



**Township of Southgate**  
**Minutes of Council Meeting**

December 18, 2024  
1:00 PM  
Holstein Council Chambers

Members Present: Mayor Brian Milne  
Deputy Mayor Barbara Dobreen  
Councillor Jason Rice  
Councillor Jim Ferguson  
Councillor Martin Shipston  
Councillor Joan John  
Councillor Monica Singh Soares (Arrived at 1:27PM)

Staff Present: Lindsey Green, Clerk  
Jim Ellis, Public Works Manager  
Kayla Best, HR Manager  
Elisha Milne, Legislative and Planning Coordinator  
Holly Malynyk, Legislative and Records Coordinator  
Brenna Carroll, Economic Development Officer  
Victoria Mance, Junior Planner

Others: Bill White, Senior Planning Consultant Triton Engineering

**1. Call to Order**

Deputy Mayor Dobreen called the meeting to order at 1:00PM.

**2. Land Acknowledgement**

As we gather, we recognize and acknowledge the traditional keepers of this land with whom we share today. The Township of Southgate is a part of the traditional territories of the Anishinaabek, Six Nations of the Grand River, Saugeen Ojibway Nation, Haudenosaunee, and Saugeen Métis. The land that surrounds us is part of who we are as it

reflects our histories; may we live in peace and friendship with all its diverse people.

**3. Open Forum - Register in Advance**

No members of the public spoke at open forum.

**4. Confirmation of Agenda**

No. 2024-594

**Moved By** Councillor Rice

**Seconded By** Councillor Shipston

**Be it resolved that** Council confirm the agenda as amended to move items 11.1.3 PL2024-106 Site Plan Agreement SP13-24 Trustees of the Old Order Mennonite Conference, 11.1.4 By-law 2024-150 Site Plan Agreement SP13-24 Trustees of the Old Order Mennonite Conference, 11.1.5 PL2024-107 Holding Removal C33-24 Trustees of the Old Order Mennonite Conference and 11.1.6 By-law 2024-151 C33-24 Removal of Hold Trustees of the Old Order Mennonite Conference up on the agenda to follow item 8 Adoption of Minutes.

**Carried**

**5. Declaration of Pecuniary Interest**

No one declared a pecuniary interest related to any item on the agenda.

**6. Public Meeting**

**6.1 C31-24 - Jeff and Elaine Green - Con 11 PT Lot 27 and RP 17R2923 Part 1, Geographic Township of Proton, Township of Southgate**

**6.1.1 Background**

**The Purpose** of the application is to zone the subject lands to permit:

- Covering an existing 240.8 square metre concrete pad used for manure storage
- A future pit silo with possible cover west of the existing barn.

Both the covered concrete pad and future pit silo would be 4.6 metres minimum from the north lot line. A Minimum Distance Calculation (MDS) requires a minimum 6 metre setback to the nearest lot line. The Agricultural -1 (A1) Zone for the subject lands requires a minimum yard (setback) of 15 metres.

**The Effect** is to zone to permit the existing concrete pad used for manure storage to be covered and to allow a future pit silo with possible cover a minimum 4.6 metres from the north lot line when the A1 zone requires 15 metres setback and the MDS setback required is 6 metres.

### **6.1.2 Application and Notice of Public Meeting**

Click [here](#) for a link to the application documents on the Township website.

Planning Coordinator Elisha Milne confirmed that proper notice was given in accordance with the Planning Act.

### **6.1.3 Comments Received from Agencies and the Public**

Junior Planner Victoria Mance reviewed comments received from the County of Grey, Enbridge Gas, Historic Saugeen Metis, Southgate Public Works Department and the Saugeen Valley Conservation Authority. There were no comments received from members of the public.

### **6.1.4 Questions from Council**

There were no questions from Members of Council.

### **6.1.5 Applicant or Agent**

The applicant was in attendance and available for any questions.

### **6.1.6 Members of the Public to Speak**

There were no members of the public in attendance to speak in support of or in opposition to the application.

### **6.1.7 Further Questions from Council**

There were no further questions from Members of Council.

## 6.2 Adjournment

The meeting adjourned at 1:07 PM.

