



Township of Clearview

Council Meeting Agenda

Monday, November 18, 2024

5:30 p.m.

Hybrid Meeting
Virtual & Council Chambers

This meeting is being conducted using a hybrid in-person format where members of Council, members of the public and staff members are in-person at the Administration Centre – Council Chamber located at 217 Gideon Street, or where permitted, attend virtually through Zoom.

All information including opinions, presentations, reports, documentation, etc. that are provided at a public or open meeting are considered a public record.

Livestream Notice: Please be advised that Clearview Township Council meetings are livestreamed to the Township's YouTube channel and video of the meeting is accessible to the public through YouTube. By participating in the meeting, attendees' consent to being on video. The official record of the meeting are the approved minutes.

Land Acknowledgement

I would like to begin our meeting by recognizing the First Nations, Metis and Inuit peoples of Canada as traditional stewards and caretakers of the land. We acknowledge that Clearview Township is located within the boundaries of Treaty 18, the traditional lands of the Anishinaabeg, Haudenosaunee, Tionontati, Wendat, and is the home of many First Nations, Metis, and Inuit peoples as part of an intricate nationhood that reaches across Turtle Island. At this time of truth and reconciliation, we welcome the opportunity to work together towards new understandings and new relationships and ask for guidance in all we do.

Order of Proceedings

1. Closed Session

No Items.

2. Approval of Agenda (5:30 p.m.)

Recommendation:

Be It Resolved that Council of the Township of Clearview hereby approve the Agenda dated November 18, 2024 as presented.

3. Declarations of Interest

4. Public Participation Period

Be advised that comments and views expressed under Public Participation Period are not the views of the Township of Clearview, Council, or the Administration.

- Public Participation is limited to 15 minutes
- Each Person is limited to 5 minutes
- Questions or comments are to be directed to the Mayor
- Questions shall not refer to personnel matters, litigation or potential litigation or planning matters that have already had a public meeting or any item considered confidential

Remember, please share the time with your fellow citizens

5. Delegations and Presentations

5.1 [GTHS Community Engagement & Capital Campaign](#)

Presented by: Danielle Ellis, Georgian Triangle Humane Society

5.2 [Docs on Ice 2026](#)

Presented by: Michelle Hunter, Rural Ontario Medical Program and Dr. Geoff Moran, Docs on Ice

6. Public Meetings

No Items.

7. Approval of Council Meeting Minutes

Recommendation:

Be It Resolved that Council of the Township of Clearview hereby approve the Minutes of the October 24 and October 28, 2024, Priority Council Meetings, October 30, 2024 Planning Public Meeting and the November 4, 2024 Council Meeting as presented.

- [October 24, 2024 Priority Council Meeting Minutes](#)
- [October 28, 2024 Priority Council Meeting Minutes](#)
- [October 30, 2024 Planning Public Meeting Minutes](#)
- [November 4, 2024 Council Meeting Minutes](#)

8. Correspondence and Information Items

8.1 Closed Session Report (if any)

8.2 [NVCA October 2024 Board Meeting Highlights](#)

8.3 [Release – County of Simcoe supports local students through the 2024 Bursary program](#)

- 8.4 Release – County Expands Warming Centre Opportunities for Unhoused Individuals**
- 8.5 NVCA Media Release – Investing in the Future of our Environment with TD Tree Days**
- 8.6 Joint Release – Collingwood Supportive Rapid Rehousing program ready to support first residents**
- 8.7 Support Resolution - OPP Annual Billing Statement**

Request Made By Mayor Measures to be included on the Agenda

Whereas current police services within the Township of Clearview are provided by the Ontario Provincial Police (OPP);

And Whereas the Township and the local OPP detachment have worked in a positive, collaborative and effective manner for decades; and

And Whereas historical increases in OPP Annual Billing Statements have trended around 2%;

And Whereas the OPP submitted their 2025 Annual Billing Statement to the Township on October 4, 2024, that identifies an approximate \$0.5 M (22.7%) increase from 2024 to 2025 that will translate to an approximate 2.57% tax rate increase, on top of what the Township was contemplating for the residents of Clearview Township;

And Whereas communication from the Township of Essa as well as other municipalities serviced by the OPP has been received by Clearview Township, seeking support;

Now Therefore Be It Resolved, that Council of the Township of Clearview, hereby requests that the 2025 OPP Annual Billing Statement be reduced to an approximate 2% increase that is more manageable for the Township and in line with historical trends;

And Further That any increase above 2% be absorbed by the province as the additional costs are directly the result of collective bargaining that was within the control of the OPP and should have been known to be financially unsustainable for the municipalities that now need to pay the bill;

And Further That a copy of this Resolution be sent to the Honourable Doug Ford, Premier of Ontario, the Honourable Michael Kerzner, Solicitor General, MPP Brian Saunderson, Simcoe-Grey and all 329 municipalities serviced by OPP.

9. Council Reports and Community Announcements

9.1 Ward Reports

10. Department Reports

Public Works

Report # PW-028-2024 – Speed Reduction on Riverside Drive

Recommendation:

Be It Resolved that Council of the Township of Clearview hereby receive report PW-028-2024 (Speed Reduction on Riverside Drive) dated November 18, 2024; and,

- 1) That Council approve reducing the speed limit on Riverside Drive located in Creemore from 70km/hr to 60 km/hr from County Road 9 to Concession 6 South Nottawasaga, and;
- 2) That staff be directed to present a speed reduction by-law at the next regular Council meeting.

