

TOWNSHIP OF BLANDFORD-BLENHEIM

COUNCIL MEETING AGENDA

Wednesday, April 19th, 2023

Watch via Live Stream on Township's YouTube:
<https://www.youtube.com/channel/UCdKRV0GAEuFaGbwhRPzoEXA>

4:00 p.m.

1. Welcome

2. Call to Order

3. Approval of the Agenda

Recommendation:

That the agenda for the April 19th, 2023 Regular Meeting of Council be adopted.

4. Disclosure of Pecuniary Interest

5. Minutes

a. [April 5th, 2023 Minutes of Council](#)

Recommendation:

That the minutes of the April 5th, 2023 Meeting of Council be adopted, as printed and circulated.

6. Business Arising from the Minutes

7. Public Meetings

a. Public Meeting Under the Planning Act

[i. Application for Zone Change – ZN-23-04 \(Hartung & Harrison\)](#)

Recommendation:

That the Council of the Township of Blandford-Blenheim approve the zone change application submitted by James Hartung and Matthew Harrison whereby the lands described as Part Lot 5, Concession 14 (Blandford), in the Township of Blandford-Blenheim, are to be rezoned from 'Residential Existing Lot Zone (RE)' to 'Special Residential Existing Lot Zone (RE-sp)' to permit a converted dwelling.

b. Public Meeting Under the Planning Act, Committee of Adjustment

i. Minutes

[March 15th, 2023 Meeting of the Committee of Adjustment](#)

ii. Applications

[MVA-02-23 Fred Attridge, 8 Victoria Street East, Princeton](#)

Recommendation:

That the Township of Blandford-Blenheim Committee of Adjustment approve Application File A02-23, submitted by Fred Attridge for lands described as Part Lot 8, Plan 65 in the Township of Blandford-Blenheim as it relates to:

1. Relief from Section 15.2 to reduce the required front yard depth from 9 m (29.6 ft) to 4.3 m (14.1 ft) to facilitate the construction or placement of a building accessory to a residential use;
2. Relief from Section 15.2 to reduce the required exterior side yard width from 9 m (29.6 ft) to 6.1 m (20 ft) to facilitate the construction or placement of a building accessory to a residential use; and,
3. Relief from Section 15.2 to reduce the required setback from the centreline of a County Road from 22 m (72.2 ft) to 14.3 m (46.9 ft) to facilitate the construction or placement of a building accessory to a residential use.

Subject to the following condition:

- i. That the proposed relief shall only apply to a single detached dwelling of the approximate size and location as depicted on Plate 3 of Report CP 2023-116.

The proposed relief meets the four tests of a minor variance as set out in Section 45 (1) of the Planning Act as follows:

- (i) deemed to be minor variances from the provisions of the Township of Blandford-Blenheim Zoning By-law No. 1360-2002;
- (ii) desirable for the appropriate development or use of the land;
- (iii) in keeping with the general intent and purpose of the Township of Blandford-Blenheim Zoning By-law No. 1360-2002, and;
- (iv) in keeping with the general intent and purpose of the Official Plan of the County of Oxford.

8. Delegations / Presentations

None.

9. Correspondence

a. Specific

None.

b. General

None.

10. Staff Reports

a. Drew Davidson – Director of Protective Services

i. FC-23-04 – Monthly Report

Recommendation:

That Report FC-23-04 be received as information.

b. John Scherer – Chief Building Official

i. CBO-23-04 – Monthly Report

Recommendation:

That Report CBO-23-04 be received as information.

11. Reports from Council Members

12. Unfinished Business

13. Closed Session

a. A proposed or pending acquisition or disposition of land by the municipality or local board

Re: Storm Water Management

14. Motions and Notices of Motion

15. New Business

16. By-laws

a. 2359-2023, Being a By-law to amend zoning by-law 1360-2002 (2498298 Ontario Ltd.);

b. 2360-2023, Being a By-law to amend zoning by-law 1360-2002 (ZN1-23-04 (Hartung & Harrison);

c. 2361-2023, Being a by-law to establish the Corporation of the Township of Blandford-Blenheim Fees and Charges; and,

Township of Blandford-Blenheim Website

d. 2362-2023, Being a By-law to confirm the proceedings of Council.

Recommendation:

That the following By-laws be now read a first and second time: 2359-2023, 2360-2023, 2361-2023, & 2362-2023.

Recommendation:

That the following By-laws be now given a third and final reading: 2359-2023, 2360-2023, 2361-2023, & 2362-2023.

17. Other

18. Adjournment and Next Meeting

Wednesday, May 3, 2023 at 4:00 p.m.

Recommendation:

That Whereas business before Council has been completed at _____ pm;

That Council adjourn to meet again on Wednesday, May 3, 2023 at 4:00 p.m.

MINUTES

Council met at 4:00 p.m. for their first Regular Meeting of the month.

Present: Mayor Peterson, Councillors Banbury, Barnes, Demarest and Young.

Staff: Baer, Davidson, Harmer, Krug, Matheson, and Mordue.

Other: Robson, Planner.

Mayor Peterson in the Chair.

1. Welcome

2. Call to Order

3. Approval of the Agenda

RESOLUTION #1

Moved by – Councillor Barnes
Seconded by – Councillor Demarest

Be it hereby resolved that the agenda for the April 5th, 2023 Regular Meeting of Council be adopted as printed and circulated.

.Carried

4. Disclosure of Pecuniary Interest

None.

5. Adoption of Minutes

a. March 15th, 2023 Minutes of Council

RESOLUTION #2

Moved by – Councillor Barnes
Seconded by – Councillor Demarest

Be it hereby resolved that the Minutes of the March 15th, 2023 Meeting of Council be adopted, as printed and circulated.

.Carried

6. Business Arising from the Minutes

None.

7. Public Meetings

a. Public Meeting Under the Planning Act

- i. Applications for Draft Plan of Zone Change, ZN1-23-03, Stoffyn & Perkel

RESOLUTION #3

Moved by – Councillor Barnes

Seconded by – Councillor Demarest

Be it hereby resolved that Council rise and go into a Public Meeting under the Planning Act to consider an application for zone change:

ZN1-23-03 – Stoffyn & Perkel;

And that Mayor Peterson Chair the Public Meeting.

.Carried

The Planner presented the report recommending to approve the zone change application. The applicants were present. No one in the audience spoke for or against the application.

RESOLUTION #4

Moved by – Councillor Barnes

Seconded by – Councillor Demarest

Be it hereby resolved that the Public Meeting be adjourned and that the Regular Meeting of Council reconvene.

.Carried

RESOLUTION #5

Moved by – Councillor Demarest

Seconded by – Councillor Barnes

Be it hereby resolved that the Council of the Township of Blandford-Blenheim approve the zone change application submitted by Olivier Stoffyn & Kayla Perkel, whereby the lands described as Part Lot 12, Concession 2 (Blenheim), Township of Blandford-Blenheim are to be rezoned from 'Limited Agricultural Zone (A1)' to 'Special Limited Agricultural Zone (A1-G5)' to permit a garden suite for a temporary time period of ten (10) years.

.Carried

8. Delegations / Presentations

- a. Drumbo Lion's Club Members, Re: Donation for Ball Diamond Fencing.

Several members of the Drumbo Lion's Club attended the Meeting to present a cheque, along with the Mayor and Community Services Manager to the Township in the amount of \$1,000.00. This Donation will be applied toward the Ball Diamond Fencing.

9. Correspondence

- a. Specific

- i. John Maheu, Executive Director & Kelly Elliott, Markets & Communications Specialist, Association of Ontario Road Supervisors, Re: Rejecting a New Fee Proposed by Enbridge Gas.

RESOLUTION #6

Moved by – Councillor Demarest
Seconded by – Councillor Barnes

Be it hereby resolved that WHEREAS, Enbridge recently made an announcement of their intention to begin charging third-party contractors and other utilities \$200 CAD (plus applicable taxes) for utility locates where a field locate is required;

AND WHEREAS, third-party contractors include Ontario municipalities;

AND WHEREAS, these locate requests are only required as Ontario municipalities have allowed utilities to use municipal right of ways at no charge to the utilities;

AND WHEREAS, this announcement of new downloaded costs will negatively impact the budgets of Ontario municipalities which are already burdened;

AND WHEREAS, if Enbridge is successful in implementing this new charge, a precedence is set for other utility companies to also begin charging for locates;

THEREFORE IT BE RESOLVED, that the Township of Blandford-Blenheim strongly opposes these utility locate costs being downloaded to Ontario municipalities by Enbridge Gas or other utilities;

AND THAT, the Province of Ontario's Ministry of Public and Business Service Delivery make it clear that these costs must be borne by the utilities themselves;

AND THAT, this decision be forwarded to Minister of Public and Business Service Delivery Kaleed Rasheed, Minister of Infrastructure Kinga Surma, Minister of Energy Todd Smith, Premier Doug Ford, Ernie Hardeman MPP, the Association of Ontario Road Supervisors and the Association of Municipalities of Ontario.

.Carried

- ii. Amy Humphries, Clerk, City of Woodstock, Re: Resolution regarding Reducing Municipal Insurance Costs.

RESOLUTION #7

Moved by – Councillor Demarest
Seconded by – Councillor Barnes

Be it hereby resolved that the Council of the Township of Blandford-Blenheim supports the resolutions of the municipality of Chatham-Kent and the City of Woodstock regarding insurance premium increases and directs staff to contact Local Authority Services (LAS) to indicate support for the creation of a municipal reciprocal insurance provider.

.Carried

- iii. Shelley Brown, Acting Clerk, Town of Essex, Re: the Reinstatement of Legislation Permitting a Municipality to Retain Surplus Proceeds from Tax Sales.

RESOLUTION #8

Moved by – Councillor Demarest
Seconded by – Councillor Barnes

Be it hereby resolved that the Council of the Township of Blandford-Blenheim support the Town of Essex and urge the Provincial government to re-instate previous legislation that permitted a municipality to apply for and retain the surplus proceeds from a tax sale in their jurisdiction.

.Carried

b. General

- i. Benjamin Addley, Chief Administrative Officer, Oxford County, Re: 2022 Annual Wastewater System Performance;
- ii. Benjamin Addley, Chief Administrative Officer, Oxford County, Re: Evaluation of Traffic Calming Measures and Port Monitoring Speed Reviews in Drumbo, Plattsville, Bright and Harrington; and,
- iii. Benjamin Addley, Chief Administrative Officer, Oxford County, Re: 2022 Annual Waste Management Reports.

RESOLUTION #9

Moved by – Councillor Demarest
Seconded by – Councillor Barnes

Be it hereby resolved that the general correspondence items be received as information.

.Carried

10. Staff Reports

a. Trevor Baer – Manager of Community Services

- i. CS-23-06 – Monthly Report

RESOLUTION #10

Moved by – Councillor Demarest
Seconded by – Councillor Barnes

That Report CS-23-06 be received as information.

.Carried

b. Jim Borton – Director of Public Works

- i. PW-23-08 – Monthly Report

RESOLUTION #11

Moved by – Councillor Demarest
Seconded by – Councillor Barnes

Be it hereby resolved that Report PW-23-08 be received as information.
.Carried

c. Jim Harmer – Drainage Superintendent

- i. DS-23-04 – Monthly Report

RESOLUTION #12

Moved by – Councillor Banbury

Seconded by – Councillor Young

Be it hereby resolved that Report DS-23-04 be received as information; and,

That the Fees and Charges By-law proposed amendments for CLI-ECA applications be posted on the Township website; and,

That Council authorize the Director of Finance prepare an amending By-Law for the April 19th 2023 council meeting to reflect the new fees.

.Carried

RESOLUTION #13

Moved by – Councillor Banbury

Seconded by – Councillor Young

Be it hereby resolved that the Engineer be directed to expand the existing Block Assessment area used in the maintenance schedule for the Plattsville Drain to include all of the Plattsville Estate Phase 3 and Phase 4 less the area of Phase 4 that outlet to Albert St and the Hall Branch of Plattsville Drain 2007.

.Carried

- ii. DS-23-05 – McCrow Drain Tender

RESOLUTION #14

Moved by – Councillor Banbury

Seconded by – Councillor Young

Be it hereby resolved that Report DS-23-05 be received as information;

And further that the tender for the McCrow Drain be awarded to VanBree Enterprise of Warwick Township in the amount of \$ 110,165.65 plus applicable taxes.

.Carried

d. Sarah Matheson – Deputy Clerk

- i. DC-23-01 – Graphic Image Delivery By-law

RESOLUTION #15

Moved by – Councillor Banbury

Seconded by – Councillor Young

Be it hereby resolved that Council receive Report DC-23-01 as information;

And further, that Township Council approves the short form wording and set fine submission as listed in Appendix A;

And further that Township Council authorizes the Deputy Clerk to make the necessary application to the Ministry of the Attorney General to seek approval for the proposed short form wording and set fines associated with By-law number 2354-2023 - a by-law to regulate the distribution of graphic flyers in the Township of Blandford-Blenheim.

.Carried

ii. DC-23-02 – Clearing Refuse from Land By-law

RESOLUTION #16

Moved by – Councillor Banbury
Seconded by – Councillor Young

Be it hereby resolved that Council receive Report DC-23-02 as information;

And further, That Council adopt By-law 2356-2023 to repeal By-law 1972-2016 to provide for the filling up, drainage of land and to regulate littering, dumping and clearing land of refuse;

And further, that Township Council approves the short form wording and set fine submission as listed in Schedule B;

And further that Township Council authorizes the Deputy Clerk to make the necessary application to the Ministry of the Attorney General to seek approval for the proposed short form wording and set fines associated with By-law number 2356-2023.

.Carried

iii. DC-23-03 – Noise Control By-law

RESOLUTION #17

Moved by – Councillor Banbury
Seconded by – Councillor Young

Be it hereby resolved that Council receive Report DC-23-03 as information;

And further, That Council adopt By-law 2357-2023 to repeal By-law 2182-2020 to provide for the regulation of Noise or Vibration within the Township of Blandford-Blenheim;

And further, that Township Council approves the short form wording and set fine submission as listed in Schedule 3;

And further that Township Council authorizes the Deputy Clerk to make the necessary application to the Ministry of the Attorney General to seek approval for the proposed short form wording and set fines associated with By-law number 2357-2023.

.Carried

e. Denise Krug – Director of Financial Services

- i. TR-23-09 – Budget Development Policy

RESOLUTION #18

Moved by – Councillor Young
Seconded by – Councillor Banbury

Be it hereby resolved that Report TR-23-09 be received as information;
and,

And further that Council approves and adopts the Budget Development Policy.

.Carried

f. Rodger Mordue – Chief Administrative Officer / Clerk

- i. CAO-23-06 – Application Fees for Affordable Housing Projects

RESOLUTION #19

Moved by – Councillor Young
Seconded by – Councillor Banbury

Be it hereby resolved that Report CAO-23-06 be received; and,

That staff be directed to insert a clause into the Township's fees and Charges By-law exempting Planning application fees from being charged for projects that qualify under the County of Oxford's Affordable Housing Incentive Program.

.Carried

ii. CAO-23-07 – Asset Naming Policy

RESOLUTION #20

Moved by – Councillor Young
Seconded by – Councillor Banbury

Be it hereby resolved that Report CAO-23-07 be received; and,

That Council accept the names Muer, Currah, Fenn and Glendinning to be added to the names registry for Township assets.

.Carried

11. Reports from Council Members

Councillor Barnes spoke regarding May being Museum Month and noted we have three museums in our area that are worth a visit to. Councillor Demarest reported that the Drumbo Lions Club Auction and Recycling Days in Drumbo are happening on Thursday April 6th, Friday April 7th, Saturday April 8th and is great to support the Lions.

