned.

**7:40 p.m.** Next as Sarah Newton and Fran Bouwman of the Community for Youth Coalition were in attendance it was Council's pleasure to hear them regarding the activities of the Coalition.

Sarah noted the Coalition attempts to form partnerships with other organizations to establish youth initiatives in the Town of The Blue Mountains and Municipality of Meaford.

Sarah noted programming encouraged interaction with local youth to better engage them in the community, adding the Coalition is working toward a community that values all youth and listens to the needs of youth through use of focus groups.

Sarah then reviewed asset checklists for youth and for parents to gauge satisfactory and lacking youth opportunity.

Fran then reviewed work of the Coalition to date, noting the Coalition attempts to eliminate overlap in programs and conduct events for youth in the community.

Sarah then reviewed an event planned for April 3, including student performances and a keynote speaker.

Councillor Martin then thanked Sarah and Fran for attending and suggesting Council consider Report D.1 at this time.

#### D.1 Community Youth Initiative, DOR.08.12

Director of Recreation Shawn Everitt then reviewed Report DOR.08.12, noting the Town Community Youth Initiative would work with the Youth Coalition through retaining a contract Youth Advisor and recruiting a co-op student to assist.

Councillor Gamble then questioned reference to the Advisor facilitating community events, Shawn noting it was intended the Advisor would assist in organizing such events with partner groups.

Councillor Martin then noted it was important to develop a strong sense of community for youth and build on community sustainability and safeguarding the environment through youth and local government.

Deputy Mayor McKinlay then questioned if a May to November Advisor position would work out with regard to a co-op student placement, Shawn replying that hopefully the Advisor position would continue with the Trillium funding.

Council then dealt with the following Resolution:

Moved by: Michael Martin      Seconded by: Cameron Kennedy

THAT Council receives Staff Report DOR.08.12, Community Youth Initiative and approves staff to proceed with further developing the Community Youth Initiative by;

- a) Hire a Contract Youth Advisor for 30 weeks who would assist in the development of the Community Youth Initiative and that the positions primary mandate is to engage youth in local government; and
- b) Recruit a Co-op Student through Georgian Bay Secondary School to work with the Contract Youth Advisor to develop an Action Plan, Carried.

### **C. Correspondence as previously circulated**

Councillor Gamble then spoke to Item C.2, AMO Alert on infrastructure funding, noting funding was based on permanent population figures but the program was based on the principle of sustainable infrastructure, part of the Town's difficulties based on the contrast between the two statements.

Council then dealt with the following Resolution:

Moved by: R. J. Gamble      Seconded by: Cameron Kennedy

THAT this Council does hereby receive the Correspondence of March 26, 2008 and further does support the Staff Recommendation made with regard to the Correspondence items, including any additional direction given to Staff through discussion, with an appropriate Staff action or response awaited for report back to Committee or Council where indicated, Carried.

### **D. Motions and Staff Reports**

#### **D.2 Community Volunteer Awards, CEDC.08.08**

Councillor McKean questioned when the selection process will take place, Community & Economic Development Coordinator Lisa Kidd noting it will take approximately five hours over two meetings with some additional review.

Council then dealt with the following Resolution:

Moved by: Michael Martin      Seconded by: John McKean

That Council appoint two members of Council, being Mayor Ellen Anderson and Councillor John McGee, to participate as Judges for the Community Volunteer Awards Selection Process, Carried.

#### **D.3 Lake Drive Tender, EPW.08.39**

Councillor Gamble then questioned if there would be utilization of information collected to date by the new consultant, Manager of Water and Wastewater Services John Caswell replying yes.

Council then dealt with the following Resolution:

Moved by: Michael Martin      Seconded by: John McKean

THAT Council approve retaining C.C. Tatham & Associates to provide engineering services for the Lake Drive Water & Wastewater Servicing Extension Project in the amount of \$100,513.00 consisting of \$85,513.00 upset fee estimate plus \$15,000.00 contingency fee, as outlined in Report EPW.08.39; and

THAT the Mayor and Clerk be authorized to execute the Engineering Agreement.

In speaking to the Motion, Councillor Kennedy questioned costs in comparison to other tenders, John Caswell noting the recommended tender was considered the most competitive among the tenders submitted, the previous firm not comparable to the present due to time and inflation.

John further noted the fees are competitive with other current projects.

Council then voted on the Resolution, Carried.