## 7. Delegations & Presentations

None.

## 8. Adoption of Minutes

No. 2024-595

**Moved By** Mayor Milne

**Seconded By** Councillor Shipston

**Be it resolved that** Council approve the minutes from the December 4, 2024 Council and Closed Session meetings as presented; and  
**That** Council approve the minutes from the December 6, 2024 Council and Closed Session meetings as presented.

**Carried**

## 9. Reports of Municipal Officers

### 9.1 Planning Department

#### 9.1.1 PL2024-106 - Site Plan Agreement SP13-24 Trustees of the Old Order Mennonite Conference

No. 2024-596

**Moved By** Councillor Rice

**Seconded By** Councillor Ferguson

**Be it resolved that** Council receive Staff Report PL2024-106 Application for Site Plan Agreement Approval SP13-24 Trustees of the Old Order Mennonite Conference, 144668 Southgate Road 14 for information; and  
**That** Council consider approval of By-law 2024-150 to authorize the Mayor and Clerk to sign a site plan agreement with the Trustees of the Old Order Mennonite Conference for lands at 144668 Southgate Road 14, Part of Lot 27, Concession 13, Egremont Parts 3 and 4 on Plan 16R11907 Southgate.

**Carried**

**9.1.2 By-law 2024-150 - Site Plan Agreement SP13-24  
Trustees of the Old Order Mennonite Conference**

No. 2024-597

**Moved By** Councillor Rice

**Seconded By** Councillor Shipston

**Be it resolved that** by-law number 2024-150 being a by-law to authorize the execution of a Site Plan Control Agreement be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**9.1.3 PL2024-107 - Holding Removal C33-24 Trustees of  
Old Order Mennonite Conference**

No. 2024-598

**Moved By** Councillor Ferguson

**Seconded By** Mayor Milne

**Be it resolved that** Staff report PL2024-107 regarding Application to Remove Holding Provisions in Zoning By-law Amendment 2023-038 Trustees of the Old Order Mennonite Conference, 144668 Southgate Road 14 is received for information; and

**That** Council consider the conditions related to the placing of the holding zone in By-law 2024-038 being met, and

**That** Council consider approval of By-law 2024-151 to remove the holding provision for lands in the Community Facilities (CF) Zone.

**Carried**

**9.1.4 By-law 2024-151 - C33-24 Removal of Hold Trustees  
of the Old Order Mennonite Conference**

No. 2024-599

**Moved By** Mayor Milne

**Seconded By** Councillor Ferguson

**Be it resolved that** by-law number 2024-151 being a By-law to remove Holding Provisions established in Zoning By-law No. 19-2002, of the Township of Southgate be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**10. Closed Meeting**

No. 2024-600

**Moved By** Mayor Milne

**Seconded By** Councillor Shipston

**Be it resolved that** Council proceed into closed session at 1:17PM in order to address matters relating Labour Relations or Employee Negotiations (Sec239(2)(d))(Subject: HR Matters); and **That** all those required remain in attendance.

**Carried**

Council recessed at 1:17PM and returned at 1:19PM.

Councillor Singh Soares joined the meeting at 1:27PM.

No. 2024-604

**Moved By** Councillor Shipston

**Seconded By** Councillor Rice

**Be it resolved that** Council proceed out of Closed Session at 2:27PM.

**Carried**

Council recessed at 2:27PM and returned at 2:35PM.

**11. By-laws and Motions**

**11.1 By-law 2024-156 - Appoint Interim Chief Administrative Officer**

Councillor Rice request a recoded vote on the motion.