Planning & Building

Report # PB-030-2024 – Building Department Activities Report July – September 2024

Recommendation:

Be It Resolved that Council of the Township of Clearview hereby receive report PB-030-2024 (Building Department Activities Report July – September 2024) for information.

Report # PB-032-2024 – Creemore Commons (Tribute) Official Plan Amendment, Zoning By-law Amendment and Draft Plan of Subdivision

Appendix A – Ortho Photo

Appendix B – Planning Policy

Appendix C – Property Details

Appendix D – Draft Plan of Subdivision

Appendix E – Recommended Conditions of Subdivision Approval

Appendix F – Draft Official Plan Amendments

Appendix G – Draft Zoning By-law Amendment

Appendix H – Comment & Response Summary

Recommendation:

Be It Resolved that Council of the Township of Clearview hereby receive report PB-032-2024 (Creemore Commons (Tribute) Official Plan Amendment, Zoning By-law Amendment and Draft Plan of Subdivision) dated November 18, 2024; and

That Council,

- 1) Finds that the applications are consistent with the Provincial Planning Statement, as well as the goals and objectives and intent of the County and Township Official Plans, and has considered the staff recommendations and the written and oral submissions made;
- 2) Grants draft plan approval to Draft Plan of Subdivision 51M-X prepared by Celeste Phillips dated April 17, 2024 attached in Appendix 'D' subject to the conditions outlined in Appendix 'E';
- 3) Directs staff to give notice of Draft Plan of Subdivision approval in accordance with Sec. 51 of the Planning Act;
- 4) Adopts Official Plan Amendment No. 26 to the 2001 Official Plan and Official Plan Amendment No. 1 to the 2024 Official Plan through the passing of By-law Number 24-80; and,
- 5) Directs written notice of the adoption of the Official Plan Amendment to be given in accordance with Sec. 17 the Planning Act;
- 6) Directs staff to forward the Official Plan Amendment along with all supporting material to the County of Simcoe for approval;
- 7) Directs staff to bring forward By-law located in Appendix 'G' to amend the Township Zoning By-law No. 06-54 at such time as the Official Plan Amendments are approved by the County of Simcoe; and
- 8) Directs staff to give notice of the passing of Zoning By-law Amendments located in Appendix 'G' in accordance with Section 34 of the Planning Act at such time as the By-laws are adopted.

Administration

Report # CAO-010-2024 – Property Purchase (7308 Highway 26)

Recommendation:

Be It Resolved that Council of the Township of Clearview hereby receive report CAO-010-2024 (Property Purchase – 7308 Highway 26) dated November 18, 2024; and,

- 1) That Council directs the CAO to formally advise the Township's Real Estate Agent of Council's official approval of the purchase of the property located at 7308 Highway 26, known as the Stayner Care Centre, in accordance with the clause in the Agreement of Purchase and Sale.

11. By-laws

By-law 24-80 Official Plan Amendment No. 26 and No. 1

Recommendation:

Be It Resolved that By-law 24-80, being a by-law to adopt Amendment No. 26 to the 2001 Official Plan and Amendment No. 1 to the 2024 Official Plan of the Township of Clearview, be presented and read a first, second and third time and finally passed this 18th day of November, 2024.

12. Notice of Motion/New Business

12.1 Resolution for Green Municipal Fund Application

Motion requested by Councillor Beelen on behalf of the Climate Action Advisory Committee.

Whereas the Township of Clearview is committed to promoting environmental sustainability, reducing greenhouse gas emissions, and improving air quality for the health and well-being of our community;

And Whereas the Clean Air Partnership is a collaborative initiative that supports municipalities in implementing strategies to reduce emissions, improve air quality, and build climate resilience;

And Whereas Clean Air Partnership is a charitable environmental organization that launched in June 2000, and has provided a range of consulting services for municipal, provincial and federal government, and many other government agencies, private and non-profit sector clients;

And Whereas the Green Municipal Fund, administered by the Federation of Canadian Municipalities (FCM), provides funding to municipalities for projects that deliver environmental benefits and promote cleaner, healthier communities;

And Whereas the Clearview Climate Action Advisory Committee sees it beneficial to apply for joint-funding with the Town of Wasaga Beach to improve the likelihood of receiving funding;

Now Therefore Be It Resolved That Council supports the application to the Federation of Canadian Municipalities' Green Municipal Fund to secure financial assistance for the implementation of a Heat Pump Financing Program through the Clean Air Partnership initiative in the Township of Clearview;

And That Council directs staff to prepare the necessary application materials, including detailed project plans, budget requirements, and potential environmental impact assessments, in collaboration with relevant stakeholders;

And That upon approval of funding, staff report back to Council with a detailed project implementation plan, outlining timelines, objectives, and anticipated benefits for the community;

And Further That a copy of this resolution be forwarded to the Federation of Canadian Municipalities and any other relevant bodies as part of the application process for the Green Municipal Fund.

13. Confirmatory By-law

Recommendation:

Be It Resolved that By-Law 24-81, being a by-law to confirm the proceedings of the November 18th, 2024, Council Meeting, be presented and read a first, second and third time and finally passed this 18th day of November, 2024.

14. Motion to Adjourn

Recommendation:

Be It Resolved that the Council Meeting adjourn at _____ p.m.