**D.4 Proposed 2008 Water and Wastewater Rates - Comparisons – 1 ½” meter customers, FS.08.12**

Council then dealt with the following Resolution:

Moved by: R.J. Gamble      Seconded by: John McGee

THAT Council does receive Staff Report FS.08.12 “Proposed 2008 Water and Wastewater Rates - Comparisons – 1 ½” meter customers” for their consideration in finalizing the 2008 Water Consumption Charges and Sewage System Use Charges.

In speaking to the Motion, Councillor Kennedy noted concern with the current commercial rates being double that of the area municipalities in an era of trying to keep businesses in Town.

Deputy Mayor McKinlay then questioned if there was desire to increase household costs to reduce commercial rates, Cam noting area residents might have to travel further for their commercial needs if the business community erodes.

Councillor Gamble then questioned if the Town was ahead of the curve in establishing required replacement reserves versus area municipalities, Duncan requesting staff further review the matter for later report and future consideration.

Councillor McGee then noted conservation is encouraged but larger commercial users were billed at the same rate and questioned if there should be attempts in encouraging conservation, Duncan noting Council may wish to have additional information when considering 2008 rates unless the 2007 By-Law was deferred.

Council then voted on the Resolution, Carried.

**D.5 Statement of 2007 Council Remuneration and Expenses, FS.08.08**

Council then dealt with the following Resolution:

Moved by: R.J. Gamble                      Seconded by: Michael Martin

THAT Council receive Staff Report FS.08.08, "Statement of 2007 Council Remuneration and Expenses" for information purposes, Carried.

**D.6 Town Owned Properties – Former School Board, County Road 19, PL.08.28**

Council then dealt with the following Resolution:

Moved by: John McGee                      Seconded by: John McKean

THAT Council receive Planning Staff Report #PL.08.28, "Town Owned Properties – Former School Board, County Road 19", for their information;

AND THAT Council supports staff taking additional steps of notification including the extension to the deadline for submissions of the Request for Expressions of Interest, Carried.

**D.7 2008 Summer Council Schedule, A.08.03**

Deputy Mayor McKinlay noted the upcoming AMO Conference on August 25 with several Council members attending, the Clerk proposing the matter be tabled to a subsequent meeting to allow for revision of the Report, Council concurring.

**D.8 Georgian Bay Destination Development (February 11, 2008 deputation)**

Council then dealt with the following Resolution:

Moved by: R. J. Gamble                      Seconded by: Cameron Kennedy

WHEREAS the Georgian Bay region contains a wealth of tourism assets including fascinating villages, towns and cities, heritage attractions, aboriginal cultural experiences, unsurpassed scenery, and historically significant places;

AND WHEREAS the 740 km loop around Georgian Bay has the potential to become an internationally recognized Tourism Icon Destination for Ontario;

AND WHEREAS the Georgian Bay Coastal Route initiative brings together tourism marketing organizations and industry stakeholders from around Georgian Bay, including The Town of The Blue Mountains to cooperatively foster the development of this tourism icon destination;

THEREFORE be it resolved the Council of The Town of The Blue Mountains supports the efforts of the Georgian Bay Coastal Route organization to develop and promote Georgian Bay as an Icon Destination and that Council calls upon the provincial and federal governments to provide financial assistance to ensure the continued development of this destination.

As Grey County Tourism Director Bryan Plumstead was in attendance, Deputy Mayor McKinlay invited him to speak to the Motion, Bryan recounting the Georgian Bay Coastal Route initiative.

Council then voted on the Resolution, Carried.

## **E. New and Unfinished Business**

### **E.1 Grey County Council Update**

7:05 Deputation, Warden Kevin Eccles, CAO Gary Wood

### **E.2 AMO Board of Directors Update**

None

### **E.3 Notice of Motion**

None

### **E.4 Additions to Agenda**

Council then dealt with Report LS.01.08, Swiss Meadows Waterline and attendance By-law as additions to the Agenda.

Council then dealt with the following Resolutions:

Moved by: Michael Martin      Seconded by: John McGee

THAT a By-law to authorize conveyance of certain stopped-up and closed road allowance lands to Blue Mountain Resorts, at an appraised value equal to the value of servicing easements granted by Blue Mountain Resorts to the Town for waterline and reservoir purposes, be read a first time and numbered 2008-29 this twenty-sixth day of March, 2008, Carried.

Moved by: John McKean      Seconded by: R.J. Gamble

THAT a By-law to authorize conveyance of certain stopped-up and closed road allowance lands to Blue Mountain Resorts, at an appraised value equal to the value of servicing easements granted by Blue Mountain Resorts to the Town for waterline and reservoir purposes, be read a first time and numbered 2008-29 this twenty-sixth day of March, 2008, Carried.