No. 2024-605

**Moved By** Mayor Milne

**Seconded By** Councillor Shipston

**Be it resolved that** by-law number 2024-156 being a by-law to appoint Jim Ellis as the Interim Chief Administrative Officer for the Corporation of the Township of Southgate be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

Yay (5): Mayor Milne, Deputy Mayor Dobreen, Councillor Ferguson, Councillor Shipston, and Councillor John

Nay (2): Councillor Rice, and Councillor Singh Soares

**Carried (5 to 2)**

**11.2 By-law 2024-157 - Appoint Deputy Clerk**

No. 2024-606

**Moved By** Councillor Shipston

**Seconded By** Councillor John

**Be it resolved that** by-law number 2024-157 being a by-law to appoint a Deputy Clerk for the Township of Southgate be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**12. Reports of Municipal Officers**

**12.1 Planning Department**

**12.1.1 PL2024-105 - Site Plan Amending Agreement  
SP12-24 John MS Martin**

No. 2024-607

**Moved By** Councillor Rice

**Seconded By** Councillor Ferguson

**Be it resolved that** Council receive Staff Report PL2024-105 Application for Amending Site Plan Agreement SP12-24 John M. S. and Annie Martin, 146024 Southgate Road 14 for information; and

**That** Council approve By-law 2024-149 to authorize the Mayor and Clerk to sign a site plan amending agreement with John M. S. Martin and Annie Martin for lands at 146024 Southgate Road 14, Concession 10, Pt Lot 23, Proton.

**Carried**

**12.1.2 By-law 2024-149 - Site Plan Amending  
Agreement SP12-24 John M. S. Martin**

No. 2024-608

**Moved By** Councillor Ferguson

**Seconded By** Councillor Shipston

**Be it resolved that** by-law number 2024-149 being a by-law to authorize the execution of a Site Plan Control Amending Agreement be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**12.1.3 PL2024-108 - ZBA C30-24 Christian Bauman**

No. 2024-609

**Moved By** Councillor Shipston

**Seconded By** Mayor Milne



**Be it resolved that** Staff Report PL2024-108 for file C30-24 Christian Bauman 752334 Ida Street be received for information; and

**That** Council approve By-law 2024-142 to rezone 752334 Ida Street to permit a 750 square metre On-Farm Diversified Use (workshop), 500 square metre outdoor storage, and 150 square metre agricultural shed with combined power room; and

**That** Site Plan Approval apply to the On-Farm Diversified Use (OFDU).

**Carried**

**12.1.4 By-law 2024-142 - ZBA for file C30-24 Christian Bauman**

No. 2024-610

**Moved By** Councillor Rice

**Seconded By** Councillor Shipston

**Be it resolved that** by-law number 2024-142 being a by-law to amend Zoning By-law No. 19-2002, entitled the "Township of Southgate Zoning By-law" be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book

**Carried**

**12.1.5 PL2024-109 - Site Plan Agreement SP13-20 Southgate Renewables**

No. 2024-611

**Moved By** Mayor Milne

**Seconded By** Councillor John

**Be it resolved that** Council receive Staff Report PL2024-109 Application for Site Plan Agreement SP13-20 Southgate Renewables Holding Corp., 150 Eco Parkway for

information; and

**That** Council approve By-law 2024-155 to authorize the Mayor and Clerk to sign a site plan agreement with Southgate Renewables Holding Corp for lands at 150 Eco Parkway, Part Lot 237, 238 Concession 2 SWTSR Proton.

**Carried**

**12.1.6 By-law 2024-155 - Site Plan Agreement SP13-20 Southgate Renewables Holdings Corp**

No. 2024-612

**Moved By** Councillor Rice

**Seconded By** Councillor Ferguson

**Be it resolved that** by-law number 2024-155 being a by-law to authorize the execution of a Site Plan Control Agreement be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**12.2 Economic Development Officer Brenna Carroll**

**12.2.1 EDO2024-014-Downtown Revitalization Program**

No. 2024-613

**Moved By** Councillor Ferguson

**Seconded By** Councillor John

**Be it resolved that** Staff Report EDO2024-014 be received for information; and

**That** Council approve the commencement of the Downtown Revitalization Program for the town of Dundalk.

**Carried**

## 12.3 Clerk Lindsey Green

### 12.3.1 CL2024-039 - 2026 Municipal Election – Voting Methods

**Moved By** Councillor Ferguson

**Seconded By** Mayor Milne

**Be it resolved that** Staff Report CL2024-039 be received for information; and

**That** Council authorize internet and telephone voting as the voting method for the 2026 municipal and school board election by enactment of By-law 2024-154.

Councillor Singh Soares moved the following amendment to the main motion.

