



Essex County Council, Regular Meeting Minutes

Wednesday, October 16, 2024

6:00 PM

Council Chambers, 2nd Floor

360 Fairview Avenue West

Essex, Ontario N8M 1Y6

<https://video.isilive.ca/countyofessex/live.html>

Council: Joe Bachetti, Deputy Warden / Deputy Mayor - Town of Tecumseh
Tracey Bailey, Mayor - Municipality of Lakeshore
Sherry Bondy, Mayor - Town of Essex
Kimberly DeYong, Deputy Mayor - Town of Kingsville
Chris Gibb, Deputy Mayor - Town of Amherstburg
Hilda MacDonald, Warden / Mayor - Municipality of Leamington
Gary McNamara, Mayor - Town of Tecumseh
Crystal Meloche, Mayor - Town of LaSalle
Michael Prue, Mayor - Town of Amherstburg
Dennis Rogers, Mayor - Town of Kingsville
Rob Shepley, Deputy Mayor - Town of Essex
Larry Verbeke, Deputy Mayor - Municipality of Leamington
Kirk Walstedt, Deputy Mayor - Municipality of Lakeshore
Mark Carrick, Councillor - Town of LaSalle (Alternate Member)

Absent: Michael Akpata, Deputy Mayor - Town of LaSalle

Administration: Allan Botham, Director, Infrastructure & Planning Services
Jayne Brooks Keller, Administrator - Sun Parlor Home
Katherine Hebert, County Clerk
Justin Lammers, Chief, Essex-Windsor EMS
Darrel Laurendeau, Director, Information Technology
Don McArthur, Manager, Communication and Organizational Development
Kyla Pritiko, Director, Human Resources

Melissa Ryan, Director, Financial Services/Treasurer
David Sundin, Director, Legal and Legislative Services
Crystal Sylvestre, Coordinator, Legislative and
Community Services
Sandra Zwiers, Chief Administrative Officer
Rebecca Belanger, Manager of Planning Services
Dee Blais, Administrative Assistant to the CAO
Brady Boghean, Manager, Corporate Health and Safety
Sean Connell, Network Analyst

1. Closed Meeting

A Closed Meeting was held at 4:00 PM on October 16, 2024.

265-2024

Moved By Rob Shepley

Seconded By Dennis Rogers

That Council move into a closed meeting pursuant to Section 239 (2) (a), (b), (c), (f), and (k) of the Municipal Act, 2001, as amended for the following reasons:

- (a) the security of the property of the municipality or local board;
- (b) personal matters about an identifiable individual, including municipal or local board employees;
- (c) a proposed or pending acquisition or disposition of land by the municipality or local board;
- (f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose;
- (k) a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board. 2001, c. 25, s. 239 (2); 2017, c. 10, Sched. 1, s. 26.

(Voted by show of hands)

Carried

266-2024

Moved By Gary McNamara

Seconded By Joe Bachetti

That the minutes of Closed Meeting of Essex County Council held September 18, 2024 be adopted as presented.

(Voted by Show of Hands)

Carried

267-2024

Moved By Sherry Bondy

Seconded By Crystal Meloche

That Essex County Council adjourn, and rise from the October 16, 2024
Closed Meeting at 6:10 PM.

(Voted by show of hands)

Carried

2. Moment of Reflection

3. Singing of 'O Canada'

4. Land Acknowledgement Statement

We acknowledge the land on which the County of Essex is located is the traditional territory of the Three Fires Confederacy of First Nations, comprised of the Ojibway, Odawa and Potawatomie Peoples.

We specifically recognize Caldwell First Nation and other First Nations which have provided significant historical and contemporary contributions to this region.

We also value the contributions of all Original Peoples of Turtle Island, who have been living and working on this land from time immemorial.

5. Recording of Attendance

Warden MacDonald and members of Council attended the meeting at the Essex County Civic Centre, Council Chambers.

Michael Akpata was absent. Mark Carrick attended as an alternate member for the Town of LaSalle.

6. County Warden's Welcome and Remarks

Warden MacDonald welcomed everyone to the meeting and noted that October 21-25, 2024 was Local Government Week in Ontario. Local Government Week is an opportunity to increase public awareness about the important role local governments play.