12. Unfinished Business

None.

13. Motions and Notices of Motion

None.

14. New Business

None.

15. Closed Session

None.

16. By-laws

- a. 2354-2023, Being a By-law to regulate the distribution of graphic flyers in the Township of Blandford-Blenheim;

- b. 2355-2023, Being a By-law to amend Zoning By-Law Number 1360-2002, as amended (Stoffyn & Perkel);
- c. 2356-2023, Being a By-law to repeal by-law 1972-2016 and to provide for the filling up, drainage of land and to regulate littering, dumping and clearing land of refuse;
- d. 2357-2023, Being a By-law to repeal By-law 2182-2020, and to provide for the regulation of Noise or Vibration within the Township of Blandford-Blenheim and,
- e. 2358-2023, Being a By-law to confirm the proceedings of Council.

RESOLUTION #21

Moved by – Councillor Young
Seconded by – Councillor Banbury

Be it hereby resolved that the following By-laws be now read a first and second time: 2354-2023, 2355-2023, 2356-2023, 2357-2023 & 2358-2023.

.Carried

RESOLUTION #22

Moved by – Councillor Young
Seconded by – Councillor Banbury

Be it hereby resolved that the following By-laws be now read a third and final time: 2354-2023, 2355-2023, 2356-2023, 2357-2023 & 2358-2023.

.Carried

17. Other Business

None.

18. Adjournment and Next Meeting

RESOLUTION #23

Moved by – Councillor Young

Seconded by – Councillor Banbury

Whereas business before Council has been completed at 4:47 p.m.;

Be it hereby resolved that Council does now adjourn to meet again on
Wednesday, April 19th, 2023 at 4:00 p.m.

.Carried

Mark Peterson, Mayor
Township of Blandford-Blenheim

Rodger Mordue CAO / Clerk
Township of Blandford-Blenheim

To: Mayor and Members of Township of Blandford-Blenheim Council

From: Dustin Robson, Development Planner, Community Planning

Application for Zone Change

ZN1-23-04 – James Hartung & Matthew Harrison

REPORT HIGHLIGHTS

- The Zone Change Application proposes to rezone the subject lands from 'Residential Existing Lot Zone (RE)' to 'Special Residential Existing Lot Zone (RE-sp)' to permit a converted dwelling consisting of two (2) residential units.
- A special provision is required to recognize the existing lot size in order to permit a converted dwelling.
- Planning staff are recommending the application be approved as the proposal is consistent with the Provincial Policy Statement and maintains the intent and purpose of the Official Plan.

DISCUSSION

Background

APPLICANTS/OWNERS: James Hartung & Matthew Harrison
946087 Township Road 14, RR #1, Bright, ON N0J 1B0

LOCATION:

The subject lands are described as Part Lot 5, Concession 14 in the former Township of Blandford, now in the Township of Blandford-Blenheim. The lands are located on the north side of Township Road 14, between Blandford Road and Oxford Road 22, and are municipally known as 946087 Township Road 14.

COUNTY OF OXFORD OFFICIAL PLAN:

Schedule "B-1"	Township of Blandford-Blenheim Land Use Plan	Agricultural Reserve
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TOWNSHIP OF BLANDFORD-BLENHEIM ZONING BY-LAW 1360-2002:

Existing Zoning: Residential Existing Lot Zone (RE)

Requested Zoning: Special Residential Existing Lot Zone (RE-sp)

PROPOSAL:

The Zone Change Application proposes to rezone the subject lands from 'Residential Existing Lot Zone (RE)' to 'Special Residential Existing Lot Zone (RE-sp)' to permit a converted dwelling within an existing single detached dwelling.

The proposed second unit would be located above the existing attached garage and would have a gross floor area of 208.1 m² (2,240 ft²). The garage is recently constructed and is connected to the single detached dwelling via a breezeway, thus is considered to be an attached garage. A special provision is required to recognize the subject land's existing lot area of 0.3 ha (0.9 ac).

The subject lands are located within an agricultural area and predominately surrounded by agricultural operations. A non-farm rural residential lot exists to the south of the subject lands.

Plate 1, Location Map and Existing Zoning, shows the location of the subject lands and the existing zoning in the immediate vicinity.

Plate 2, Aerial Photography, provides an aerial view of the subject lands and surrounding area.

Plates 3, Applicant's Sketch, depicts the configuration and location of the existing structures and location of the proposed converted dwelling.

Application Review

2020 Provincial Policy Statement

The 2020 Provincial Policy Statement (PPS) provides policy direction on matters of provincial interest related to land use planning and development. Under Section 3 of the Planning Act, where a municipality is exercising its authority affecting a planning matter, such decisions "shall be consistent with" all policy statements issued under the Act.

Section 1.1.1 states that healthy, liveable and safe communities are sustained by promoting efficient development and land use patterns which sustain the financial well-being of the Province and municipalities over the long term and cost-effective development patterns and standards to minimize land consumption and servicing costs. Section 1.1.1 also recognizes that accommodating an appropriate affordable and market-based range and mix of residential types, which includes additional residential units, is required for sustaining healthy, liveable and safe communities.

Section 2.3 of the Provincial Policy Statement (PPS) directs that prime agricultural areas shall be protected for long term agricultural use. In prime agricultural areas, permitted uses and activities include agricultural uses, agriculture-related uses and on-farm diversified uses.

Proposed agricultural-related uses and on-farm diversified uses shall be compatible with, and shall not hinder, surrounding agricultural operations and new land uses in prime agricultural areas shall comply with the minimum distance separation formulae.

Official Plan

The subject lands are designated 'Agricultural Reserve' according to the County Official Plan. In the Agricultural Reserve, lands are to be developed for a wide variety of agricultural land uses, such as general farming, animal or poultry operations, regulated livestock farms, cash crop farms and specialty crop farms, together with farm buildings and structures necessary to the farming operation, and accessory residential uses required for the farm.

Pursuant to Section 4.2.2.1, converted dwellings are permitted to a maximum of two (2) units per dwelling on a farm unit or a non-farm rural residential lot in the Agricultural Reserve. In this case, the subject lands are a non-farm rural residential lot.

Zoning By-law

The subject lands are currently zoned 'Residential Existing Lot Zone (RE)' according to the Township of Blandford-Blenheim Zoning By-law. The 'RE' zone permits a single detached dwelling, and a converted dwelling, provided that the provisions outlined in Section 5.5 of the Zoning By-law are met. The intent of the converted dwelling definition is to allow for existing single detached dwellings to be converted to permit up to two (2) residential units.

Section 5.5 of the Zoning By-law (General Provisions), contains provisions specifically related to converted dwellings. The provisions require a minimum lot area, where sanitary sewers are not available, of 0.4 ha (1 acre), a minimum gross floor area for the existing dwelling of 148 m² (1,593.1 ft²), and compliance with all the other zoning provisions of the zone in which the converted dwelling is located. Further, alterations to an existing single detached dwelling shall not have the effect of increasing the gross floor area of the existing dwelling by more than 25% to facilitate the conversion and there shall be no exterior stairways, except for one open fire escape located in the rear yard or interior side yard.

The proposal will require a special provision to recognize the undersized lot area of 0.3 ha (0.9 ac) to permit the proposed converted dwelling.

Agency Comments

The Township's Drainage Superintendent, Township's Director of Protective Services, the Oxford County Public Works Department, Canada Post, and the Grand River Conservation Authority (GRCA) have indicated they have no comments respecting the application.

Public Consultation

Notice of the proposed application was provided to the public and surrounding landowners in accordance with the requirements of the *Planning Act*. At the time of writing this report, no comments or concerns had been received from the public.

Planning Analysis

It is the opinion of staff that the proposal is consistent with the policies of Sections 1.1.1 and 1.1.4.1 of the PPS. The proposed development promotes redevelopment of the existing housing stock in rural areas as it would create one additional housing unit.

The *Planning Act* provides, through Section 16(3), that Official Plans shall contain policies authorizing additional residential units by permitting the use of two (2) residential units within a detached dwelling, semi-detached dwelling or a rowhouse. Converted dwellings are permitted in the Agricultural Reserve designation, and are supported by the policies of the Official Plan.

The gross floor area of the existing single detached dwelling, including the attached garage, is 338.1 m² (3,640 ft²), which meets the required minimum size 148 m² (1,593.1 ft²) for the existing single detached dwelling. If approved, the proposal would see 208.1 m² (2,240 ft²) of space above the attached garage converted into the second residential unit. The current residential unit, which is the existing single detached dwelling, would remain 130 m² (1,400 ft²) in size. While the second unit being created in a converted dwelling is traditionally smaller than the “main” dwelling, staff are of the opinion that the proposal is acceptable in this case as there is no additional gross floor area being added and space that already exists is being utilized.

The minimum lot size for a converted dwelling when sanitary sewers are not available is 0.4 ha (1 ac). The purpose of the minimum lot area is largely to ensure that there is sufficient space to accommodate the necessary private services. The subject lands are approximately 0.3 ha (0.9 ac) in size, which requires a special provision to allow a converted dwelling. The Township's Chief Building Officer has reviewed the application and has not indicated any concerns with the ability for the subject lands to accommodate the required private septic system.

Staff are also satisfied that the character, spacing, and setbacks of the proposed dwelling will continue to be in keeping with the character of the surrounding area. In addition, sufficient off-street parking and amenity area will be provided for both units.

In light of the foregoing analysis, Planning staff are satisfied that the proposed zone change is consistent with the policies of the Provincial Policy Statement and maintains the intent and purpose of the Official Plan respecting the development of a two-unit converted dwelling and can be supported from a planning perspective. As such, staff recommend approval of the application.

RECOMMENDATIONS

It is recommended that the Council of the Township of Blandford-Blenheim approve the zone change application submitted by James Hartung and Matthew Harrison whereby the lands described as Part Lot 5, Concession 14 (Blandford), in the Township of Blandford-Blenheim, are to be rezoned from ‘Residential Existing Lot Zone (RE)’ to ‘Special Residential Existing Lot Zone (RE-sp)’ to permit a converted dwelling.

SIGNATURES

Authored by: *original signed by* Dustin Robson, MCIP, RPP
Development Planner

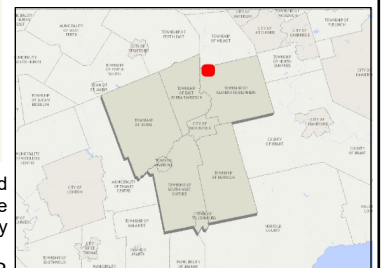
Approved for submission: *original signed by* Gordon K. Hough, RPP
Director



Legend

- Parcel Lines**
 - Property Boundary
 - Assessment Boundary
 - Unit
 - Road
 - Municipal Boundary
- Zoning Floodlines**
- Regulation Limit**
 - 100 Year Flood Line
 - 30 Metre Setback
 - Conservation Authority Regulation Limit
 - Regulatory Flood And Fill Lines
- Land Use Zoning (Displays 1:16000 to 1:500)**

Notes



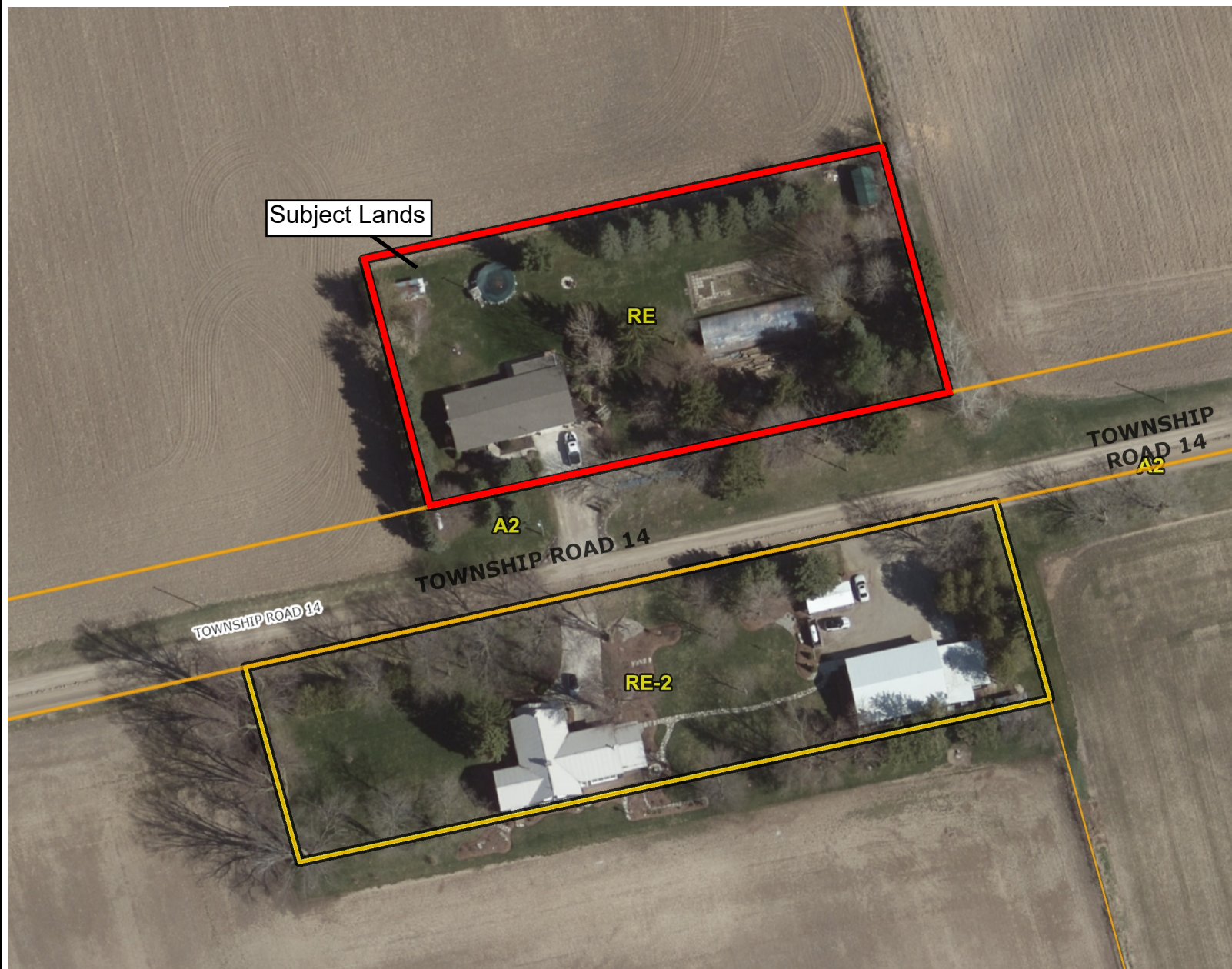
0 205 409 Meters

NAD_1983_UTM_Zone_17N



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

March 5, 2023



Legend

Parcel Lines

- Property Boundary
- Assessment Boundary
- Unit
- Road
- Municipal Boundary

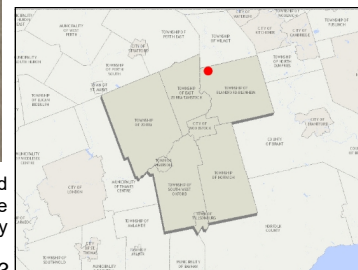
Zoning Floodlines

Regulation Limit

- ◆ 100 Year Flood Line
- ▲ 30 Metre Setback
- Conservation Authority Regulation Limit
- Regulatory Flood And Fill Lines

- Land Use Zoning (Displays 1:16000 to 1:500)

