



Middlesex Centre Council Minutes
Regular Meeting of Council

January 15, 2025, 9:30 a.m.
Hybrid Council Meeting (Virtual and In-Person)
13168 Ilderton Road / Virtual
Ilderton, Ontario, N0M 2A0

COUNCIL PRESENT: Mayor DeViet
Deputy Mayor Brennan
Councillor Shipley
Councillor Aerts
Councillor Cates
Councillor Berze
Councillor Coles

STAFF PRESENT: Michael Di Lullo - Chief Administrative Officer
Arnie Marsman - Director of Building Services / Chief Building Official
Colin Toth - Director of Emergency Services / Fire Chief
Rob Cascaden - Director of Public Works and Engineering
Scott Mairs - Director of Community Services
Tiffany Farrell - Director of Corporate Services
James Hutson - Municipal Clerk
Heather Kepran - Manager of Strategic Communications
Megan Kamermans - Deputy Clerk
Sophie Baysarowich, Communications & Legislative Services
Stephanie Bergman - Manager of Planning and Development

1. CALL TO ORDER

Mayor DeViet calls the meeting to order at 9:30 a.m. Members of the public are invited to participate in this meeting of Council by attending the meeting in-person at the Ilderton Community Centre located at 13168 Ilderton Rd, Ilderton, ON N0M 2A0.

Members of the public may also access the meeting which will be live-streamed on our Middlesex Centre YouTube channel or by contacting the Municipal Clerk to receive a registration link to join the meeting electronically.

Members of the public wishing to appear as a delegation can register for the meeting by visiting middlesexcentre.ca/participating-council-meetings or by contacting the Municipal Clerk at (519) 666-0190 by 4:30 p.m. on the Monday of the week of the scheduled meeting. All requests to delegate are subject to the provisions of the Middlesex Centre Procedure By-law.

Members of the public can choose to delegate in-person or by electronic participation. Accessible formats and communication supports are available upon request.

2. LAND ACKNOWLEDGEMENT

The Municipality of Middlesex Centre recognizes that we are gathering on the traditional territory of the Anishinaabe, Haudenosaunee, and Leni-Lunape Peoples. We acknowledge the enduring presence of First Nation, Métis and Inuit people on this land and are committed to moving forward in the spirit of reconciliation and respect.

Our neighbouring First Nations communities which continue to live as sovereign Nations include the Chippewas of the Thames First Nation, Oneida Nation of the Thames, and Munsee Delaware Nation.

3. ADDITIONS TO THE AGENDA

There are no Additions to the Agenda to note for the January 15, 2024 council meeting.

4. DISCLOSURE OF PECUNIARY INTEREST

There are no Disclosures of Pecuniary Interest to note for the January 15, 2024 council meeting.

5. DELEGATIONS AND PRESENTATIONS

5.1 YMCA of Southwestern Ontario Update

6. ADOPTION OF THE MINUTES

6.1 Minutes of the December 18, 2024 Council Meeting

Resolution # 2025-001

Moved by: Councillor Coles

Seconded by: Councillor Shipley

THAT the minutes of the Middlesex Centre Council meeting held on December 18, 2024 be adopted as printed.

CARRIED

7. CONSENT AGENDA

Resolution # 2025-002

Moved by: Councillor Cates
Seconded by: Councillor Berze

THAT Items 7.1 through 7.2 listed under the heading of Consent Agenda for January 15, 2025 be adopted as recommended.

CARRIED

7.1 Municipal Accountability Act, 2024

THAT Report CAO-1-2025, re: Municipal Accountability Act, 2024 be received for information.

7.2 Community Services Advisory Committee Meeting Minutes October 21, 2024

THAT the minutes of the Community Services Advisory Committee held on October 21, 2024 be approved.

8. STAFF REPORTS

8.1 Requirement for Sidewalks in Hamlet Settlement Areas

Stephanie Bergman, Manager of Planning is in attendance to provide an overview of the Staff Report.

Kristen Wright, is in attendance to speak to the Staff Report.

Resolution # 2025-003

Moved by: Deputy Mayor Brennan
Seconded by: Councillor Cates

THAT Report PWE 01-2025, re: Requirement for Sidewalks in Hamlet Settlement Areas be received;

AND THAT Council direct staff to proceed with Option #1 as outlined in the staff report.

CARRIED

8.2 Council Grants and Delaware Hydro Reserve Fund Program 2025

Heather Kepran, Manager of Strategic Communications is in attendance to provide an overview of the Staff Report.

Resolution # 2025-004

Moved by: Councillor Berze
Seconded by: Councillor Coles

THAT Report CPS-01-2025, re: Council Grants and Delaware Hydro Reserve fund Program 2025 be received;

AND THAT in accordance with the Council Grants Policy:

- the request from Camp-Kee-Mo-Kee be approved in the amount of \$1,285; and
- request from the Del-Ko-Brydge Canada Day Community be approved in the amount of \$2,000; and
- the request from the Ilderton & Area Business Association be approved in the amount of \$5,000; and
- the request from the Middlesex Centre Archives be approved in the amount of \$2,680; and
- the request from the Optimist Club of Bryanston-Birr be approved in the amount of \$1,600; and
- the request from the Optimist Club of Ilderton be approved in the amount of \$850; and
- the request from the Optimist Club of Kilworth-Komoka be approved in the amount of \$1,000; and
- the request from the Poplar Hill Lions be approved in the amount of \$1,500; and
- the request from the Poplar Hill Picnic be approved in the amount of \$1,200; and
- the request from the Tri-County Heritage Club be approved in the amount of \$1,500; and

AND THAT the request from the Delaware Lioness be approved in the amount of \$900 in accordance with the Delaware Hydro Reserve Fund Policy;

AND FURTHER THAT staff be directed to prepare correspondence and/or issue payment to the above noted organizations.