The Warden congratulated David Sundin on being named Essex County's Director of Legal and Legislative Services.

7. Disclosure of Pecuniary Interest

There were no disclosures of pecuniary interest raised.

8. Adoption of Regular Meeting Minutes

Essex County Council Regular Meeting Minutes dated October 2, 2024

268-2024

Moved By Kimberly DeYong

Seconded By Larry Verbeke

That the minutes of the October 2, 2024 Regular Meeting of Essex County Council be adopted as presented.

(Voted by show of hands)

Carried

9. Delegations and Presentations

9.1 Windsor Symphony Orchestra (WSO)

Deborah Severs, Board Chair - Windsor Symphony Orchestra shared an overview of events planned for the WSO's 77th season featuring a diverse range of music and talented guest artists performing alongside the WSO's musicians.

Robert Franz, Music Director emphasized the WSO's ongoing commitment to engaging the community through live performances and outlined strategic efforts focused on artistic growth, sustainability, and expanding community involvement.

269-2024

Moved By Gary McNamara

Seconded By Tracey Bailey

That Robert Franz, Music Director and Deborah Severs, Board Chair, Windsor Symphony Orchestra be permitted to make a presentation to Council.

(Voted by Show of Hands)

Carried

9.2 Canada South Land Trust

Patricia McGorman, President, Canada South Land Trust, provided a presentation to Essex County Council regarding the Draft Official Plan for the County of Essex.

McGorman emphasized the critical need to protect Essex County's natural areas and agricultural lands through strong policies that benefit of the region's ecological and economic future.

270-2024

Moved By Joe Bachetti

Seconded By Chris Gibb

That Patricia McGorman, President, Canada South Land Trust, be permitted to make a presentation to County Council, regarding the Draft Official Plan for the County of Essex.

(Voted by show of hands)

Carried

9.3 John DeMarco

John DeMarco, County resident, provided a presentation for Council regarding the Draft Official Plan for the County of Essex.

DeMarco highlighted areas where the current Official Plan's goals were not fully met and emphasized the need for the new Official Plan to be more effective. An emphasis on the commitment to update the Essex Region Natural Heritage System within five years of the plan's implementation and further, to collaborate on a strategy connecting Ojibway Natural Park to Lake Erie is needed.

271-2024

Moved By Kimberly DeYong

Seconded By Dennis Rogers

That John DeMarco, Essex County Resident, be permitted to make a presentation to County Council, regarding the Draft Official Plan for the County of Essex.

(Voted by show of hands)

Carried

9.4 Giovanni Abati

Giovanni Abati, Windsor resident, provided a presentation to Council regarding the Draft Official Plan for the County of Essex.

Abati addressed Council about the draft Official Plan and the need for stronger wording to ensure better protection and enhancement of natural resources. Further, concerns were noted about the

impact of housing developments on wetlands and the costs of mitigating those areas post-construction.

272-2024

Moved By Crystal Meloche

Seconded By Michael Prue

That Giovanni Abati, Windsor resident, be permitted to make a presentation to County Council.

(Voted by show of hands)

Carried

9.5 Nevan Construction Inc.

Rob Molliconi, General Manager, Nevan Construction Inc provided a presentation to Council regarding the Draft Official Plan for the County of Essex.

As a community partner, Molliconi affirmed their company's commitment to implementing the Official Plan and viewed it as a practical framework for the future.

Molliconi expressed full support for the draft Official Plan as presented, stating that sustainable growth in the region can only be achieved by adhering to the plan.

273-2024

Moved By Kimberly DeYong

Seconded By Rob Shepley

That the delegations from Nevan Construction Inc. be permitted to make a presentation to County Council.

(Voted by show of hands)

Carried

9.6 Municipality of Lakeshore

Tammie Ryall, Corporate Leader, Growth and Sustainability & Ryan Donally, Division Leader, Economic Development and Mobility - Municipality of Lakeshore, provided a presentation to Council regarding the Draft Official Plan for the County of Essex. (Note correspondence included with item 12.2.1)

Tammy Ryall provided a response to the public request from James Sylvestre Developments Ltd for an urban boundary exchange in the Municipality of Lakeshore.