Notes



0 26 51 Meters

NAD_1983_UTM_Zone_17N



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

March 5, 2023

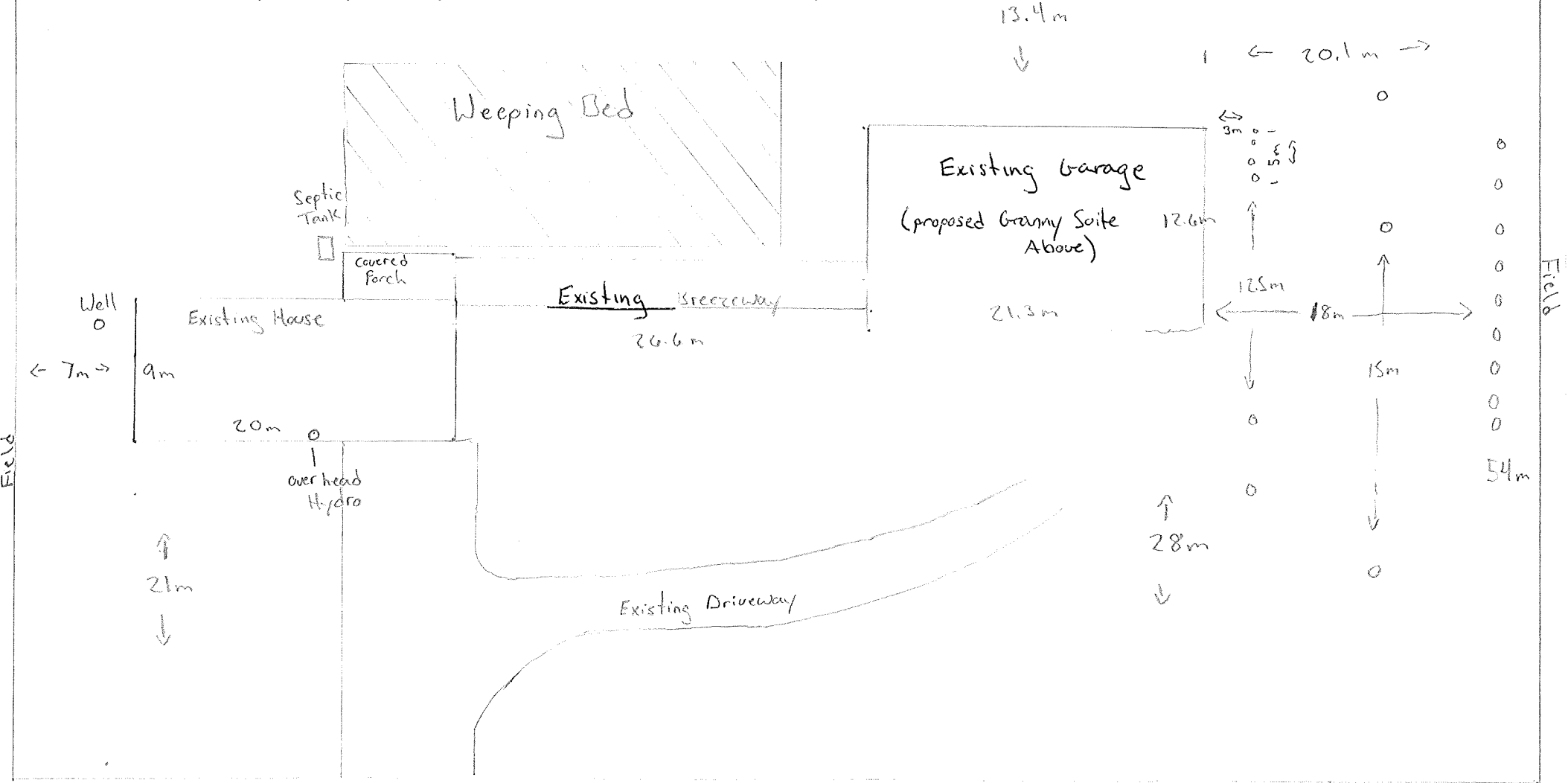
95m

Field

Plate 3: Applicant's Sketch

File No. ZN 1-23-04 (Hartung & Harrison)

Part Lot 5, Concession 14 (Blandford), Township of Blandford-Blenheim - 946087 Township Road 14



Township Rd 14



COMMITTEE OF ADJUSTMENT MINUTES

The Township of Blandford-Blenheim Committee of Adjustment met at 4:07 p.m.

Present: Mayor Peterson, Members Banbury, Barnes, Demarest and Young.

Staff: Baer, Borton, Davidson, Harmer, Krug, Matheson, and Mordue.

Others: Dustin Robson, Planner, Oxford County.

Mayor Peterson in the Chair

Disclosure of Pecuniary Interest

None.

Minutes

i. September 7th, 2022 Meeting of the Committee of Adjustment

Verbal adoption of the Minutes of the Meeting of the Committee of Adjustment.

Moved by – Councillor Demarest
Seconded by – Councillor Banbury

Applications

i. Application for Minor Variance MVA-01-23 Milad Nazari, 36 Dundas Street West, Princeton

The Planner presented the report, recommending approval. The applicant was present and spoke in favour of the application. Council had no questions or comments. No one further spoke for or against the application.

Verbal motion to approve the application.

Moved by – Councillor Banbury
Seconded by – Councillor Barnes

For application A01-23 the decision was signed as approved.

The Committee adjourned at 4:12 p.m. and the Open Council meeting resumed.

Community Planning

P. O. Box 1614, 21 Reeve Street

Woodstock Ontario N4S 7Y3

Phone: 519-539-9800 • Fax: 519-421-4712

Web site: www.oxfordcounty.ca

Our File: **A02-23**

APPLICATION FOR MINOR VARIANCE

TO: Township of Blandford-Blenheim Committee of Adjustment

MEETING: April 19, 2023

REPORT NUMBER: CP 2023-116

OWNER: Fred Attridge
8 Victoria Street East, Princeton, ON N0J 1V0

VARIANCE REQUESTED:

1. Relief from **Section 15.2** to reduce the required front yard depth from 9 m (29.6 ft) to 4.3 m (14.1 ft) to facilitate the construction or placement of a building accessory to a residential use; and,
2. Relief from **Section 15.2** to reduce the required exterior side yard width from 9 m (29.6 ft) to 6.1 m (20 ft) to facilitate the construction or placement of a building accessory to a residential use.

LOCATION:

The subject lands are described as Part Lot 8, Plan 65, in the Township of Blandford-Blenheim. The lands are located on the northeast corner of Victoria Street East and Main Street North, and are municipally known as 8 Victoria Street East, Princeton.

BACKGROUND INFORMATION:

COUNTY OF OXFORD OFFICIAL PLAN:

Schedule 'C-3' County of Oxford Settlement Strategy Plan Village

Schedule 'B-1' Township of Blandford-Blenheim Land Use Plan Settlement

TOWNSHIP OF BLANDFORD-BLENHEIM ZONING BY-LAW 1360-2002:

Village Zone (V)

COMMENTS:**(a) Purpose of the Application:**

The applicant is proposing relief from the above noted provisions of the Township Zoning By-law to facilitate the placement of a 14.8 m² (160 ft²) prefab shed with a reduced exterior side yard width and front yard depth.

For Council's information, recent changes to the Ontario Building Code (OBC) have resulted in structures smaller than 15 m² (161.4 ft²) no longer requiring Building Permits. While Building Permits are not required for structures less than 15 m² (161.4 ft²), the structure must continue to comply with relevant zoning provisions. Given the narrow nature of the lot, the applicant is not able to place the shed on the site while respecting the zoning provisions for the required front yard depth and exterior side yard width, thus relief is being requested.

Staff note that upon review of the application it was determined that a third variance would be necessary, in addition to the two (2) requested variances for the minimum front yard depth and interior side yard width. A variance should also be included to reduce the minimum setback from the centerline of a County Road to the proposed shed. Despite the addition of the third variance request, Staff do not believe any additional notice is necessary.

The subject lands have an approximate area of 406.2 m² (4,372.3 ft²) and a single detached dwelling (circ. 1921) exists on the site, which is approximately 56 m² (602.7 ft²) in size. A garden shed approximately 4.4 m² (48 ft²) in size also exists on the subject lands.

The subject lands are surrounded by a residential neighbourhood consisting of predominately single detached dwellings.

Plate 1, Location Map and Existing Zoning, shows the location of the subject lands and the current zoning in the immediate vicinity.

Plate 2, Aerial Photography (2020), shows the location of the subject lands and surrounding properties.

Plate 3, Applicant's Sketch, illustrates the general location of the existing single detached dwelling and the location of the proposed shed.

(b) Agency Comments

The Township's Drainage Superintendent, the Township's Director of Public Works, and the Grand River Conservation Authority (GRCA) had no comments or concerns regarding the proposal.

(c) Public Consultation:

Public Notice was provided to surrounding landowners by mail in accordance with the requirements of the Planning Act. At the time of writing this report, no comments or concerns had been received from the public.

(d) Intent and Purpose of the Official Plan:

The subject lands are designated 'Settlement' according to the Township of Blandford-Blenheim Land Use Plan, as contained in the County Official Plan. The use of the lands for a single detached dwelling and accessory uses, such as a shed, conforms with the relevant policies of the Official Plan.

(e) Intent and Purpose of the Zoning By-law:

The subject lands are currently zoned 'Village Zone (V)', according to the Township of Blandford-Blenheim Zoning By-law. Permitted uses within the V zone include a single detached dwelling and associated accessory buildings.

The provisions of the V zone require a minimum lot area of 2,800 m² (30,140 ft²), a minimum lot depth of 50 m (164 ft), a front yard depth and exterior side yard width of 9 m (29.6 ft), a rear yard depth of 7.5 m (24.6 ft), and an interior side yard of 3 m (9.8 ft) on one side and 1.2 m (3.9 ft) on the other. Additionally, structures are to be setback a minimum of 22 m (72.2 ft) from the centreline of a County Road (Main Street North).

Table 5.1.1.3 directs that accessory buildings in any zone other than RE, RR, R1, R2, R3, A1, and A2 shall be sited as per the zoning provisions for the respective zone. In this case, the placement of the shed must conform to the provisions for the V zone found in Section 15.2, which were outlined above. Accessory buildings within the V zone are required adhere to a maximum height of 5 m (16.4 ft) and a maximum lot area of 10% or 100 m² (1,076 ft²), whichever is lesser.

The applicant is proposing relief from Section 15.2 to reduce the minimum front yard depth from 9 m (29.6 ft) to 4.3 m (14.1 ft), to reduce the minimum exterior side yard width from 9 m (29.6 ft) to 6.1 m (20 ft), and to reduce the setback from the centreline of a County Road (Main Street North) from 22 m (72.2 ft) to 14.3 m (46.9 ft) in order to facilitate the placement of the proposed shed. Given that the lot only has a width of 10.4 m (34.1 ft), it is not possible to place the shed on-site without requiring relief. The purpose of the minimum required exterior side yard width, front yard depth, and setback from the centreline of the County Road (Main Street North) is to ensure that there is adequate separation between structures or buildings on the lot and the public road allowance.

Staff note that there is approximately 7.5 m (24.6 ft) of separation between the exterior lot line of the subject lands and the edge of Victoria Street East. Within the 7.5 m (24.6 ft) of separation is a grass boulevard. There is also an existing separation between the front lot line and the edge of Main Street North of approximately 4 m (13.1 ft), which contains a sidewalk. Planning staff are of the opinion that the proposed shed will be adequately setback so as not to hinder the municipal right-of-way. Further, no concerns were raised by the Township's Manager of Public Works or Oxford County's Public Works Department concerning the proposal's proximity to the right-of-way.

Planning staff are of the opinion that the proposed relief conforms with the general intent of the Zoning By-Law.

(d) Desirable Development/Use:

It is the opinion of this office that the applicant's proposal to obtain relief for an accessory building with a reduced exterior side yard width, front yard depth, and setback from the centreline of a County Road (Main Street North) can be considered minor and desirable for the development of the subject lands, as the proposed relief will facilitate the placement of a shed within a yard that is enclosed and fenced. In terms of the proposed relief for the shed, no impacts to the public right-of-ways on Main Street North and Victoria Street East are expected and the proposal would not appear to have adverse impacts on abutting properties. It is further noted that no comments of concern have been received from any of the neighbouring landowners.

In light of the foregoing, it is the opinion of this office that the proposed relief is in keeping with the general intent and purpose of the Official Plan and Township's Zoning By-law and can be given favourable consideration.

RECOMMENDATION:

That the Township of Blandford-Blenheim Committee of Adjustment **approve** Application File A02-23, submitted by Fred Attridge for lands described as Part Lot 8, Plan 65 in the Township of Blandford-Blenheim as it relates to:

1. Relief from **Section 15.2** to reduce the required front yard depth from 9 m (29.6 ft) to 4.3 m (14.1 ft) to facilitate the construction or placement of a building accessory to a residential use;
2. Relief from **Section 15.2** to reduce the required exterior side yard width from 9 m (29.6 ft) to 6.1 m (20 ft) to facilitate the construction or placement of a building accessory to a residential use; and,
3. Relief from **Section 15.2** to reduce the required setback from the centreline of a County Road from 22 m (72.2 ft) to 14.3 m (46.9 ft) to facilitate the construction or placement of a building accessory to a residential use.

Subject to the following condition:

- i. That the proposed relief shall only apply to an accessory building of the approximate size and location as depicted on Plate 3 of Report CP 2023-116.

The proposed relief meets the four tests of a minor variance as set out in Section 45(1) of the Planning Act as the proposed relief is:

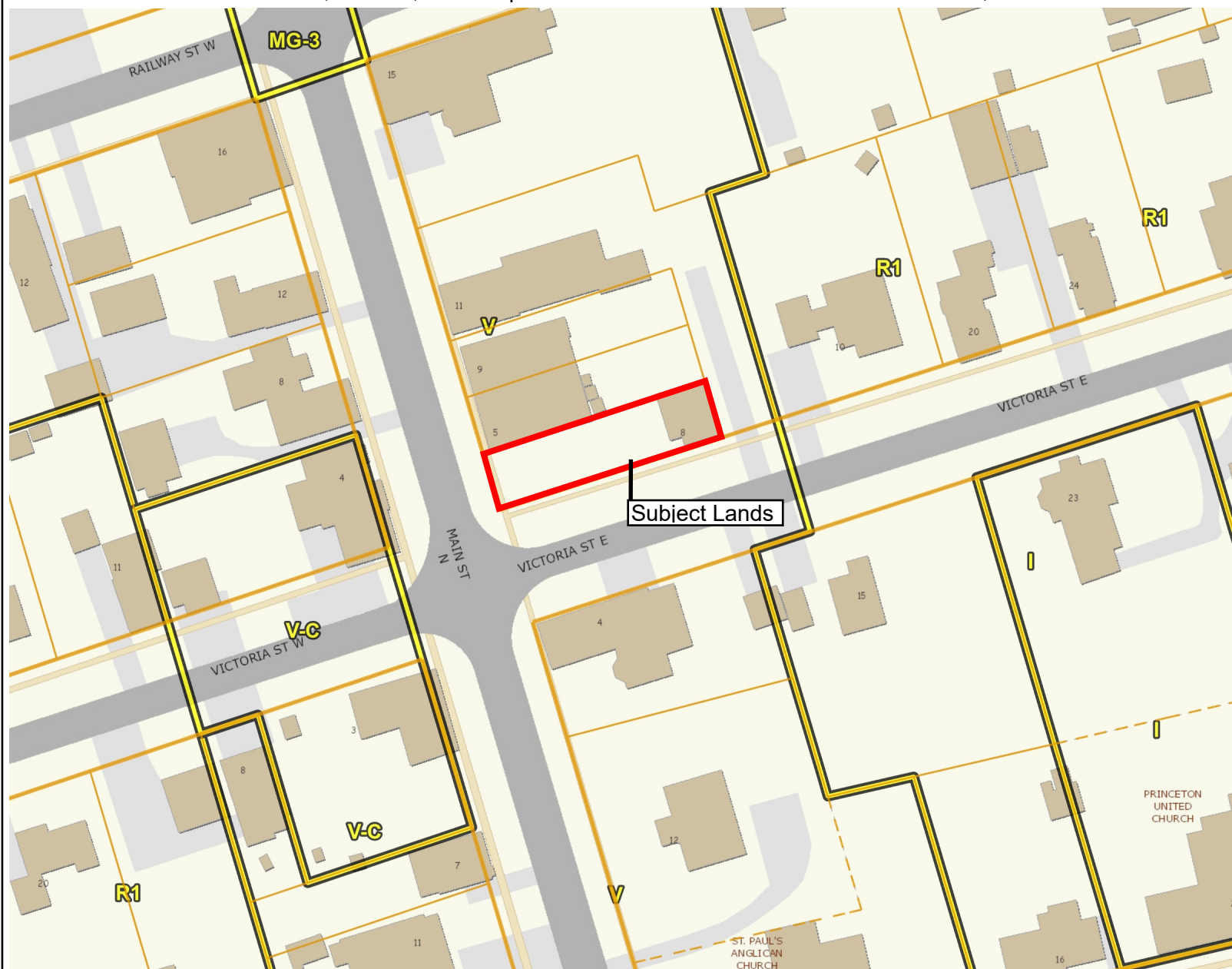
- (i) deemed to be a minor variance from the provisions of the Township of Blandford-Blenheim Zoning By-law No. 1360-2002;
- (ii) desirable for the appropriate development or use of the land;
- (iii) in keeping with the general intent and purpose of the Township of Blandford-Blenheim Zoning By-law No. 1360-2002, and;
- (iv) in keeping with the general intent and purpose of the Official Plan of the County of Oxford.