Without a seconder the following amendment was not considered.

**Amendment:**

**Moved By** Councillor Singh Soares

**Be it resolved that** Council direct staff to present a feasibility study to include paper ballots as a voting method for the 2026 Municipal Election.

Councillor Singh Soares requested a recorded vote on the motion.

No. 2024-614

**Moved By** Councillor Ferguson

**Seconded By** Mayor Milne

**Be it resolved that** Staff Report CL2024-039 be received for information; and

**That** Council authorize internet and telephone voting as the voting method for the 2026 municipal and school board election by enactment of By-law 2024-154.

Yay (6): Mayor Milne, Deputy Mayor Dobreen, Councillor Rice, Councillor Ferguson, Councillor Shipston, and Councillor John

Nay (1): Councillor Singh Soares

**Carried (6 to 1)**

**12.3.2 By-law 2024-154 - Alternative Voting By-law - 2026 Municipal Election**

No. 2024-615

**Moved By** Councillor John

**Seconded By** Councillor Rice

**Be it resolved that** by-law number 2024-154 being a by-law to authorize the use of internet and telephone voting as an alternative voting method for the 2026 municipal election be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

Council recessed at 3:37PM and returned at 3:45PM.

**13. By-laws and Motions**

**13.1 By-law 2024-153 - Appointment By-law - Building Inspector - Mark Robins**

No. 2024-616

**Moved By** Councillor Shipston

**Seconded By** Mayor Milne

**Be it resolved that** by-law number 2024-153 being a by-law to appoint a building inspector for the Township of Southgate be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**14. Notice of Motion**

**14.1 Deputy Mayor Dobreen - NOM - Maple Leaves Forever Campaign**

Deputy Mayor Dobreen relinquished the Chair.

Councillor Rice assumed the Chair.

No. 2024-617

**Moved By** Deputy Mayor Dobreen

**Seconded By** Councillor Shipston

**Whereas** many Native Maple trees that were planted in the late 19<sup>th</sup> century in return for government incentive are degrading and disappearing from the landscape of rural Southern Ontario due to them not being replaced with Native Canadian Maples; and

**Whereas** it is important to re-introduce and further restore Native Maples as a visual feature on the rural landscapes in Southern Ontario as they are naturally adapted to the local climate, site conditions and growing with other indigenous species, are relatively resistant to severe weather events, and they have evolved with local insects and disease pathogens; and

**Whereas** Maple Leaves Forever (<https://mapleleavesforever.ca>) encourages municipalities and planting agencies throughout Ontario and Canada to commit to planting Native Maples whenever a Maple is called for in municipal planting projects; and

**Whereas** the Township of Southgate has been choosing Native Maples in their plantings when appropriate to do so; and

**Whereas**, in recognition for our commitment, the Township would be eligible for rebates/discounts when planting Native Maples and placed on the Maple Leaves Forever Honor Roll.

**Now Therefore Be It Resolved** that the Township of Southgate recognizes the importance of the Native Maple tree, Canada’s arboreal emblem, and commits to always plant Native Maples whenever a maple is called for in any municipal planting project; and

**That** this resolution be forwarded to Maple Leaves Forever for recognition, Conservation Ontario, and Ontario municipalities.

**Carried**

Deputy Mayor Dobreen reassumed the Chair.

**15. Consent Items**

**15.1 Regular Business (for information)**

No. 2024-618

**Moved By** Councillor Shipston

**Seconded By** Councillor Rice

**Be it resolved that** Council proceed past 4:00PM.

**Carried**

No. 2024-619

**Moved By** Councillor Ferguson

**Seconded By** Councillor Shipston

**Be it resolved that** Council approve the items on the Regular Business consent agenda dated December 18, 2024 and direct staff to proceed with all necessary administrative actions.

**Carried**

**15.1.1 PW2024-042 2023 GRCA Dundalk Lagoon  
Performance Silver Level Recognition Program**

**15.1.2 PW2024-043 Department Report**

**15.2 Correspondence (for information)**

No. 2024-620

**Moved By** Councillor Shipston

**Seconded By** Mayor Milne

**Be it resolved that** Council receive the items on the Correspondence consent agenda dated December 18, 2024 as information.