It was noted that the land swap would be from one community to another within Lakeshore. Greater review was required by Lakeshore including background reports and careful review of the services in the area. The newly adopted Water and Wastewater Master Plan did not include servicing the area. It was also noted that the 2024 Provincial Planning Statement would come into effect in October 2024, providing greater flexibility to address similar situations. It was the opinion of Lakeshore that this request to the County of Essex was premature at this time and recommended further consultation between the proponent and Lakeshore.

274-2024

Moved By Kirk Walstedt

Seconded By Rob Shepley

That Tammie Ryall and Ryan Donally, from the Municipality of Lakeshore, be permitted to make a presentation to County Council.

(Voted by show of hands)

Carried

9.7 Dennis Sanson

Dennis Sanson, Sanson Estate Winery, provided a presentation to Council regarding the Draft Official Plan for the County of Essex.

Dennis Sanson addressed County Council on behalf of Essex County Land Stewardship Owners, emphasizing the extensive work done by homeowners to preserve natural areas on their properties.

Sanson expressed support for the strong natural heritage policies in the new Official Plan, acknowledging the significant efforts reflected in the updated maps and language to protect these areas.

275-2024

Moved By Kimberly DeYong

Seconded By Michael Prue

That Dennis Sanson, Sanson Estate Winery, be permitted to make a presentation to County Council.

(Voted by show of hands)

Carried

9.8 Essex Region Conservation Authority

Tim Byrne, Chief Administrative Officer, Essex Region Conservation Authority provided a presentation to Council regarding the Draft Official Plan for the County of Essex

Tim Byrne expressed appreciation for the depth of collaboration to address shoreline and natural hazard concerns in the draft Official Plan. Tim further acknowledged the valuable input from the consultants involved in the process.

Byrne highlighted the challenges posed by outdated flood mapping and supported directing new development away from flood-prone areas, and praised the Official Plan's progress in defining natural heritage policies and its goal to achieve 15% natural heritage coverage, which was reasonable and achievable. The importance of strong, actionable language in the plan was underscored, to ensure that aspirational goals can be effectively implemented.

Byrne expressed support for the adoption of the draft Official Plan.

276-2024

Moved By Joe Bachetti

Seconded By Kirk Walstedt

That Tim Byrne, Chief Administrative Officer, ERCA, be permitted to make a presentation to County Council.

(Voted by show of hands)

Carried

9.9 Jeff Sylvestre

Jeff Sylvestre provided a presentation to Council regarding County Official Plan - Items 12.2 and 12.2.1

Jeff Sylvestre, James Sylvestre Developments Limited, addressed County Council regarding a land swap opportunity in the Municipality of Lakeshore. Council was provided with information regarding the two parcels and noted that the swap would allow for the preservation of prime agricultural land and accommodate housing development in the region.

277-2024

Moved By Larry Verbeke

Seconded By Dennis Rogers

That Jeff Sylvestre be permitted to make a presentation to County Council.

(Voted by show of hands)

Carried

9.10 Amend Order of Business

278-2024

Moved By Sherry Bondy

Seconded By Gary McNamara

That Essex County Council amend the order of the agenda, to consider the reports listed under 12.2 and 12.2.1 related to the Draft Official Plan, following item 9 Delegations.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

10. Communications

10.1 Correspondence

281-2024

Moved By Larry Verbeke

Seconded By Gary McNamara

That the correspondence listed on the Regular Agenda for October 16, 2024, be received and any noted action approved.

(Voted by show of hands)

Carried

10.1.1 Western Ontario Warden's Caucus (WOWC)

[September 2024 Newsletter](#)

10.1.2 Great Lakes St. Lawrence Cities Initiative (GLSLCI)

[Making Waves Newsletter](#)

10.1.3 Tourism Windsor Essex Pelee Island (TWEPI)

[W.E. Keep You Informed: Halloween Events, TIAO Learning Opportunity and New Photos!](#)

10.1.4 Township of Brock

October 1, 2024 Resolution RE request that rideshare services licencing administration be uploaded to the Province

10.1.5 Regional Affordable Housing Strategy

[Dates for Community Feedback Events now available online!](#)