Authored by: *original signed by*

Dustin Robson, MCIP, RPP
Development Planner

Approved for submission by: *original signed by*

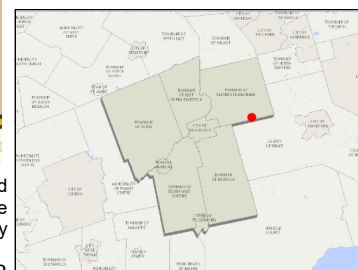
Gordon K. Hough, RPP,
Director



Legend

- Parcel Lines**
 - Property Boundary
 - Assessment Boundary
 - Unit
 - Road
 - Municipal Boundary
- Zoning Floodlines**
- Regulation Limit**
 - 100 Year Flood Line
 - 30 Metre Setback
 - Conservation Authority Regulation Limit
 - Regulatory Flood And Fill Lines
- Land Use Zoning (Displays 1:16000 to 1:500)**

Notes



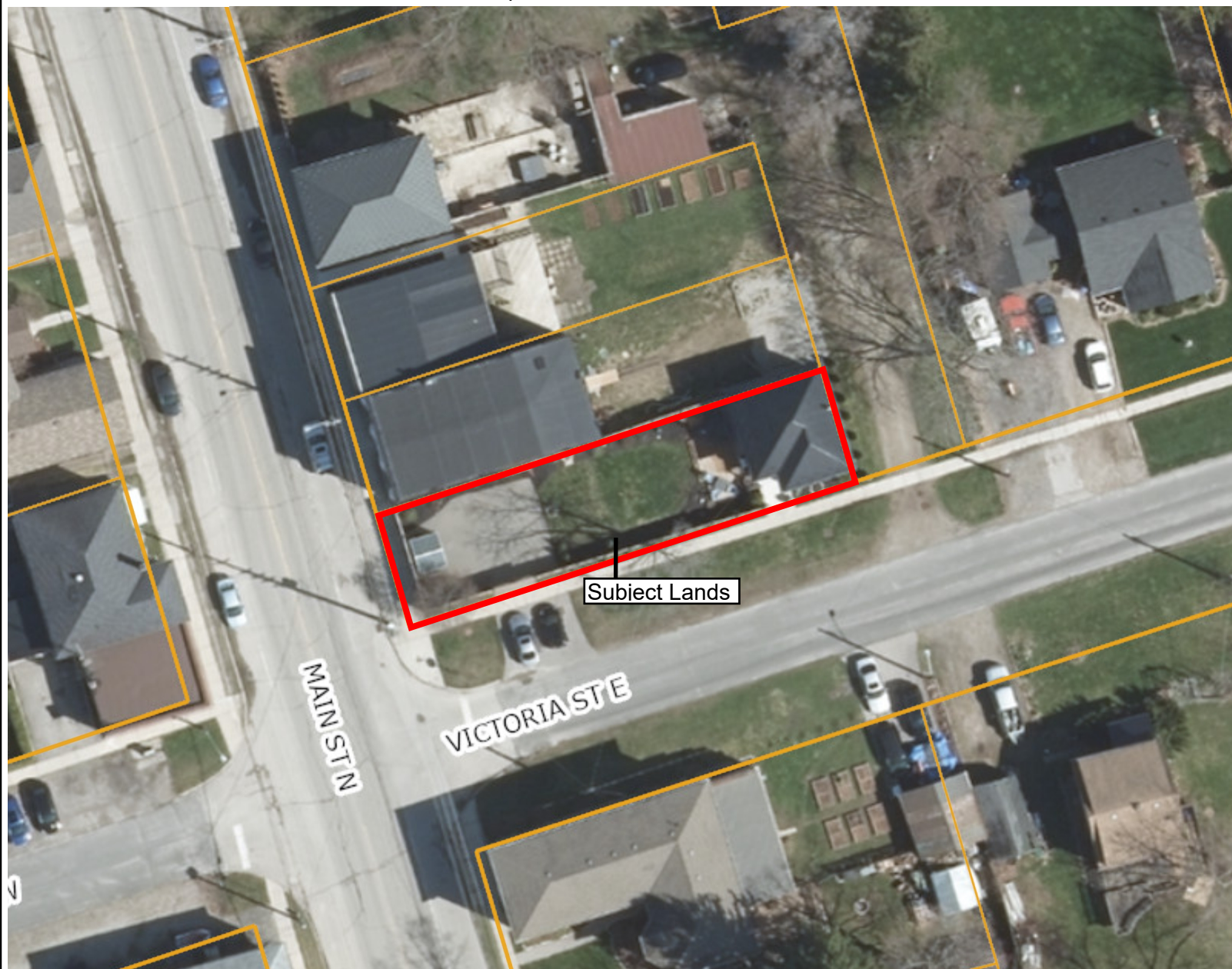
0 26 51 Meters

NAD_1983_UTM_Zone_17N



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March 28, 2023

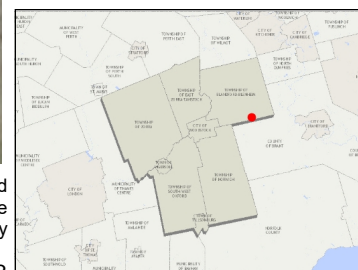


Legend

Parcel Lines

- Property Boundary
- Assessment Boundary
- Unit
- Road
- Municipal Boundary

Notes



0 13 26 Meters

NAD_1983_UTM_Zone_17N



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

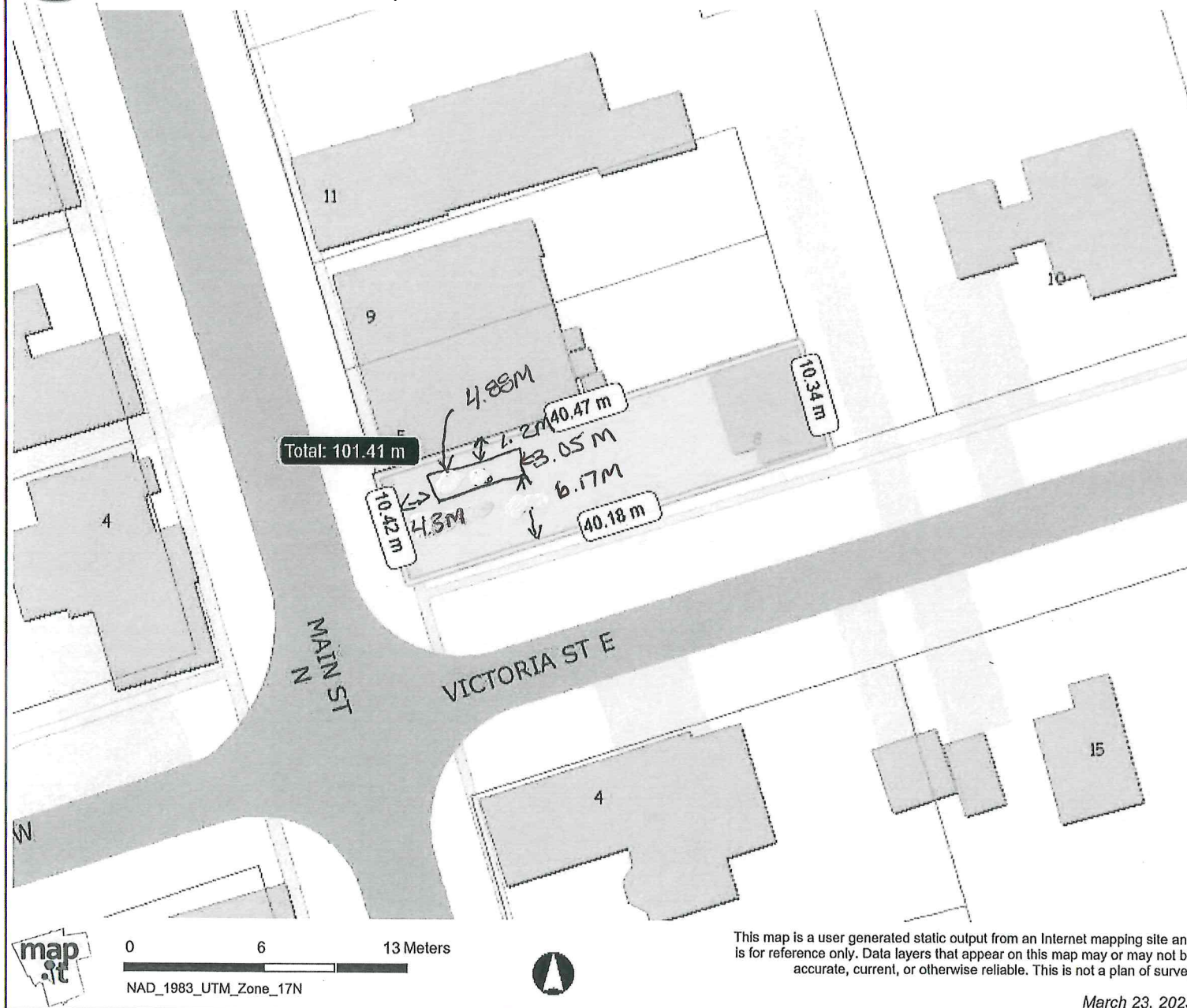
March 29, 2023



Plate 3: Applicant's Sketch

File No. A02-23 (Attridge)

Part Lot 8, Plan 65, Township of Blandford-Blenheim - 8 Victoria Street East, Princeton



Legend

Notes

PIN:002920147
ROLL:324502001013700
TOTAL ROLL AREA: 406.23 m2
Zoning: V Village



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

March 23, 2023



TOWNSHIP OF BLANDFORD-BLENHEIM

Agenda Item

To:	Members of Council	From:	Drew Davidson Director of Protective Services
Reviewed By:	Rodger Mordue	Date:	April 12 th 2023
Subject:	March Monthly Report	Council Meeting Date:	April 19 th 2023
Report #:	FC-23-04		

Recommendation:

That Report FC-23-04 is received as information.

Background:

To provide Council with an update regarding the activities of the Protective Services Department, for the month of March 2023.

Analysis/Discussion:

Fire:

- (27) burn permits were issued in March 2023
- March 2023 monthly fire calls (included)
- Fire calls 2022 vs 2023 (included)

Meetings, Courses and Training Attended:

- Blandford Blenheim Fire Department is pleased to announce Marcus Fowler as the newest Captain of the Drumbo Station. Marcus is filling the position after Captain Rob Campbell was promoted to Deputy Chief
- Staff attended medical training held in Plattsville
- Blandford Blenheim along with EZT hosted recruit fire extinguishment day at the Bright Fire Station
- Staff along with Firefighters attended senior drop-in centre in Plattsville and Drumbo. The firefighters were very well received with lots of questions regarding the proper use of fire extinguishers, fire safety and use of the AED unit in their building.
- Flow testing on all air packs and masks was completed in Bright and Plattsville. Drumbo and Princeton to be completed later this year.
- Camp 85 orientation night was held in Plattsville; this was a complete success with 20 young women applying
- Staff attended RFSOC meeting in Norwich on March 30th
- Staff attended virtual PAC 1A meeting on March 31st. This meeting is for Fire Chiefs in Southwestern Ontario to discuss items specifically to our area. This meeting items

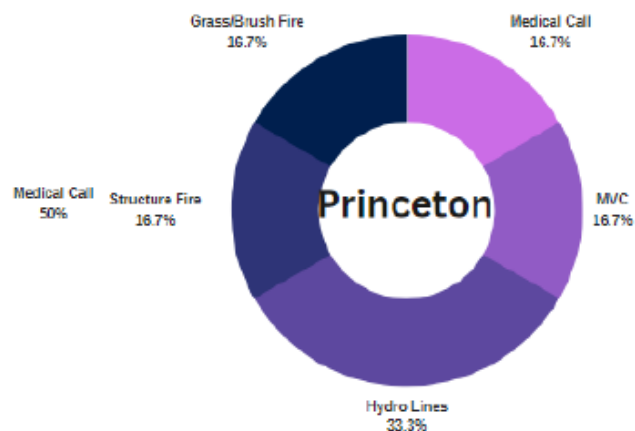
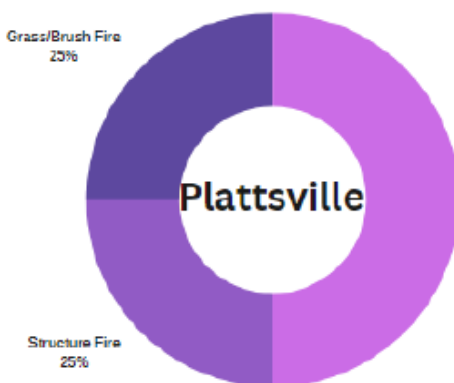
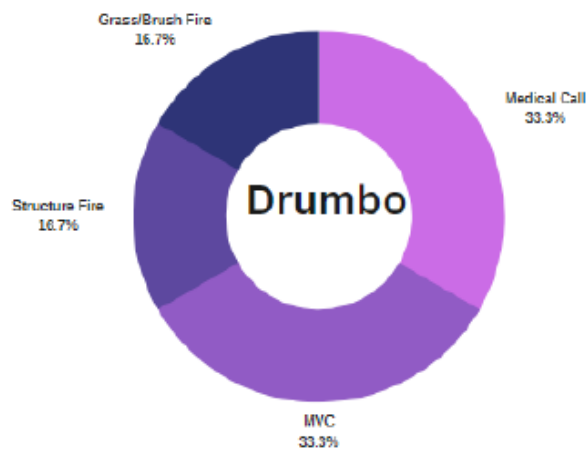
discussed included standards, consolidation and energy storage systems on electric vehicles

- We are pleased to announce the launch of “Who’s Responding” in Blandford Blenheim. This technology, along with the iPad online forms, has proven of great benefit in the first couple of weeks. Firefighters have quickly jumped on board and embraced this exciting change in the stations.