Carried

**15.2.1 MMAH - Minister Calandra letter on Additional Residential Units - received November 28, 2024**

**15.2.2 Solicitor General - OPP Budget Correspondence - received November 29, 2024**

**15.3 Resolutions of Other Municipalities (for information)**

No. 2024-621

**Moved By** Councillor Ferguson

**Seconded By** Councillor Shipston

**Be it resolved that** Council receive the items on the Resolutions of other Municipalities consent agenda dated December 18, 2024 save and except items 15.3.1 Town of Coburg - Request Redistribution of the Provincial Land Transfer Tax and GST to Municipalities, as information.

Carried

**15.3.1 Town of Cobourg - Request the Redistribution of the Provincial Land Transfer Tax and GST to Municipalities- received December 6, 2024**

No. 2024-622

**Moved By** Councillor Shipston

**Seconded By** Councillor Ferguson

**Be it resolved that** Council of the Township of Southgate hereby supports the resolution passed by the Town of Coburg regarding the redistribution of the Provincial Land Tax and GST to Municipalities for Sustainable Infrastructure Funding; and

**That** a copy of this resolution be forwarded to Prime Minister Justin Trudeau, Premier Doug Ford, the Ontario Minister of Finance, the Minister of Municipal Affairs and Housing, local Members of Parliament (MPs), local Members of Provincial Parliament (MPPs), the Federation of

Canadian Municipalities (FCM) and the Association of Municipalities of Ontario (AMO).

**Carried**

**15.3.2 Township of Oro-Medonte - Request for Support - Tile Drain Loan Limit - received December 11, 2024**

**15.4 Closed Session (for information)**

None.

**16. County Report**

Mayor Milne provided an update on the most recent County of Grey Council meeting, noting that the County of Grey has given first approval to the 2025 County budget, further information can be viewed [here](#).

**17. Members Privilege - Good News & Celebrations**

Mayor Milne noted that the Holstein Santa Claus Parade held on December 14, 2024 and extended his congratulations to the Holstein Parade Committee on a successful event.

Deputy Mayor Dobreen congratulated Councillor John on receiving the YMCA Peace Medal for her work with JunCtian Community Initiatives.

Deputy Mayor Dobreen also thanked the community for their ongoing support of the Dundalk Food Bank, noting that there has been a significant need for the service and that the community has continued to be supportive in these difficult times.

**18. Closed Meeting**

No. 2024-623

**Moved By** Councillor Rice

**Seconded By** Councillor Shipston

**Be it resolved that** Council proceed into closed session at 4:02PM in order to address matters relating Labour Relations or Employee Negotiations (Sec239(2)(d)) and Personal Matters About an Identifiable Individual, Including Municipal or Local Board Employees



(Sec239(2)(c))(Subject: HR Matters), and Personal Matters About an Identifiable Individual, Including Municipal or Local Board Employees (Sec239(2)(c))(Subject: HR Update); and  
**That** all those required remain in attendance.

**Carried**

Council recessed at 4:02PM and returned at 4:04PM.

No. 2024-626

**Moved By** Councillor Ferguson

**Seconded By** Councillor Singh Soares

**Be it resolved that** Council proceed out of Closed Session at 4:48PM

**Carried**

Council recessed at 4:48PM and returned at 4:50PM.

**19. Confirming By-law**

No. 2024-627

**Moved By** Councillor Shipston

**Seconded By** Councillor Rice

**Be it resolved that** by-law number 2024-158 being a by-law to confirm the proceedings of the Council of the Corporation of the Township of Southgate at its regular meeting held on December 18, 2024 be read a first, second and third time, finally passed, signed by the Mayor and the Clerk, sealed with the seal of the Corporation and entered into the by-law book.

**Carried**

**20. Adjournment**

No. 2024-628

**Moved By** Councillor Rice

**Seconded By** Mayor Milne

**Be it resolved that** Council adjourn the meeting at 4:50PM.

**Carried**

---

Deputy Mayor Barbara Dobreen

---

Clerk Lindsey Green