10.2 Resolutions

10.2.1 Municipality of Lakeshore

September 26, 2024 Letter and Resolution RE Renaud Line Road and County Road 42

284-2024

Moved By Kirk Walstedt

Seconded By Sherry Bondy

That Essex County Council receive and support the correspondence and resolution from the Municipality of Lakeshore regarding Renaud Line and County Road 42.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

11. Consent Agenda

285-2024

Moved By Gary McNamara

Seconded By Joe Bachetti

That the Minutes listed as 11.1 be approved, and that administrative reports listed under 11.1 and 11.2 on the consent agenda for October 16, 2024, be received.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

11.1 Essex County Library Board

Minutes of the July 31, 2024 Essex County Library Board Meeting and ECL Space Study Report

11.2 Summary of Outstanding Reports

Report number 2024-1016-LCS-R32-KH, Summary of Outstanding Reports for October 16, 2024, from Katherine Hebert, Clerk

12. Reports and Questions

12.1 Traffic Control Study - County Road 20 (Martin Lane and Victory)

Report number 2024-1016-IPS-RCC-JB, Traffic Control Study - County Road 20 (Martin Lane and Victory), dated October 16, 2024 from Jerry Behl, Manager, Transportation Planning and Development

Allan Botham provided the results of the traffic study conducted at County Road 20 at the intersections of Martin Lane and Victory Street in LaSalle. The studies concluded that neither traffic signals nor a pedestrian crossing is warranted at these intersections at this time.

Administration noted that traffic volumes have increased since the last review and there are a number of housing developments planned that, once complete, could impact traffic volume at these intersections. Therefore, notwithstanding of the study findings, Administration would formulate preliminary design and cost estimates for traffic signals at both intersections to prepare for the event that volume does reach the threshold for signalization in the future.

286-2024

Moved By Crystal Meloche

Seconded By Chris Gibb

That Essex County Council receive report number 2024-1016-IPS-R25-JB, Traffic Control Study – County Road 20 (Martin Lane and Victory) as information and

That County Administration be directed to complete preliminary designs and cost estimates for traffic signals at County Road 20 and Martin Lane, and at County Road 20 and Victory Street, in the Town of LaSalle.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

12.2 County of Essex Official Plan Adoption

Report number 2024-1016-IPS-R24-RB, County of Essex Official Plan Adoption, dated October 16, 2024 from Rebecca Belanger, Manager, Planning Services

Rebecca Belanger provided Council with an overview of the Official Plan (OP) development noting the value of consultations with community stakeholders and highlighted some of the alterations to the draft Official Plan as a result of those engagements. Rebecca explained that the team had consulted and would continue to collaborate with the Ministry of Municipal Affairs and Housing to ensure that the County of Essex New Official Plan would align with the 2024 Provincial Planning Statement coming into effect October 20, 2024 before final adoption by Council.

Mary Lou Tanner emphasized that Essex County is experiencing significant population growth, necessitating an increase in both housing and job opportunities. The new draft County Official Plan aimed to address affordability and support local municipalities in their development efforts, serving as a foundational document for coordinated growth across the region.

Key updates to the Official Plan include a shift to a “no net loss” policy for natural heritage features, setting a target of 15% natural

heritage cover after restoration, and enhancing wildlife corridors for ecological connectivity. The draft Official Plan also integrates active transportation initiatives and emphasizes reconciliation with First Nations, particularly Caldwell First Nations. The new draft Official Plan represented a commitment to sustainable development, including the protection of agricultural land, natural heritage, and a vision for vibrant, resilient communities by 2051.