CARRIED

9. NOTICE OF MOTION

There are no Notices of Motion to note for the January 15, 2025 council meeting.

10. CORRESPONDENCE

There is no Correspondence to note for the January 15, 2025 council meeting.

11. COUNTY COUNCIL UPDATE

Deputy Mayor Brennan provides an overview of the Middlesex County Council meeting held on January 14, 2025. Please visit the Middlesex County website for full meeting minutes and highlights.

12. CLOSED SESSION

Resolution # 2025-005

Moved by: Councillor Shipley

Seconded by: Councillor Cates

THAT the Council for the Municipality of Middlesex Centre adjourn to closed session at 10:39 a.m. pursuant to Section 239 (2) of the Municipal Act, 2001, as amended to discuss the following matters:

Section 239 (2)(c) a proposed or pending acquisition or disposition of land by the municipality or local board (Proposed Disposition - Wards 1 and 2, Proposed Acquisition - Ward 4)

CARRIED

12.1 CALL TO ORDER

12.2 DISCLOSURE OF PECUNIARY INTEREST

12.3 ADOPTION OF MINUTES

12.3.1 Minutes of the December 18, 2024 Closed Session

12.4 CLOSED SESSION ITEMS

12.4.1 Proposed Disposition (Ward 1)

The following motion is considered in open session:

Resolution # 2024-007

Moved by: Councillor Coles

Seconded by: Councillor Aerts

THAT the municipally owned property located at Plan 363 Part Lot 2 and 3, known municipally as 13211 Ilderton Road (former CIBC location) in the Municipality of Middlesex Centre be deemed surplus to municipal needs;

AND FURTHER THAT staff is directed to proceed with the disposal of the subject lands in accordance with By-law 2012-043

CARRIED

12.4.2 Proposed Disposition (Ward 2)

The following motion is considered in open session:

Resolution # 2024-008

Moved by: Deputy Mayor Brennan

Seconded by: Councillor Cates

THAT the municipally owned property located at Concession 12 Part Lot 9 and known municipally as 15237 Thirteen Mile Road (former Bryanston Public School) in the Municipality of Middlesex Centre be deemed surplus to municipal needs;

AND FURTHER THAT staff is directed to proceed with the disposal of the subject lands in accordance with By-law 2012-043

CARRIED

12.4.3 Proposed Acquisition (Ward 4)

12.5 ADJOURNMENT

Resolution # 2024-006

Moved by: Councillor Cates

Seconded by: Councillor Shipley

THAT Council rise from closed session and return to open session at 11:56 a.m.

CARRIED

During the closed session Council received an update on proposed property dispositions in Ward 1 and Ward 2 as well as a proposed acquisition in Ward 4 and provided direction to staff. Please refer to the motions for item(s) 12.4.1 and 12.4.2 for open session resolutions related to these matters.

13. OTHER BUSINESS

14. BY-LAWS

Resolution # 2025-009

Moved by: Councillor Berze

Seconded by: Councillor Cates

THAT By-laws 2025-001 through to By-law 2025-009 be adopted as printed.

CARRIED

14.1 2025-001

Being a By-law approving and ratifying a Severance Agreement between Stuart Donald McLachlan, Ross James McLachlan and Katerine

McLachlan as the “Owners” and the Municipality of Middlesex Centre as the “Municipality”.

14.2 2025-002

Being a By-law approving and ratifying a Severance Agreement between 1891958 Ontario Ltd. as the “Owner” and the Municipality of Middlesex Centre as the “Municipality”.

14.3 2025-003

Being a By-law approving and ratifying a Severance Agreement between 1891958 Ontario Ltd. as the “Owner” and the Municipality of Middlesex Centre as the “Municipality”.

14.4 2025-004

Being a By-law approving and ratifying a Severance Agreement between Cole Estate Farms Inc. as the “Owner” and the Municipality of Middlesex Centre as the “Municipality”.

14.5 2025-005

Being a By-law approving and ratifying a Severance Agreement between Cole Estate Farms Inc. as the “Owner” and the Municipality of Middlesex Centre as the “Municipality”.

14.6 2025-006

Being a By-law approving and ratifying a Severance Agreement between Cole Estate Farms Inc. as the “Owner” and the Municipality of Middlesex Centre as the “Municipality”.

14.7 2025-007

Being a by-law to authorize the borrowing of \$67,545.68 upon debentures towards the cost of constructing certain drains and drainage works.

14.8 2025-008

Being a by-law to authorize the borrowing of \$21,553.65 upon debentures towards the cost of constructing certain drains and drainage works

14.9 2025-009

Being a By-law of the Corporation of the Municipality of Middlesex Centre to appoint the Committee of Adjustment for the Municipality of Middlesex Centre

14.10 2025-010

Being a By-law to adopt and confirm all actions and proceedings of the Council of the Municipality of Middlesex Centre at the Council meeting held on January 15, 2025

15. ADJOURNMENT

The next Council meeting is scheduled for January 29, 2025.

Resolution # 2025-010

Moved by: Councillor Coles

Seconded by: Councillor Cates

THAT the Council for the Municipality of Middlesex Centre adjourns the January 15, 2025 Council meeting at 12:00 p.m.

CARRIED

Aina DeViet, Mayor

James Hutson, Municipal Clerk