March Fire Report

<u>March 2023</u>	<u>Total Calls</u>
Bright	1
Drumbo	6
Plattsville	4
Princeton	7
EZT	1
North Dumfries	0
Wilmot	0
	19

<i>BB Fire Calls as of March</i>				
	<u>2022</u>		<u>2023</u>	
	<u>Medical</u>	<u>Total Calls</u>	<u>Medical</u>	<u>Total Calls</u>
Bright	1	6	2	6
Drumbo	4	27	7	32
Plattsville	2	19	5	11
Princeton	3	17	5	19
EZT	0	4	2	3
North Dumfries	0	0	0	0
Wilmot	0	0	0	0
	10	73	21	71



CEMC – March 2023

- Monitor weather warnings and share via social media
- Monitor flood warnings and share via social media

By-Law Enforcement – March 2023

Property Standards - 4

Soil dumping - 2

Parking tags - 1

Noise/ barking dog – 2

Kennel Inspections - 3

Fire Prevention Activity Report - February 22 thru March 31, 2023

Property Inspections	Current	YTD
1. Property Inspections	2 Residential	2
	3 Commercial	3
	2 Industrial	5
	2 Assembly	2
	1 Institutional	3
	3 V/O Facility	3
	3 Agricultural /Other	3
2. Burn Bylaw Inspection –		
3. Station Smoke Alarm Inspections –		
4. Fire Administration Smoke/Carbon Monoxide Alarm Inspections –		

Public Education Activities

1.

Fire Investigations/Incidents

1. Industrial Fire – Boiler room, Highway #2

Fire Extinguisher Training

1. Company and # of employees

Training – Firefighter/FPO**Additional Notes:**

- Planning Comments
- Water infrastructure discussion with Oxford County

Respectfully submitted by:

Drew Davidson

Drew Davidson
Director of Protective Services



TOWNSHIP OF BLANDFORD-BLENHEIM

Agenda Item

To: Members of Council

From:

John Scherer, CBO/
Manager of Building
Services

Reviewed By: Rodger Mordue, CAO/Clerk

Date:

April 11, 2023

Subject: Monthly Report to Council

**Council
Meeting Date:**

April 19, 2023

Report #: CBO-23-04

Recommendation:

That Report CBO – 23 - 04 be received as information.

Background:

To provide Council with an update, regarding the monthly Building activities for the period ending March 31, 2023.

Building Updates:

- None

Legislative Updates:

- None.

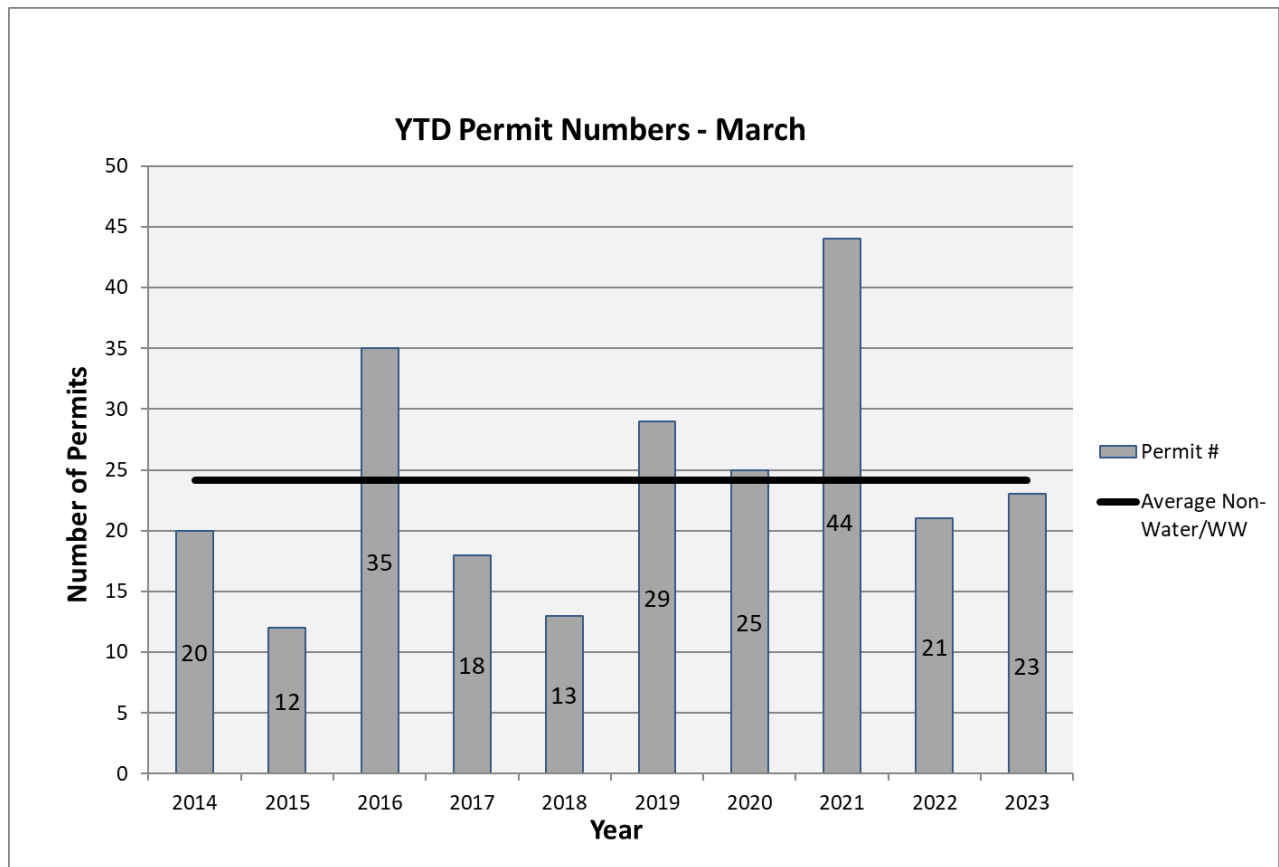
Property Standards/By-Law Updates:

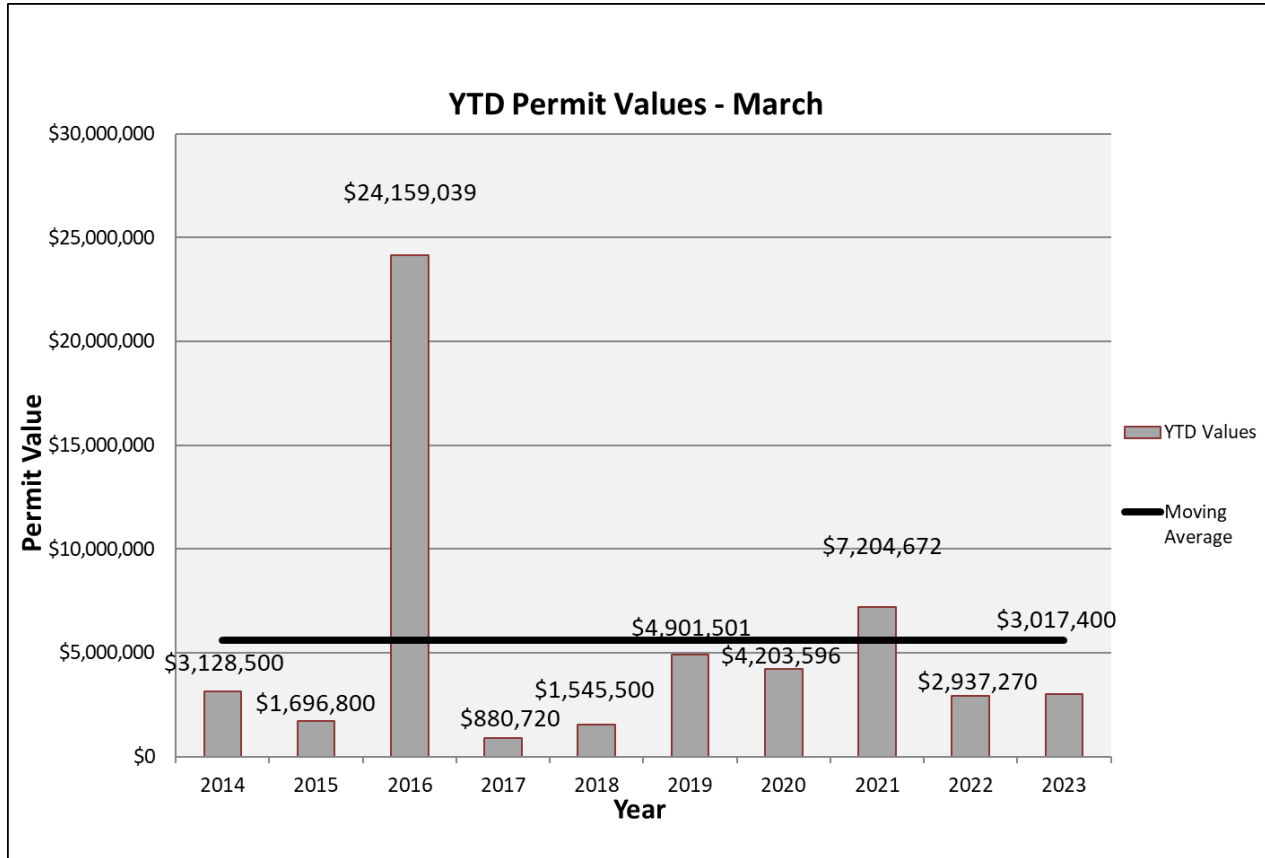
OPEN PROPERTY STANDARDS ISSUES			
Ref Number	Area	Type	Notes
March 2023			
PS-01-23	Princeton	Partially Destroyed Structure	Orders Issued - End of April (2023) Deadline

Monthly Permit Activity

Building Description			Permit Fee	Permit Value
Residential building	Addition	Single Detached Dwelling	\$ 2,345.32	\$ 250,000.00
Residential building	Addition	Single Detached Dwelling	\$ 836.91	\$ 60,000.00
Pools	New	Residential - Inground	\$ 232.00	\$ 150,000.00
Residential building	Alteration	Single-family dwelling	\$ 2,778.80	\$ 116,000.00
Residential building	New	Single-family dwelling	\$ 7,895.16	\$ 420,000.00
Residential building	Addition	Single Detached Dwelling	\$ 3,535.88	\$ 125,000.00
Sewage system	New	Single Detached Dwelling	\$ 635.00	\$ 25,000.00
TOTALS			\$18,259.07	\$ 1,146,000.00

Building Description			Permit Fee	Permit Value
Accessory structures	New	Building	\$ 960.11	\$ 230,000.00
Sewage system	New	Single-family dwelling	\$ 635.00	\$ 10,000.00
Sewage system	Replacement	Single-family dwelling	\$ 635.00	\$ 20,000.00
Residential building	Addition	Single Detached Dwelling	\$ 3,723.20	\$ 100,000.00
Residential building	Repair	Single Detached Dwelling	\$ 260.00	\$ 10,000.00
Residential building	Alteration	Single Detached Dwelling	\$ 578.00	\$ 29,000.00
TOTALS			\$6,791.31	\$ 399,000.00





Respectfully submitted by:

John Scherer
Manager Building Services/CBO

THE CORPORATION OF THE
TOWNSHIP OF BLANDFORD-BLENHEIM
BY-LAW NUMBER 2359-2023

A By-Law to amend Zoning By-Law Number 1360-2002, as amended.

WHEREAS the Municipal Council of the Corporation of the Township of Blandford-Blenheim deems it advisable to amend By-Law Number 1360-2002, as amended.

THEREFORE, the Municipal Council of the Corporation of the Township Blandford-Blenheim, enacts as follows:

1. That Schedule 'A' to By-Law Number 1360-2002, as amended, is hereby further amended by changing to 'R1-18' the zone symbol of the lands so designated 'R1-18' on Schedule 'A' attached hereto.
2. That Section 11.5 to By-Law Number 1360-2002, as amended, is hereby amended by adding the following subsection at the end thereof.

"11.5.18 **Location: Lots 82-87, 95-98. Part Lot 99, Parts of Elgin Street, Church Street, Wonham Street, Part Lot 12, Concession 1 (Blenheim), R1-18 (Key Map 59)**

11.5.18.1 Notwithstanding any provisions of this Zoning By-Law to the contrary, no *person* shall within any 'R1-18' Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 11.1 of this Zoning By-Law.

11.5.18.2 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any 'R1-18' Zone *use any lot, or erect, alter or use any building or structure* except in accordance with the following provisions:

11.5.18.2.1 LOT FRONTAGE

Minimum	30 m (98.4 ft)
---------	-----------------------

11.5.18.2.2 LOT DEPTH

Minimum	48 m (157.4 ft)
---------	------------------------

11.5.18.3 That all provisions of the R1 Zone in Section 11.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.”

3. This By-Law comes into force in accordance with Sections 34(21), (30) and (36) of the *Planning Act*, R.S.O. 1990, as amended.

READ a first and second time this 19th day of April, 2023.

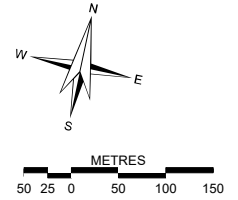
READ a third time and finally passed this 19th day of April, 2023.