279-2024

Moved By Tracey Bailey

Seconded By Sherry Bondy

That Essex County Council receive report number 2024-1016-IPS-R24-RB, New County of Essex Official Plan.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

12.2.1 Supplemental Information - Final Draft New County of Essex Official Plan

Report number 2024-1016-IPS-R28-RB Supplemental Information - Final Draft New County of Essex Official Plan, dated October 16, 2024 from Rebecca Belanger, Manager, Planning Services

280-2024

Moved By Chris Gibb

Seconded By Crystal Meloche

That Essex County Council receive report number 2024-1016-IPS-R28-RB, Supplemental Information- Final Draft County of Essex Official Plan; and,

That the new County Official Plan be reviewed in collaboration with the Ministry of Municipal Affairs and Housing to confirm conformity with PPS 2024, and be considered for adoption at an upcoming meeting of County Council.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

13. Unfinished Business

There were no matters of Unfinished Business for October 16, 2024

14. New Business

14.1 Public Reporting of Closed Meeting

A Closed Meeting of Essex County Council was held at 4:00 PM, prior to the regular Council meeting this evening, pursuant to Section 239 (2) (a), (b), (c), (f), and (k) of the Municipal Act, 2001, as amended, with the subject matter of the Closed Meeting relating to:

- (a) the security of the property of the municipality or local board;
- (b) personal matters about an identifiable individual, including municipal or local board employees;
- (c) a proposed or pending acquisition or disposition of land by the municipality or local board;
- (f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and
- (k) a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board.

Resulting from the review and deliberation of reports from Administration, Council considered the following recommendations:

287-2024

Moved By Michael Prue

Seconded By Rob Shepley

That Essex County Council direct administration to communicate the termination of the contract in reference to 2024-1016-LCS-R33-JDF with the effective termination date being March 31, 2025, and;

That Administration pursue options for alternative contract providers and report back to Council.

(Voted by Show of Hands)

Carried

288-2024

Moved By Gary McNamara

Seconded By Joe Bachetti

That Essex County Council authorize the execution of a multi-party agreement with the Town of Tecumseh and the development group known as Trinity Gardens for the construction of a storm water management system and the associated by-law 2024-46 later in the October 16, 2024 agenda.

(Voted by Show of Hands)

Carried

289-2024

Moved By Gary McNamara

Seconded By Chris Gibb

That Essex County Council authorize the purchase of the property legally described as Part of Lot 156, Concession 1, Sandwich East, being Parts 3, 4, 11, 12, 17, 18, 25, and 26 on Reference Plan 12R10051 and Parts 3 and 4 on Reference Plan 12R18783; Subject to Instrument Number R1118693 and Instrument Number SE30572; Tecumseh, and bearing PIN 75244-0458 (LT) and approve the associated by-law 2024-47 later in the October 16, 2024 agenda.

(Voted by Show of Hands)

Carried

15. Adoption of By-Laws

290-2024

Moved By Larry Verbeke

Seconded By Mark Carrick

That By-laws 2024-46 through 2024-48, be given three readings, and having been read a first, second and third time, be finally passed and enacted.

(Voted Electronically)

In Favour (14): Joe Bachetti, Tracey Bailey, Sherry Bondy, Kimberly DeYong, Chris Gibb, Hilda MacDonald, Gary McNamara, Crystal Meloche, Michael Prue, Dennis Rogers, Rob Shepley, Larry Verbeke, Kirk Walstedt, and Mark Carrick

Carried

15.1 By-law Number 2024-45

Item removed.

15.2 By-law Number 2024-46

Being a By-law to authorize the Corporation of the County of Essex entering into a Cost Sharing Agreement with the Corporation of the Town of Tecumseh and the development group known as Trinity Gardens.

15.3 By-law Number 2024-47

Being a by-law to Authorize the Execution of an Agreement to Purchase lands fronting on County Road 22

15.4 By-law Number 2024-48

Being a By-law to confirm the proceedings of the Council of the Corporation of the County of Essex, for the Regular and Closed meetings held October 16, 2024.

16. Notice of Motion

16.1 Council Email Address

Sherry Bondy brought forward the following Notice of Motion:

That Essex County Council ask administration to create a joint email address for all members of county council that aligns with our strategic plan in working together as a team for our residents.

Whereas the collective email shall include the Clerk and CAO so members of the public are able to share opinions and provide feedback to council as a whole.

17. Adjournment

291-2024

Moved By Kimberly DeYong

Seconded By Rob Shepley

That the Essex County Council meeting for October 16, 2024 be adjourned at 9:05 PM.

(Voted by show of hands)

Carried

Hilda MacDonald,
Warden, County of Essex

Katherine Hebert,
County Clerk