Moved by: Cameron Kennedy      Seconded by: John McKean

THAT a By-law No. 2008-29 be read a second time and referred to Committee of the Whole, Carried.

Councillor Gamble assumed the Chair in Committee and upon the Committee rising, reported all clauses passed in By-law No. 2008-29 while in Committee.

Moved by: R.J. Gamble      Seconded by: Cameron Kennedy

THAT By-law No. 2008-29 be read a third time, signed by the Deputy Mayor and Clerk, sealed with the corporate seal and duly engrossed in the By-law Book, Carried.

## **F. By-laws**

None

## **G. Consent Agenda**

### **Accounts**

1. Accounts
2. Invoices separated for pecuniary interest (**None**)

### **Reports List (Adopt)**

3. Engineering and Public Works Committee, March 11, 2008

Councillor Gamble then noted then noted the Committee wishes Council to endorse an idle-free community without the enforcement requirements of a By-law.

Director of Engineering and Public Works Reg Russwurm then noted it was intended Recommendation No.1 be tabled pending a public presentation with regard to the environmental screening for solid waste solutions at the Landfill site.

Council then dealt with the following Resolution:

Moved by: R.J. Gamble                      Seconded by: John McGee

That the Engineering & Public Works Committee Report dated March 11, 2008 be adopted as circulated, including any Recommendations contained therein, save Recommendation No. 1, Carried.

4. Finance and Administration Committee, March 18, 2008

Chair Gamble then reviewed the Committee Report, noting the 2006 audited Town financial statement was included, adding the auditors were quite pleased with the audit.

Bob noted there was concern with the number of unfinanced capital projects.

Bob then noted there was also a recommendation to release \$15,000 to Georgian Bay Animal Rescue as previously placed in reserve, noting no operating funds were included or proposed.

Bob then reviewed the recommendation for grants and donations following review by the Committee.

Bob then reviewed the recommendation for the 2008 Cost of Living Allowance, noting previous consideration of splitting LTD and COLA was not recommended at this time.

Bob then reviewed the recommendation for standardization for computer and SCADA acquisition, including use of ARO in Collingwood for SCADA which would greatly reduce travel time costs.

Deputy Mayor McKinlay then questioned the audit reference to review of internal controls, Bob noting it referred to internal review of financial transactions to ensure procedures are recorded accurately, adding new controls have been implement since 2006.

Duncan then questioned the development agreement tracking concern, Director of Finance Rob Cummings noting a master agreement list was now in place.

Duncan then questioned the response to correspondence regarding false alarm calls, Bob noting the response was repair of the faulty alarm system to reduce false alarm responses.

Council then dealt with the following Resolution:

Moved by: R.J. Gamble                      Seconded by: John McGee

That the Finance and Administration Committee Report dated March 18, 2008 be adopted as circulated, including any Recommendations contained therein, Carried.

5. Not used

#### **Minutes List (Receive)**

6. Grey Sauble Conservation Authority, February 13, 2008

Councillor Gamble then questioned why Owen Sound has two members on the Board, Councillor Martin replying legislation provided municipalities with over 10,000 population to receive two member appointments.

Council then dealt with the following Resolution:

Moved by: R.J. Gamble                      Seconded by: John McGee

That the Grey Sauble Conservation Authority Minutes dated February 13, 2008 be adopted as circulated, Carried.

#### **H. Next Meeting Date(s)**

Council April 14, 28, May 12, 26, June 9, 23, July 14, 2008

Planning Council April 7, May 5, June 2, July 7 2008

**All Council meetings to be at the Library unless otherwise noted**

Engineering and Public Works Committee, April 8, 2008

Finance and Administration Committee, April 15, 2008

Recreation Committee, April 25, 2008

#### **I. Confirmation By-law and Adjournment**

As there was nothing further before the Chair Council then dealt with the following Resolutions:

Moved by: John McGee                      Seconded by: John McKean

THAT By-law No. 2008 -30, being a By-law to confirm proceedings of the Council of the Corporation of the Town of The Blue Mountains on March 26, 2008, be hereby enacted as passed this twenty-sixth day of March, 2008, Carried.

Moved by: Cameron Kennedy                      Seconded by: R.J. Gamble

THAT this Council does now adjourn at 9:55 p.m. to meet again Monday, April 14, 2008, 7:00 pm, L.E. Shore Library, or at the call of the Chair, Carried.

.....  
Duncan McKinlay, Deputy Mayor

.....  
Stephen Keast, Clerk