Mark Peterson - Mayor

(SEAL)

Sarah Matheson – Deputy Clerk

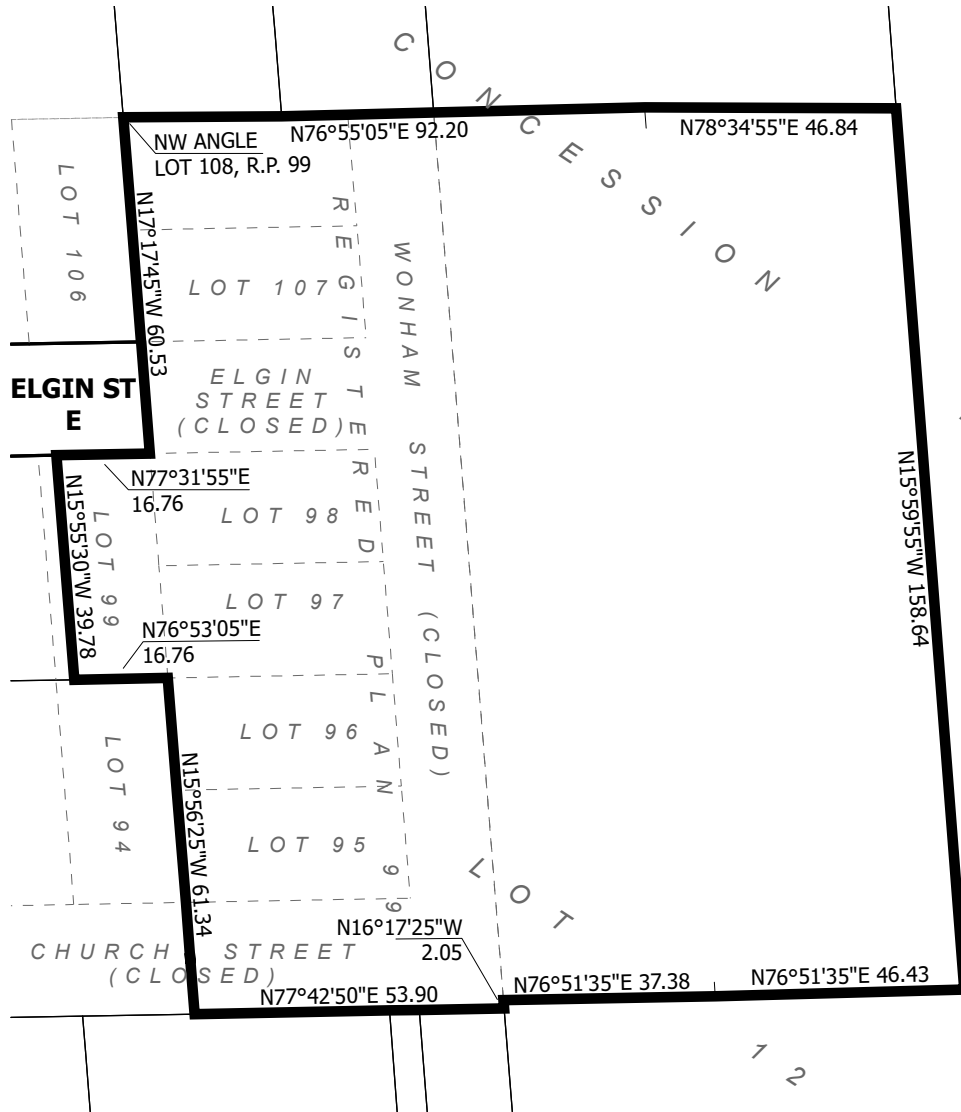
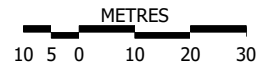
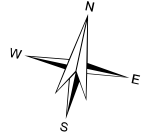
KEY MAP



 LANDS TO WHICH BYLAW ____2359-2023____ APPLIES

SCHEDULE "A"

TO BY-LAW No. 2359-2023
PT LOT 12, CONCESSION 1 (BLENHEIM)
LOTS 82-87, 95-98, 107 & 108, PT LOT 99, PT ELGIN,
CHURCH & WONHAM STREETS (CLOSED), REGISTERED PLAN 99 (PRINCETON)
PART 4, REFERENCE PLAN 41R-10024
TOWNSHIP OF BLANDFORD-BLENHEIM



 AREA OF ZONE CHANGE TO R1-18

NOTE: ALL DIMENSIONS IN METRES



Produced By The Department of Corporate Services
Information Services ©2023

THIS IS SCHEDULE "A"

TO BY-LAW No. ____2359-2023____, PASSED

THE _____ DAY OF _____, 2023

MAYOR

CAO/CLERK

THE CORPORATION OF THE
TOWNSHIP OF BLANDFORD-BLENHEIM
BY-LAW NUMBER 2360-2023

A By-law to amend Zoning By-Law Number 1360-2002, as amended.

WHEREAS the Municipal Council of the Corporation of the Township of Blandford-Blenheim deems it advisable to amend By-Law Number 1360-2002 as amended.

THEREFORE, the Municipal Council of the Corporation of the Township of Blandford-Blenheim, enacts as follows:

1. That Schedule "A" to By-Law Number 1360-2002, as amended, is hereby amended by changing to 'RE-6' the zone symbol of the lands so designated 'RE-6' on Schedule "A" attached hereto.
2. That Section 10.5 to By-Law Number 1360-2002, as amended, is hereby further amended by adding the following subsection at the end thereof:

“10.5.6 LOCATION: Part Lot 5, Concession 14 (Blandford) RE-6 (Key Map 2)

- 10.5.6.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no person shall within any RE-6 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

*All uses permitted in Section 10.1 of this Zoning By-law;
A converted dwelling.*

- 10.5.6.2 Notwithstanding any provision of this Zoning By-law to the contrary, no person shall within any RE-6 Zone *use* any *lot*, or *erect*, *alter* or *use* any *building* or *structure* for any purpose except in accordance with the following provisions:

- #### 10.5.6.2.1 SPECIAL PROVISIONS FOR A CONVERTED DWELLING

- #### 10.5.6.2.1.1 Lot Area

Minimum **0.3 ha (0.9 ac)**

- 10.5.6.3 That all the provisions of the RE Zone in Section 10.2 to this Zoning By-law, as amended, shall apply, and further that all the other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

3. This By-law comes into force in accordance with Sections 34(21) and (30) of the Planning Act, R.S.O. 1990, as amended.

READ a first and second time this 19th day of April, 2023.

READ a third time and finally passed this 19th day of April, 2023.

Mark Peterson – Mayor

(SEAL)

Sarah Matheson, Deputy Clerk

ZN1-23-04

TOWNSHIP OF BLANDFORD-BLENHEIM

BY-LAW NUMBER 2360-2023

EXPLANATORY NOTE

The purpose of By-law Number 2360-2023 is to rezone the subject property from 'Residential Existing Lot Zone (RE)' to 'Special Residential Existing Lot Zone (RE-6)', to permit a converted dwelling with a maximum of two (2) residential dwelling units.

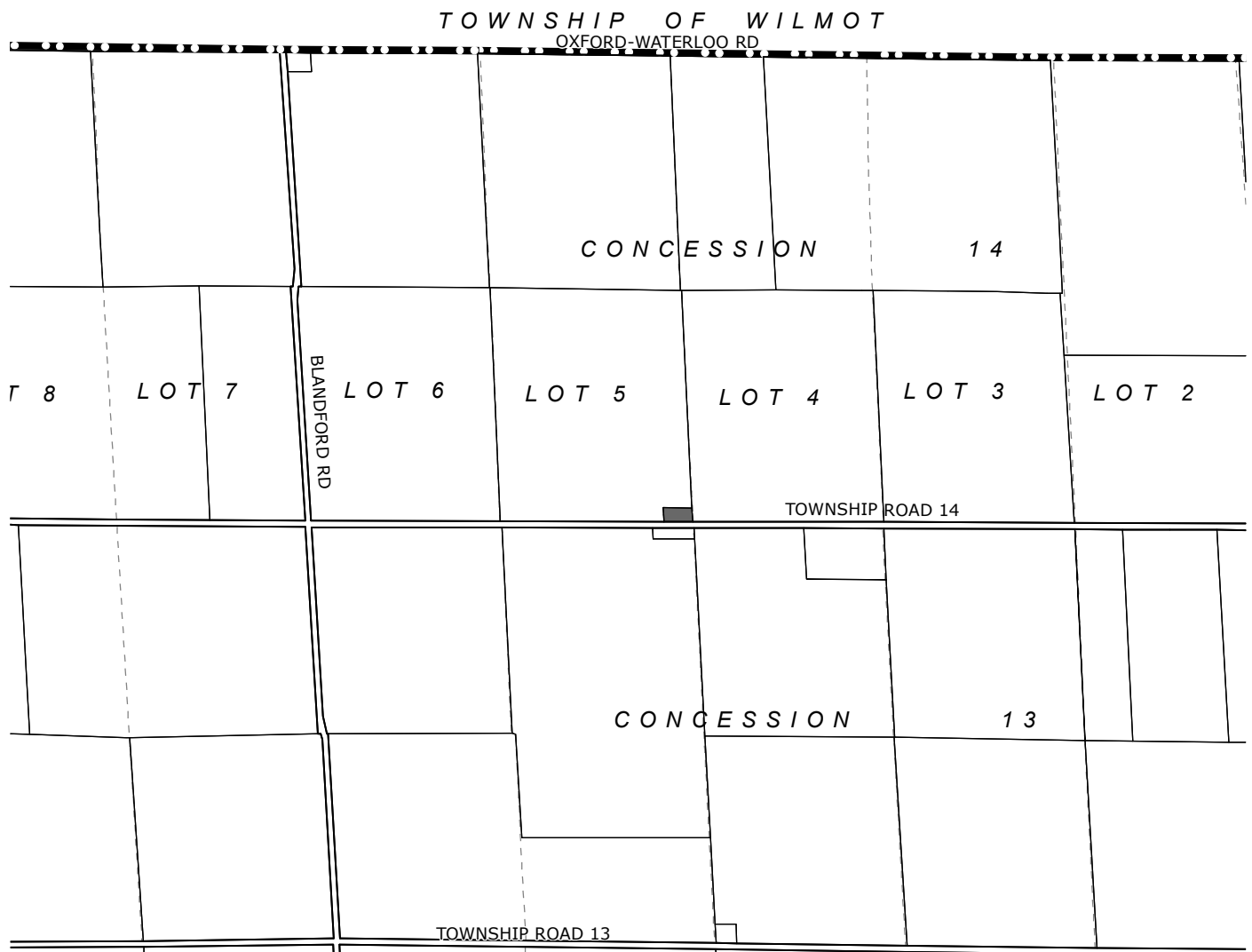
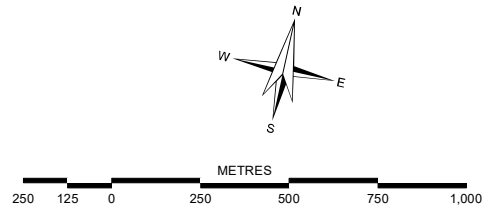
The subject lands are described as Part Lot 5, Concession 14 in the former Township of Blandford, now in the Township of Blandford-Blenheim. The lands are located on the north side of Township Road 14, between Blandford Road and Oxford Road 22, and are municipally known as 946087 Township Road 14.

The Township of Blandford-Blenheim, after conducting the public hearing necessary to consider the application, adopted the amending By-law Number 2360-2023. The public hearing was held on April 19, 2023. No comments of concern were received from the public.

Mr. Rodger Mordue, CAO/Clerk
Township of Blandford-Blenheim
47 Wilmot Street South
Drumbo, Ontario
N0J 1G0

Telephone: 463-5347

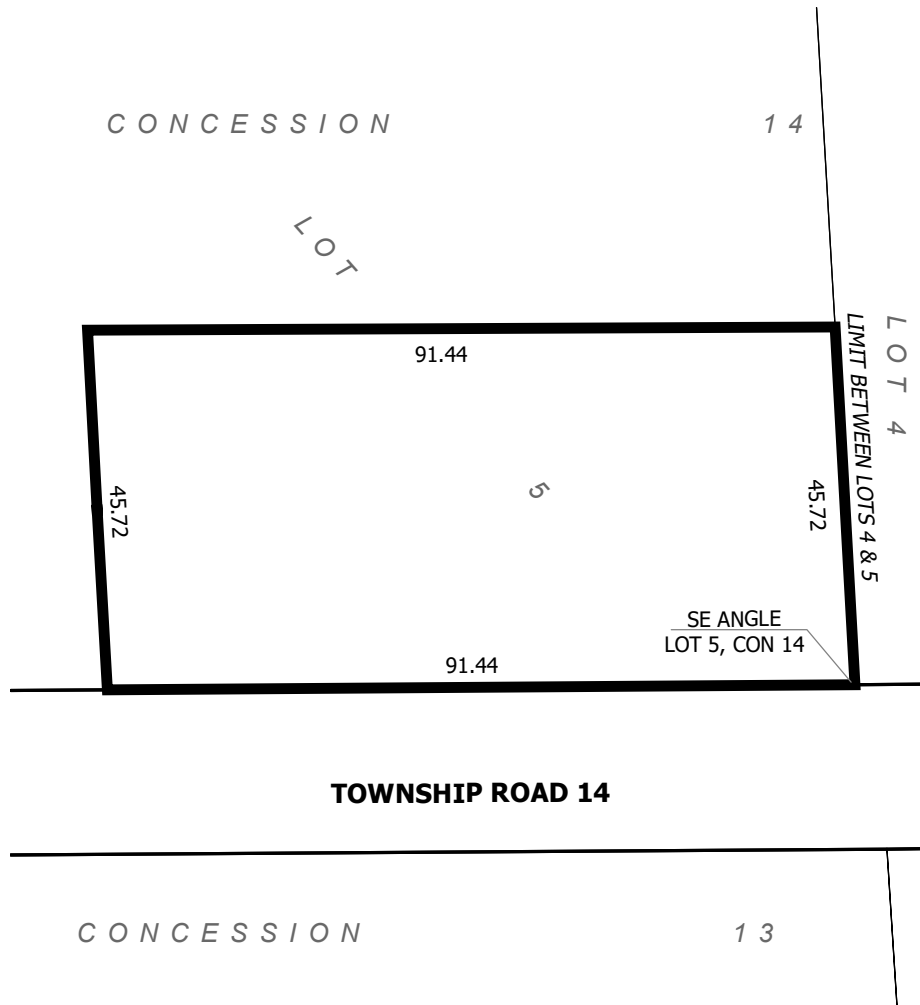
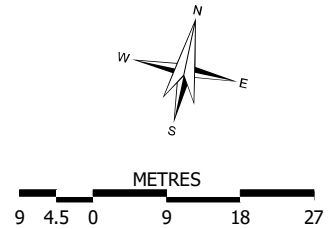
KEY MAP



 LANDS TO WHICH BYLAW ____2360-2023____ APPLIES



SCHEDULE "A"
TO BY-LAW No. 2360-2023
PART LOT 5, CONCESSION 14 (BLANDFORD)
TOWNSHIP OF BLANDFORD-BLENHEIM



AREA OF ZONE CHANGE TO RE-6

NOTE: ALL DIMENSIONS IN METRES



Produced By The Department of Corporate Services
 Information Services ©2023

THIS IS SCHEDULE "A"

TO BY-LAW No. 2360-2023, PASSED

THE _____ DAY OF _____, 2023

 MAYOR

 CAO/CLERK

THE CORPORATION OF THE
TOWNSHIP OF BLANDFORD-BLENHEIM

BY-LAW NUMBER **2361-2023**

Being a by-law to establish the Corporation of the Township of Blandford-Blenheim Fees and Charges.

WHEREAS, Section 391(1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, provides that a municipality may pass by-laws imposing fees or charges for services or activities provided, for costs payable by it for services or activities provided or done by or on behalf of the municipality for the use of its property including property under its control;

AND WHEREAS, the Planning Act, R.S.O. 1990, c.P.13, as amended, and the Building Code Act, S.O. 1992, c.23, as amended, and various other statutes provided municipalities with authority to impose various fees and charges;

AND WHEREAS, notice was given of Council's intent to consider changes to the Township of Blandford-Blenheim Fees and Charges By-Law on the Township's website in accordance with Township of Blandford-Blenheim Notice By-Law 1668-2011.

NOW THEREFORE the Council of the Corporation of the Township of Blandford-Blenheim hereby enacts as follows:

1. That all fees and charges by-laws previously established by Council of the Township of Blandford-Blenheim are hereby repealed.
2. That the fees and charges as set out in Schedules "A" through "J" attached hereto and forming part of this By-law are hereby established and adopted by the Council of the Township of Blandford-Blenheim.
3. That no request by any person for any information, service, activity or use of County property described in Schedules "A" through "J" will be processed or provided by any Township Official, unless and until the person requesting the information, service, activity or use of the Township property has paid the applicable fee or charge in the prescribed amount as set out in Schedules "A" through "J" to the Township or payment arrangements have been made with a Township Official;
4. That unless otherwise prescribed, the fees and charges established by this By-Law shall be payable to The Township of Blandford-Blenheim by cash, money order, certified cheque, cheque or debit card when due.
5. That fees and charges that have been imposed in accordance with this By-Law that remain unpaid after the date on which they are due shall be subject to prescribed interest and penalty charges of one and one quarter percent per month (1.25%), non compounded or fifteen percent (15%) per annum.

6. That in the event another by-law of the Township of Blandford-Blenheim establishes a fee or charge that is not referenced by this By-Law and that is not inconsistent with this By-Law, the fee or charge established by that other by-law shall be deemed to be included in Schedules “A” through “J” attached hereto;
7. That any provision of any by-law that is inconsistent with this By-Law be hereby repealed;
8. That the effective date of this By-Law shall be May 1, 2023.

By-law **READ** a **FIRST** and **SECOND** time this 19th day of April, 2023.

By-Law **READ** a **THIRD** time and **ENACTED** in Open Council this 21st19th day of April, 2023.

Mark Peterson, Mayor

Sarah Matheson, Deputy Clerk

					Schedule A
Administrative Services - Clerk					
Fees and Charges (excluding HST)					
Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
Sale of Photocopies - black & white (letter or legal size only)	1 - 2 sheets	\$0.50	\$0.50	\$0.50	\$0.50
	3 - 5 sheets	\$1.00	\$1.00	\$1.00	\$1.00
	6 sheets and up (per sheet)	\$0.25	\$0.25	\$0.25	\$0.25
Black & White copies - 11 x 17	per sheet	\$0.40	\$0.40	\$0.40	\$0.40
Colour photocopies (letter or legal size only)	per sheet	\$0.50	\$0.50	\$0.50	\$0.50
Colour photocopies (11x17)	per sheet	\$1.00	\$1.00	\$1.00	\$1.00
Faxing	First sheet	\$2.00	\$2.00	\$2.00	\$2.00
	Each additional sheet	\$1.00	\$1.00	\$1.00	\$1.00
Request under the Freedom of Information Act (HST Exempt)	Each	\$5.00	\$5.00	\$5.00	\$5.00
	staff time - first 30 minutes of investigation	\$0.00	\$0.00	\$0.00	\$0.00
	staff time per 15 min. interval beyond 30 minutes	\$7.50	\$7.50	\$7.50	\$7.50
(Where the estimate under section 45 (3) of the Municipal					
provide a deposit of 50% of the estimate prior to the application					
proceeding)					
Meeting Investigation Fee (HST Exempt)	Each	\$25.00	\$25.00	\$25.00	\$25.00
Cutting of Noxious Weeds / By-law Enforcement		*	*	*	*
* Actual fees incurred by the Township in relation to the specific incident/request + 15%					
Lottery License Fee: Raffles, Bingos & Nevada Tickets (HST Exempt)	%	3%	3%	3%	3%

CLERK

					Schedule A
Administrative Services - Clerk					
Fees and Charges (excluding HST)					
Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
Marriage License (HST Exempt)	Each	\$110.00	\$110.00	\$120.00	\$120.00
Civil Marriage Ceremony:					
on site at municipal office during regular office hours	Each	\$250.00	\$250.00	\$250.00	\$250.00
Off site civil marriage ceremony	Each			\$350.00	\$350.00
Rehearsal fee				\$50.00	\$50.00
booking deposit	Each	\$100.00	\$100.00	\$100.00	\$100.00
administration fee if booking is cancelled	Each	\$50.00	\$50.00	\$50.00	\$50.00
Township provided witness	Each	\$50.00	\$50.00	\$50.00	\$50.00
Special Events Permit (HST Exempt)	Each	\$50.00	\$50.00	\$50.00	\$50.00
Burial Certificate (HST Exempt)	Each	\$10.00	\$10.00	\$15.00	\$15.00
Encroachment Agreements (HST Exempt)	Each	\$75.00	\$75.00	\$75.00	\$75.00
Section 65 of Drainage Act assessment apportionment.					
Staff time per 15 minute interval	Each	9.50	9.50	10.00	11.00
Tile Drainage Loan Inspections	Each	160.00	160.00	160.00	200.00
Site Alteration Application for area less than 2 ha	Each	250.00	250.00	250.00	250.00
Site Alteration Application for area equal to 2 ha	Each	550.00	550.00	550.00	550.00
Site Alteration Application for each ha beyond 2 ha	Each	25.00	25.00	25.00	25.00
First conviction in contravention of Site Alteration By-law (person)		10,000.00	10,000.00	10,000.00	10,000.00
Subsequent conviction in contravention of Site Alteration By-law (person)		25,000.00	25,000.00	25,000.00	25,000.00
first conviction in contravention of Site Alteration By-law (corporation)		50,000.00	50,000.00	50,000.00	50,000.00
subsequent conviction in contravention of Site Alteration By-law (corporation)		100,000.00	100,000.00	100,000.00	100,000.00

CLERK

					Schedule A
Administrative Services - Clerk					
Fees and Charges (excluding HST)					
Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
- Kennel Licence	Each	\$60.00	\$60.00	\$60.00	\$120.00
Black Composters (HST Exempt)*	Each	10.00	10.00	10.00	10.00
Green Cone Composters (HST Exempt)*	Each	40.00	40.00	50.00	50.00
Blue Box - Large - 80L (HST Exempt)*	Each	5.50	5.50	6.20	6.20
Blue Box - Lid (HST Exempt)*	Each	1.50	1.50	2.70	2.70
Bag Tags (HST Exempt)*	Each	2.00	2.00	2.00	2.00
* Guideline only, price established by County of Oxford and is subject to change					
Fence Viewing application fee		\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00
Memorialization of Existing Tree in Parks (does not include cost of the plaque & stand)	each			\$ 150.00	\$ 150.00
Park Benches (does not include cost of the plaque)	each	\$1,400.00	\$1,400.00	\$1,400.00	\$2,000.00
Sale of unserviced municipal land (By-law 2272-2021 Sec.8)	per sq. ft.			\$0.22	\$0.22
Sale of serviced municipal land (By-law 2272-2021 Sec.8)	per sq. ft.			\$2.03	\$2.03

CLERK

						Schedule B
Administrative Services -General						
Fees and Charges (HST Exempt)						
Description		Unit	2020 AMOUNT	2021 AMOUNT	2022 AMOUNT	2023 AMOUNT
Tax Certificate		Each	\$50.00	\$50.00	\$50.00	\$50.00
Returned Cheque or PAP		Each	\$30.00	\$30.00	\$35.00	\$35.00
On-Line Payment fee						3.00%
Loan Agreement Administration Fee (Debenture Administration)		Each	2% of principal	2% of principal	2% of principal	2% of principal
Payment of Tile Drainage Loans Before Expiry Date		Each	\$50.00	\$50.00	\$50.00	\$50.00
Tax Sale Registration Process		Each	Actual Cost + \$100 Admin Fee	Actual Cost + \$100 Admin Fee	Actual Cost + \$100 Admin Fee	Actual Cost + \$100 Admin Fee
Reprint of Prior Year Tax Bills or Statements		Each	\$10.00	\$10.00	\$10.00	\$10.00
Commission of Oaths or Certified True Copy (resident)		Each	\$10.00	\$10.00	\$10.00	\$10.00
Commission of Oaths or Certified True Copy (non-resident)		Each	\$15.00	\$15.00	\$15.00	\$15.00
Registered Mail Fee		Each	\$12.00	\$12.00	\$15.00	\$15.00
- as set by Canada Post / Includes HST						
Tax Confirmation Letters		Each	\$15.00	\$15.00	\$15.00	\$15.00
Payment Redistribution Fee (per roll #)		Each	\$10.00	\$10.00	\$10.00	\$10.00
Refund Administration Fee (Client error/overpayment)		Each	\$25.00	\$25.00	\$25.00	\$25.00
(includes tax payments, AR payments or any other payments)						

TAX

				Schedule C
Administrative Services - Development Charges				
Fees and Charges (HST Exempt)				
Description	Unit	Effective April 1, 2020	Effective April 1, 2021	Effective April 1, 2022
Development Charges				
<u>Residential</u>				
Single, Semi-detached	each	\$ 10,071.85	\$ 10,160.00	\$ 11,714.48
Other Multiples	each	\$ 6,328.35	\$ 6,384.00	\$ 7,360.75
Apartments - 2 Bedrooms or Larger	each	\$ 5,369.32	\$ 5,417.00	\$ 6,245.80
Apartments - Bachelor or 1 Bedroom	each	\$ 3,632.37	\$ 3,664.00	\$ 4,224.59

DEVELOPMENT CHARGES

					Schedule D
Cemetery					
Fees and Charges (excluding HST)					
Description	Unit	2020	2021	2022	2023
		Amount	Amount	Amount	Amount
Purchase of Interment Rights and care and maintenance					
Interment Rights	each	\$720.00	\$720.00	\$720.00	\$720.00
Care and Maintenance	each	\$480.00	\$480.00	\$480.00	\$480.00
Cremation lots	each	\$255.00	\$255.00	\$320.00	\$320.00
Care and Maintenance	each	\$250.00	\$250.00	\$280.00	\$280.00
Interment					
Adult - standard	each	\$650.00	\$650.00	\$750.00	\$750.00
Child	each	\$325.00	\$325.00	\$400.00	\$400.00
Infant	each	\$325.00	\$325.00	\$340.00	\$340.00
Cremated Remains	each	\$325.00	\$325.00	\$400.00	\$400.00
Columbaria *NEW	each	\$220.00	\$220.00	\$250.00	\$250.00
Disinterment / Exhumation					
Adult - standard	each	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00
Cremated Remains	each	\$500.00	\$500.00	\$1,000.00	\$1,000.00
Columbaria *NEW	each			\$250.00	\$250.00
Child *NEW	each			\$1,000.00	\$1,000.00
Infant *NEW	each			\$1,000.00	\$1,000.00
Columbaria Fees					
Bottom Row	each	\$935.00	\$935.00	\$1,020.00	\$1,020.00
Bottom Row- Care and Maintenance	each	\$165.00	\$165.00	\$180.00	\$180.00
Second Row	each	\$1,020.00	\$1,020.00	\$1,105.00	\$1,105.00
Second Row- Care and Maintenance	each	\$180.00	\$180.00	\$195.00	\$195.00
Third Row	each	\$1,105.00	\$1,105.00	\$1,190.00	\$1,190.00
Third Row- Care and Maintenance	each	\$195.00	\$195.00	\$210.00	\$210.00
Top Row	each	\$1,232.50	\$1,232.50	\$1,275.00	\$1,275.00
Top Row- Care and Maintenance	each	\$217.50	\$217.50	\$225.00	\$225.00
Initial Engraving of Niche Plate	each	\$350.00	\$350.00	\$350.00	\$350.00
Each Subsequent Engraving of Niche Plate			\$200.00	\$200.00	\$200.00
Monument Care Fund - Flat marker (smaller than 1,116.13 sq cm / 173 sq in.)	each	\$0.00	\$0.00	\$0.00	\$0.00
**Monument Care Fund - Flat marker (1,116.23 sq cm / 173 sq in. or larger)	each	\$50.00	\$50.00	\$100.00	\$100.00
**Monument Care Fund - Upright marker (1.49 sq m / 16 sq ft or smaller, including the base)	each	\$100.00	\$100.00	\$200.00	\$200.00
**Monument Care Fund - Upright marker (larger than 1.49 sq m / 16 sq ft. including the base)	each	\$200.00	\$200.00	\$400.00	\$400.00

					Schedule D
Cemetery					
Fees and Charges (excluding HST)					
Description	Unit	2020	2021	2022	2023
		Amount	Amount	Amount	Amount
<i>** as set by the Bereavement Authority of Ontario</i>					
Sundays & Municipal Holiday Interments	each	\$300.00	\$300.00	\$350.00	\$375.00
Foundation layout fee	each	\$60.00	\$60.00	\$60.00	\$60.00
Snow Removal	each	*	*	*	
Winter Burial - Full Interment (December 1st to March 31)	each	*	*	*	
Winter Burial - Cremated Remains (December 1st to March 31)	each	*	*	*	
* Actual fees incurred by the Township in relation to the specific incident/request + 15%					
Park Benches	each	\$1,400.00	\$1,400.00	\$1,400.00	\$2,000.00
(does not include cost of the plaque)					
Transfer Fee					
Transfer Fee (Certificate picked-up at Township Office)	each	\$50.00	\$50.00	\$60.00	\$60.00
Registered Mail Fee		each	\$12.00	\$12.00	\$15.00
<i>- as set by Canada Post / Includes HST</i>					

					Schedule E
Community Services - Indoor Facilities					
May 1st to April 30th					
Fees and Charges (including HST)					
Description	Unit	Effective May 1, 2020	Effective May 1, 2021	Effective May 1, 2022	Effective May 1, 2023
Arena					
**Prime Time - Minor Groups	per hour	\$140.00	\$143.00	\$145.00	\$148.00
**Prime Time - All Others	per hour	\$190.00	\$193.00	\$196.00	\$199.00
Non-Prime Time - Minor Groups	per hour	\$75.00	\$75.00	\$75.00	\$75.00
Non-Prime Time - All Others	per hour	\$105.00	\$110.00	\$110.00	\$110.00
Arena Floor Rental (Dances, Trade Shows)	per hour	\$165.00	\$165.00	\$165.00	\$165.00
Arena Floor Rental (Dances, Trade Shows)	full day	\$650.00	\$650.00	\$650.00	\$650.00
Arena Floor Rental (Recreation, Sports)	per hour	\$48.00	\$48.00	\$48.00	\$50.00
**Prime Time ice rentals are M-F 5-10 p.m. and weekends 8 a.m. - 10 p.m.					
Recreational Program					
Public Skating - Adult	per person	no charge	no charge	no charge	no charge
Public Skating - Child Elementary School Age	per person	no charge	no charge	no charge	no charge
Public Skating - Pre-School	per person	no charge	no charge	no charge	no charge
Parents & Tots	per person	no charge	no charge	no charge	no charge
Sponsored Public Skating	per hour	\$100.00	\$100.00	\$100.00	\$100.00
School Skating Program	per hour	\$45.00	\$45.00	\$45.00	\$45.00
Ticket Ice (minimum with 1 to 4 skaters)	per hour	\$45.00	\$45.00	\$45.00	\$45.00
Ticket Ice (exceeding 4 skaters)	per skater	\$10.00	\$10.00	\$10.00	\$10.00
Shinny Hockey (adult)	per skater/hour	\$10.00	\$10.00	\$10.00	\$10.00
Shinny Hockey (child - under age 18)	per skater/hour	\$5.00	\$5.00	\$5.00	\$5.00
Birthday Specials:					
1 hour of ice time (based on availability) and 1 hour in Room A	per event	\$75.00	\$75.00	\$75.00	\$75.00
1 hour of ice time (based on availability) and 1 hour in Hall	per event	\$105.00	\$105.00	\$105.00	\$105.00
Advertising					
Ice Logo (sponsor must supply logo at their cost)		\$500.00	\$500.00	\$500.00	\$500.00
Arena Board Advertising (sponsor must supply logo at their cost)		\$500.00	\$500.00	\$500.00	\$500.00
Wall Advertising (sponsor must supply logo at their cost)		\$300.00	\$300.00	\$300.00	\$300.00
Door Wrap (sponsor must supply wrap and professional installation)					\$250.00
Zamboni advertising (sponsor must supply logo at their cost)			\$900.00	\$900.00	\$900.00

					Schedule E
Community Services - Indoor Facilities					
May 1st to April 30th					
Fees and Charges (including HST)					
Description	Unit	Effective May 1, 2020	Effective May 1, 2021	Effective May 1, 2022	Effective May 1, 2023
Community Centre Halls					
Plattsville Community Hall	per hour	\$61.00	\$61.00	\$61.00	\$63.00
Plattsville Community Hall	daily	\$225.00	\$225.00	\$225.00	\$229.00
Plattsville Community Hall - weekday daytime	1/2 day	\$122.00	\$122.00	\$122.00	\$125.00
Plattsville Community Hall (Together with Ice Event)	daily	\$122.00	\$122.00	\$122.00	\$125.00
Plattsville Community Hall (Buck & Doe)	daily	\$530.00	\$530.00	\$530.00	\$530.00
Decorating Set-up (for daily events only - prior to day of decorating set-up of event based on availability)	per event	\$120.00	\$120.00	\$120.00	\$120.00
Plattsville Community Hall - Room A	per hour	\$35.00	\$35.00	\$35.00	\$36.00
Plattsville Community Hall - Room A	daily	\$120.00	\$120.00	\$120.00	\$122.00
Plattsville Community Hall - Room B	per hour	\$35.00	\$35.00	\$35.00	\$36.00
Plattsville Community Hall - Room B	daily	\$120.00	\$120.00	\$120.00	\$122.00
Princeton Centennial Hall - Fireside Room	per hour	\$35.00	\$35.00	\$35.00	\$36.00
Princeton Centennial Hall - Fireside Room	daily	\$120.00	\$120.00	\$120.00	\$122.00
Princeton Centennial Hall - Fireside Room - weekday daytime	1/2 day	\$70.00	\$70.00	\$70.00	\$70.00
Princeton Centennial Hall - Main Hall	per hour	\$110.00	\$110.00	\$110.00	\$111.00
Princeton Centennial Hall - Main Hall	daily	\$380.00	\$380.00	\$380.00	\$385.00
Princeton Centennial Hall - Main Hall - weekday daytime	1/2 day	\$220.00	\$220.00	\$220.00	\$220.00
Princeton Centennial Hall - Main Hall (Buck & Doe)	daily	\$530.00	\$530.00	\$530.00	\$530.00
Decorating Set-up (for daily events only - prior to day of decorating set-up of event based on availability)	daily	\$200.00	\$200.00	\$200.00	\$200.00
Kitchen Use	daily	\$85.00	\$85.00	\$87.00	\$87.00
** Deposit for Alcohol Events				\$500.00	\$500.00

					Schedule F
Community Services - Outdoor Facilities & Parks					
May 1st to April 30th					
Fees and Charges (including HST)					
FIELD CLASSIFICATION					
Description	Unit	A	B	C	D
Ball Diamonds					
Adult	per game	\$26.00	\$25.00	\$21.00	n/a
Affiliated Minor	per game	\$20.00	\$20.00	\$17.00	\$12.00
Adult Tournament First Game/Diamond	per day	\$26.00	\$25.00	\$17.00	n/a
Adult Tournament Extra Game/Diamond	per game	\$20.00	\$20.00	\$17.00	n/a
Affiliated Minor Tournament First Game/Diamond	per day	\$20.00	\$20.00	\$17.00	\$12.00
Affiliated Minor Tournament Extra Game/Diamond	per game	\$17.00	\$17.00	\$17.00	\$12.00
Optional Tournament Grooming	per groom	\$25.00	\$25.00	\$25.00	\$25.00
Optional Use of Lights	per game	\$9.00	n/a	\$9.00	\$9.00
Ball Diamond Fence Advertising (sponsor must supply sign at their costs, size, location and content must be approved)	yearly	\$300.00	\$300.00	\$300.00	\$300.00
Description	Unit	Effective May 1, 2020	Effective May 1, 2021	Effective May 1, 2022	Effective May 1, 2023
Soccer Pitches - based upon 90 minute games					
Adult Permit	per game	\$13.00	\$13.00	\$13.00	\$13.00
Adult Tournament	per day	\$75.00	\$75.00	\$75.00	\$75.00
Affiliated Minor	per game	\$10.00	\$10.00	\$10.00	\$10.00
Affiliated Minor Tournament	per day	\$52.00	\$52.00	\$52.00	\$52.00
Park Permit Fees					
Pavillion Day Permit	per day	\$75.00	\$75.00	\$75.00	\$78.00
Open Park Space Event Day Permit	per day	\$75.00	\$75.00	\$75.00	\$78.00

						Schedule G
Protective Services						
Fees and Charges (excluding HST)						
Description		Unit	2020	2021	2022	2023
			Amount	Amount	Amount	Amount
Fire Inspection						
Fire Inspection		per hour	\$89.00	\$90.00	\$92.00	\$97.00
Fire Inspection Admin Fee		each	\$58.00	\$60.00	\$61.00	\$65.00
Liquor Licenses and Occupancy Loads						
Fire Inspection		per hour	\$89.00	\$90.00	\$92.00	\$97.00
Fire Inspection Admin Fee		each	\$58.00	\$60.00	\$61.00	\$65.00
Fire Chief's Letters to Lawyers or Insurance Company		each	\$89.00	\$90.00	\$92.00	\$97.00
Fire Department Compliance Letter		each	\$89.00	\$90.00	\$92.00	\$97.00
By-Law Compliance Letter		each	\$89.00	\$90.00	\$92.00	\$97.00
Copies of Fire Reports		each	\$58.00	\$60.00	\$61.00	\$65.00
Response to Motor Vehicle Accidents and Vehicle Fires (HST Exempt)						
(Chargeable to the registered owner of the vehicle)						
Non-Resident						
Minimum Charge up to 1st hour per Fire Apparatus		each *	\$485.00	\$488.40	\$509.89	\$543.03
Resident						
No Charge						
Motor Vehicle Accident Response-Provincial Highway (HST Exempt)						
(Chargeable to Ministry of Transportation for all provincial highway accident responses)						
Minimum Charge up to 1st hour per Fire Apparatus		each *	\$485.00	\$488.40	\$509.89	\$543.03

Description		Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
Fire Response - Public Hazard, Hydro Lines						
Public Property - Chargeable to Hydro Provider						
Minimum Charge up to 1st hour per Fire Apparatus		each *		\$ 488.40	\$ 509.89	\$543.03
Private Property - Chargeable to Registered Property Owner						
Minimum Charge up to 1st hour per Fire Apparatus		each *		\$ 488.40	\$ 509.89	\$543.03
Fire Response -Indemnification Technology						
Current MTO rates, plus personnel /hour rates ,and any cost incurred by the Municipality						
Minimum Charge up to 1st hour per Fire Apparatus		each *	\$485.00	\$488.40	\$509.89	\$543.03
Refilling SCBA air bottles		each	\$20.00	\$20.00	\$20.00	\$20.00
Fire Response - Hazardous Materials Clean Up						
As outlined in the Environment Protection Act, RSO 1990				Actual	Actual	Actual
				Costs	Costs	Costs
Fire Response - Natural Gas Leak,						
Caused directly by a person or company						
Minimum Charge up to 1st hour per Fire Apparatus		each *	\$485.00	\$488.40	\$509.89	\$543.03
Burn Permit			no charge	no charge	no charge	no charge
Fire Response - Open Air Burning						
Illegal or Unauthorized Fire						
1st Offense			no charge	no charge	no charge	no charge
2nd or Additional Offences		each *	\$ 485.00	\$ 488.40	\$ 509.89	\$543.03
Minimum Charge up to 1st hour per Fire Apparatus						

Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
Fire Response - Preventable Fire Alarm Panel Alarms					
1st Offense		no charge	no charge	no charge	no charge
2nd or Additional Offences	each *	\$485.00	\$488.40	\$509.89	\$543.03
Minimum Charge up to 1st hour per Fire Apparatus					
Fire Response - Smoke/Co Alarms					
Fail to return loaner alarm to Fire Department (within one week)	each	\$ 50.00	\$ 50.00	\$ 50.00	\$ 50.00
Fire Response - Fire Watch or Stand By					
As authorized by Fire Chief					
Review of Fire Works Display Application	each	\$ 128.00	\$ 130.00	\$ 132.00	\$ 137.00
Review of Application for Pyrotechnics display					
Including a site inspection and review of Fire Safety Plan		\$ 204.00	\$ 210.00	\$ 215.00	\$ 250.00
Review of Risk Safety Management Plan for Propane Storage					
As required by the Regulatory Amendments to O.Reg 211/01 of the TSS Act, 2000 for small facilities (less than 5000 USGW)		\$ 102.00 + actual cost of engineer / other firm (if necessary)	\$ 105.00 + actual cost of engineer / other firm (if necessary)	\$ 110.00 + actual cost of engineer / other firm (if necessary)	\$ 115.00 + actual cost of engineer / other firm (if necessary)
Review of Risk Safety Management Plan for Propane Storage					
As required by the Regulatory Amendments to O.Reg 211/01 of the TSS Act, 2000 for medium and large facilities (less than 5000 USGW)		\$ 255.00 + actual cost of engineer / other firm (if necessary)	\$ 260.00 + actual cost of engineer / other firm (if necessary)	\$ 265.00 + actual cost of engineer / other firm (if necessary)	\$ 275.00 + actual cost of engineer / other firm (if necessary)
* As set by MTO					

**Building Services
Fees and Charges (HST Exempt)**

Classes of Permits and Fees		
Minimum Permit Fee - \$133. Fees not listed are determined by the Chief Building Official.		
		Permit Fee
Administrative Fee	Admin - Major	\$ 331
Administrative Fee	Admin - Minor	\$ 133
ICI Group	ICI - New, Additions and Renovations	\$1.66/sq'.ft
	ICI - Public Pools, Public Patios and Exterior Ramps	\$0.67/sq. ft
Group C - Residential Buildings	Res - Residential Buildings New, Additions	\$1.66/sq.ft
	Res - Renovations to Non Single/Semi/Towns	\$1.33/sq .ft
	Res - Renovations to Single/Semi/Towns	\$ 529
	Res - Swimming Pools	\$ 133
	Res - Sheds & Garages	\$1.00/sq.ft
	Res - Decks & Covered Porches (unheated and unenclosed)	\$ 133
Farm Buildings	Farm - New, Additions . Renovations	\$0.28/sq. ft
	Farm - Horizontal/Bunk Silos	\$ 661
	Farm - Vertical Silos, Grain Bins	\$ 661
	Farm - Manure Storage (All Types)	\$ 661
Special	Sp - Tents	\$ 287
	Sp - Temp Buildings/Portables	\$ 529
	Sp - Change of Use	\$ 529
Miscellaneous	Misc - Permit Renewal/Revision	\$ 331
	Misc - Fireplace/Woodstove	\$ 199
	Signs	\$ 199
	Misc - Retaining Wall/Balcony Guard (linear ft)	\$0.28/sq.ft
	Misc - Wind Turbines	\$ 2,311.00
	Solar Panel	\$ 529
	Designated Structures (other then listed)	\$ 661
	Alternate Solution Application	\$ 529
	Conditional Permits	\$0.28/sq .ft
	Septic Permit - Full	\$ 595
	Septic Permit - Tank Only	\$ 133
	Other/Unlisted	Vari
	Re-Inspection/Canveled Inspection Fee/Requested Inspection more then 3 years since last inspection	\$ 67
Mechanical Work	Mech - Sprinkler System Mech - NFPA 96 Hood Fan	\$ 661
		\$ 331
Plumbing/Serviceing Work	Water/Sewer Connection Building Services (per linear ft)	\$ 133
		\$1.00/ft
Demo	Non-Farm Structures	\$ -
Deposits		
Deposit (Refundable)	Engineering	\$ 1,000.00
	Final Building Inspection	\$ 1,000.00
	Public Works	\$ 1,000.00
	Lot Grading	\$ 1,500.00
	Demolition Agreement	Vari
	Garden Suite Deposit	Vari

					Schedule I
Building Services - Planning					
Fees and Charges (HST Exempt)					
Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
Zoning By-law Amendment Application	each	\$550.00	\$550.00	\$550.00	\$650.00
**County fee for Zone change application	each		\$150.00	\$150.00	\$150.00
Removal of Holding Zone Provision	each	\$550.00	\$550.00	\$550.00	\$650.00
**County Fee for Removal of Holding Zone Provision	each		\$150.00	\$150.00	\$150.00
Minor Variance Application	each	\$500.00	\$500.00	\$500.00	\$700.00
**County fee for Minor Variance application	each		\$100.00	\$100.00	\$100.00
Zoning Compliance Information	each	\$50.00	\$50.00	\$50.00	\$55.00
Building Compliance Information	each	\$50.00	\$50.00	\$50.00	\$55.00
Drainage Compliance Information	each	\$50.00	\$50.00	\$50.00	\$55.00
Sign Minor Variance Application	each	\$300.00	\$300.00	\$300.00	\$300.00
Fence Minor Variance Application	each	\$300.00	\$300.00	\$300.00	\$300.00
Site Plan Agreement Application	each	\$500.00	\$500.00	\$500.00	\$600.00
**County fee for Site Plan Application			\$500.00	\$500.00	\$500.00
Site Plan Agreement Amendment	each	\$500.00	\$500.00	\$500.00	\$600.00
**County fee for Site Plan Ammendment			\$250.00	\$250.00	\$250.00
Environmental Site Assessment Letter	each	\$70.00	\$70.00	\$70.00	\$70.00
Confirmation of uses permitted in zone letters	each	\$70.00	\$70.00	\$70.00	\$70.00
Communication Tower Application	each	\$500.00	\$600.00	\$600.00	\$600.00
In addition to the above application fees the applicant shall pay all external costs incurred by the municipality in respect of the Planning Application Housing projects which qualify under the County of Oxford's Community Improvement Plan - Affordable Housing Incentive Program, are exempt from Township imposed application fees. This exemption does not include any deposits required to recover Township costs for peer reviews					
REFUNDS					
Planning Application submitted, no work started	each	Full Refund less \$50.00 Admin Fee			
Planning Application submitted, application circulated for comment	each	No Refund			

PLANNING

Building Services - Planning					
Fees and Charges (HST Exempt)					
Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
**fees established by the County of Oxford and are subject to change					
Fees contained in Severance Agreements:					
Street lighting	each new lot	\$ 300.00	\$ 300.00	\$ 300.00	\$ 300.00
Sidewalk	each new lot	\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00
Parkland dedication	each new lot	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00
DEPOSITS:					
Site Plan Peer Review	minimum	\$2,000.00	\$2,000.00	\$2,000.00	\$3,000.00
Agreement to construct a new single family dwelling while current owners are living in the existing single family dwelling	each			As per agreement	
Sub-Division Agreement	each			As per agreement	
Bunkhouse Agreement	each			As per agreement	
Discretionary Agreement	each			As per agreement	
Garden Suite Agreement	each			As per agreement	
CLI -ECA application - Storm Sewer	each				\$ 1,100.00
CLI -ECA application - Storm Water Management	each				\$ 2,200.00

					Schedule J
Public Works - Roads					
Fees and Charges (excluding HST)					
Description	Unit	2020 Amount	2021 Amount	2022 Amount	2023 Amount
Installation of Entrance Culverts	each	\$1,200.00	\$1,200.00	\$1,250.00	\$1,400.00
Curb Cut	each	\$450.00	\$475.00	\$600.00	\$600.00
Moving a Structure along Municipal Roads to Relocate Structure	each	\$40.00	\$40.00	\$40.00	\$40.00
Snow Removal (when contracted out)					
Snow Plowing	per operation	\$58.75	\$60.00	\$62.00	\$65.00
Snow Plowing / Sand / Salting	per operation	\$86.75	\$90.00	\$95.00	\$100.00
Sand /Salting	per operation	\$71.50	\$75.00	\$75.00	\$80.00
Tandem Axle Truck Rental	hour	\$85.00	\$85.00	\$85.00	\$88.35
One Ton Truck Rental	hour	\$55.00	\$55.00	\$55.00	\$68.45
1/2 Ton Pickup Rental	hour	\$27.00	\$28.00	\$30.00	\$33.35
Grader Rental summer	hour	\$110.00	\$115.00	\$115.00	\$142.25
Grader Rental winter	hour	\$125.00	\$130.00	\$130.00	\$150.00
Loader Rental	hour	\$60.00	\$65.00	\$65.00	\$81.75
Backhoe Rental	hour	\$60.00	\$60.00	\$60.00	\$72.10
Tractor Rental	hour	\$55.00	\$55.00	\$55.00	\$62.25
Brush Depot - Labour	hour	\$36.00	\$36.00	\$38.00	\$41.00
Civic Address Signs & