

**TOWN OF THESSALON
SPECIAL COUNCIL MEETING AGENDA
3:00 P.M.
September 6, 2022
W. J. BARRETT CHAMBERS, 187 MAIN STREET
VIA ZOOM**

Regular Meeting

- i) Opening of the Special Meeting
- ii) Declaration of Pecuniary Interest and General Nature Thereof
- iii) Adoption of Minutes of Previous Meetings
- iv) Delegation: None
- v) Business Arising from Minutes of Previous Meeting
- vi) Letters and Communications for Action
 - 1) Planning Advisory Committee – Minutes
 - 2) Mark Lepore – Deeming By-law – Next Steps
- vii) Letters and Communications for Information
- viii) Committee and Staff Reports
- ix) General Business
 - 1) By-law 2502 – Deeming By-law
 - 2) By-law 2503 – Confirmatory
- x) Closed Session
- xi) Passing of Confirmatory By-law
- xii) Adjournment

Town of Thessalon is inviting you to a scheduled Zoom meeting.

Topic: Special Council Meeting

Time: Sep 6, 2022 03:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/84821242986?pwd=SmQ2K0pvNGJUVIE2NnVSRFhnaXh5dz09>

Meeting ID: 848 2124 2986

Passcode: 892427

Find your local number: <https://us02web.zoom.us/u/keCTaPd7yt>

Please Remember To Mute Your Cell Phone and Refrain From Textin

**LETTERS AND COMMUNICATIONS
FOR ACTION**

THESE MINUTES ARE THE INTERPRETATION OF THE RECORDER ONLY AND ARE NOT OFFICIAL UNTIL APPROVED BY THE COMMITTEE.

Chair Jordan Bird declared the Special Meeting open at 2:18 p.m. Present in the W. J. Barrett Chambers were Chair Jordan Bird, members Kevin King and Tom Mills, and Secretary Lindsay MacFarlane. Councillor Marcel Baron joined the meeting via Zoom. Mayor Bill Rosenberg was absent.

Delegation: None

Resolution No. 2022-09-01: Kevin King – Tom Mills: "Be it resolved that the committee recommend to Council to approve the Deeming By-law Application DBL 2022-2 removing PLAN INDIAN DEPT BLK P S PT LOT 12 (56 Water St.) and PLAN INDIAN DEPT BLK P LOT 1 (Federation St) from the Plan of Subdivision to allow for consolidation."
CARRIED

Resolution No. 2022-09-02: Marcel Baron – Tom Mills: "Be it resolved that the Planning Advisory Committee meeting be adjourned at 2:15 p.m."
CARRIED

Jordan Bird, Chair

Lindsay MacFarlane, Executive Assistant

From: Mark Lepore <MLepore@ssmlawfirm.com>
Sent: Wednesday, August 31, 2022 9:47 PM
To: Lindsay MacFarlane <Lindsay@thessalon.ca>
Subject: RE: Deeming By-law 2022-2

Hi Lindsay,

I have reviewed the application and the draft bylaw and am attaching the bylaw with my revisions in markup form. The revisions are mainly with respect to the legal description and the description of the plan of subdivision.

This deeming bylaw will deem part of Lot 12 Block P and all of Lot 1 Block P as not being within a plan of subdivision which means that the lots will merge together. Council should also require the applicant to have its lawyer register an application to consolidate so that the parcel is also merged by the land registry office and one PIN number is assigned. This will reinforce the fact that the parcels will be merged. This application to consolidate would be done by the applicant's lawyer after the registration of the deeming bylaw.

Mark A. Lepore, BMOS, JD

Partner

Laidlaw Paciocco Dumanski Spadafora & Johnson LLP
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Hi Lindsay,

I will be registering the deeming bylaw. The application to consolidate is not absolutely necessary in every case but in this case I would suggest that being done. This would be something the applicant has to do.

Mark A. Lepore, BMOS, JD
Partner

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GENERAL BUSINESS

THE CORPORATION OF THE TOWN OF THESSALON

BY-LAW NUMBER 2502

BEING A BY-LAW pursuant to Section 50 of the Planning Act, R.S.O., 1990 c. P.13 deeming the South Half of Lot 12, Block P according to Indian Department Survey for the Town of Thessalon and Lot 1, Block P according to Indian Department Survey for the Town of Thessalon on a Plan of Subdivision that has been registered for Eight (8) Years or more as deemed not to be on a Registered Plan of Subdivision.

WHEREAS it is provided by the *Planning Act*, R.S.O. 1990 c. P.13, s. 50(4) that the Council of a municipality may by by-law designate any Plan of Subdivision or part thereof that has been registered for eight years or more, as not being a Plan of Subdivision for Subdivision Control purposes;

AND WHEREAS Registered Plan of Subdivision Indian Department Survey for the Town of Thessalon was registered in the Land Registry Office for the Registry Division of the District of Algoma on July 16, 1889 and an application has been submitted by Roger Beaudoin and Ute Kissau with respect to this plan requesting a part of the Registered Plan of Subdivision Indian Department Survey for the Town of Thessalon be deemed not to be a registered plan of subdivision;

AND WHEREAS in the opinion of the Council it is desirable that the South Half of Lot 12, Block P according to Indian Department Survey for the Town of Thessalon and Lot 1, Block P according to Indian Department Survey for the Town of Thessalon being part of the Plan of Subdivision referred to herein, be deemed not to be Lots on a registered Plan of Subdivision;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF THESSALON HEREBY ENACTS AS FOLLOWS:

1. The plans of subdivision or parts of plans of subdivision described as follows are hereby designated to be plans of subdivision or parts thereof which shall be deemed not to be registered plans of subdivision for the purposes of section 50(3) of the Planning Act:

South Half of Lot 12, Block P according to Indian Department Survey for the Town of Thessalon (PIN 31446-1215 (LT))

Lot 1, Block P according to Indian Department Survey for the Town of Thessalon (PIN 31446-1211 (LT))

2. To register a certified copy of this by-law in the proper Land Registry Office on title to the subject property.
3. This by-law shall come into force and take effect when it is registered in the Land Registry Office by the Clerk-Treasurer of the municipality.

PASSED in open Council this 6th day of September, 2022.

Mayor

Seal

Clerk-Treasurer

THE CORPORATION OF THE TOWN OF THESSALON
BY-LAW NUMBER 2503

BEING A BY-LAW to confirm the proceedings of the special meeting of Council held on September 6th, 2022.

WHEREAS Section 5, Subsection 3 of the Municipal Act, R.S.O. 2001, c. 25, as amended, requires a municipal council to exercise its power by by-law except where otherwise provided;

AND WHEREAS in many cases, action which is taken or authorized to be taken by a Council or Committee of Council does not lend itself to an individual by-law;

NOW THEREFORE the Council of the Corporation of the Town of Thessalon hereby **ENACTS AS FOLLOWS:**

1. The actions of Council at its special meeting on September 6th, 2022 in respect to each motion, resolution and other action passed and taken by the Council at its said special meeting, is, except where prior approval of the Ontario Municipal Board is required, hereby adopted, ratified and confirmed.
2. The Mayor and the proper officers of the Town are hereby authorized and directed to do all things necessary to give effect to the said action or to obtain approvals where required, and to execute all documents as may be necessary and directed to affix the Corporate Seal to all such documents as required.
3. This by-law shall come into force and take effect immediately upon the final passing thereof.

PASSED in Open Council this 6th day of September, 2022.

Seal

Mayor

Clerk-Treasurer