



# **Municipality of West Elgin**

## **Agenda**

### **Council Meeting**

Date: May 22, 2025, 4:00 p.m.  
Location: Council Chambers  
160 Main Street  
West Lorne

Council Meetings are held in-person at 160 Main Street, West Lorne, and the post-meeting recording available at [www.westelgin.net](http://www.westelgin.net), when available (pending no technical difficulties).

**1. Call to Order**

**2. Adoption of Agenda**

Recommendation:

That West Elgin Council hereby adopts the Regular Council Agenda for May 22, 2025 as presented.

**3. Disclosure of Pecuniary Interest and General Nature Thereof**

**4. Public Meeting - Consideration Meeting for the McGill Branches of the McMillan Drain**

Recommendation:

That West Elgin Council hereby proceed into a Public Meeting pursuant to *Drainage Act*.

**4.1 Engineers Report, dated April 10, 2025**

Mr. JM Spriet to present Engineers report for the McGill Branches of the McMillan Drain.

Recommendation:

That the Council of the Municipality of West Elgin hereby receives the Engineers report as prepared and presented by Mr. JM Spriet, P. Eng.; and

That Council authorizes staff to initiate the tender process in accordance with the *Drainage Act*, if required, for the construction to the Municipal Drain known as McGill Branches of the McMillian Drain, to be considered by Council following the Court of Revision; and

That the Court of Revision be scheduled for Thursday, June 26, 2025, at 3:45pm; and

That Council consider the provisional By-Law 2025-28, as presented in the By-Law portion of the agenda for a first and second reading.

#### **4.2 Landowner Comment**

#### **4.3 Public Comment**

#### **4.4 Council Comment**

#### **4.5 Adjournment of Public Meeting, Drainage Act**

Recommendation:

That West Elgin Council hereby adjourn the Public Meeting, pursuant to the *Drainage Act*.

### **5. Public Meeting - Zoning Amendments**

Recommendation:

That West Elgin Council hereby proceed into a Public meeting, pursuant to the *Planning Act*.

#### **5.1 D-14 3-2025, Marsh Line**

#### **5.1.1 Planners Report, 3-2025, Marsh Line**

Recommendation:

That West Elgin Council hereby receives the report from Robert Brown, Planner regarding Zoning Amendment Application D-14 3-2025 – Recommendation Report (Planning Report 2025-11).

That West Elgin Council approve an amendment of the existing Residential First Density Special Regulation 9 (R1-9) Zone to add semi-detached dwellings and semi-detached dwelling units as an additional permitted use on up to 6 lots within the Creek's Edge subdivision and establish the necessary zoning regulations for semi-detached and semi-detached dwelling units, and

Further that West Elgin Council consider the by-law to amend the Zoning by-law, as presented in the by-law portion of the May 22, 2025, Council Agenda.

#### **5.1.2 Council Comment**

#### **5.1.3 Landowner Comment**

#### **5.1.4 Public Comment**

### **5.2 D-14 4-2025, 24915 Crinan Line**

#### **5.2.1 Planners Report, 4-2025, 24915 Crinan Line**

Recommendation:

That West Elgin Council hereby receives the report from Robert Brown, Planner regarding Zoning Amendment Application D-14 4-2025 – Recommendation Report (Planning Report 2025-10).

That West Elgin Council approve the rezoning of 24915 Crinan Line from General Agricultural (A1) to Agricultural (A2) and Restricted Agricultural (A3), in accordance with the attached draft by-law, and

Further that West Elgin Council consider the by-law to amend the Zoning By-law, as presented in the by-law portion of the May 22, 2025, Council Agenda.

#### **5.2.2 Council Comment**

#### **5.2.3 Landowner Comment**

#### **5.2.4 Public Comment**

### **5.3 Adjournment of Public Meeting, Planning Act**

Recommendation:

That West Elgin Council hereby adjourn the Public Meeting, pursuant to the *Planning Act*.

## **6. Adoption of Minutes**

Recommendation:

That West Elgin Council hereby adopt the Minutes of May 8 (Regular Meeting) and May 12, 2025 (Special Meeting) as presented.

## **7. Business Arising from Minutes**

## **8. Staff Reports**

### **8.1 Corporate Services & Finance**

#### **8.1.1 2025 Budget Presentation: Port Glasgow Trailer Park, Water and Wastewater**

Recommendation:

That West Elgin Council hereby receive the 2025 Port Glasgow Trailer Park, Water and Wastewater budgets, for deliberations purposes.

##### **8.1.1.1 Port Glasgow Trailer Park**

##### **8.1.1.2 Water**

##### **8.1.1.3 Wastewater - Rodney**

##### **8.1.1.4 Wastewater - West Lorne**

## **9. Committee and Board Reports or Updates**

- Economic Development Committee
- Bo Horvat Community Center (Arena) Board
- Recreation Committee
- Four Counties Transit Committee
- Old Town Hall Committee
- Heritage Homes
- Rodney Park
- Other Committees

## **10. Notice of Motion**

### **10.1 Councillor Denning - Rescind Motion #122 (Relocation of West Lorne Cenotaph)**

Motion to be read at Regular Meeting of Council, June 12, 2025.

*"I, Councillor Denning, hereby move a motion to rescind Motion #122, which passed on April 10, 2025, which requested staff to provide a report with options to move the West Lorne Cenotaph from the Bo Horvat Community Center to the Rosalie Krebsz Heritage Park."*

## **11. Council Inquires/Announcements**

Council opportunity for informal inquiries and/or announcements.

## **12. Correspondence**

Recommendation:

That West Elgin Council hereby receive and file all correspondence, not otherwise dealt with.

### **12.1 Hydro One, Longwoods to Lakeshore Project - Notice of Preferred Route and Upcoming Open Houses**

### **12.2 County of Elgin 2025 Warden's Golf Tournament**

### **12.3 Letter dated May 13, 2025 from Hon. Robert J Flack, Minister of Municipal Affairs and Housing Re: Protect Ontario by Building Faster and Smarter Act, 2025 (Bill 17)**

### **12.4 Watson & Associates, Preliminary Assessment of Bill 17**

- 12.5 Letter dated May 13, 2025 from J.G. (Jon) Dumond, Chief Superintendent, Bureau Commander, Crime Prevention and Community Support Bureau**

**13. Items Requiring Council Consideration**

**13.1 Liquor License Extension - Elgin International Club**

Recommendation:

That West Elgin Council hereby receive the request received May 20, 2025 from Lori Parker, Past President, Elgin International Club Re: Liquor License 801297; And

That Council hereby request staff to write a letter of support for a Liquor License Extension, for the 2025 events indicated by the Elgin International Club.

**14. By-Laws**

**14.1 2025-26, Zoning Amendment D14-3, Marsh Line**

Recommendation:

That By-law 2025-26, being a By-Law to Amend the Municipality of West Elgin Comprehensive Zoning By-Law No. 2015-36 for VL NS of Marsh Line, be read a first, second and third and final time.

**14.2 2025-27, Zoning Amendment D14-4, 24915 Crinan Line**

Recommendation:

That By-law 2025-27, being a By-Law to Amend the Municipality of West Elgin Comprehensive Zoning By-Law No. 2015-36 for property at 24915 Crinan Line, be read a first, second and third and final time.

**14.3 By-law 2025-28, McGill Branches of the McMillian Drain**

Recommendation:

That By-law 2025-28, being a By-Law to provide for drainage works on the McGill Branches of the McMillian Drain in the Municipality of West Elgin, be read a first and second time, and provisionally adopted.

**15. Upcoming Budget and Special Meetings**

- Wednesday, May 28, 2025, 4:00pm - Special Meeting, Budget Deliberations
- Tuesday, June 3, 2025, 4:00pm - Special Meeting, Budget Deliberations
- Thursday, June 5, 2025, 4:00pm - Special Meeting, Councillor Ward 3 Interviews
- Monday, June 9, 2025, 4:00pm - Special Meeting, Budget Deliberations
- Tuesday, June 10, 2025, 4:00pm - Special Meeting, Budget Deliberations (If necessary)
- Thursday, June 12, 2025, 4:00pm - Regular Meeting, Ward 3 Councillor to be appointed

**16. Closed Session**

Recommendation:

That the Council of the Municipality of West Elgin hereby proceeds into Closed Session at \_\_\_\_\_ pm, to discuss matters pursuant to the *Municipal Act*, Section 239 2(c), being a proposed or pending acquisition or disposition of land by the municipality or local board (O'Malley Road).

**17. Report from Closed Session**

**18. Confirming By-Law**

Recommendation:

That By-law 2025-29 being a By-law to confirm the proceeding of the Regular Meeting of Council held on May 22, 2025, be read a first, second and third and final time.

**19. Adjournment**

Recommendation:

That the Council of the Municipality of West Elgin hereby adjourn at \_\_\_\_\_ to meet again at 4:00pm, on Wednesday, May 28, 2025 (Special Meeting - Budget Deliberations) or at the call of the Chair.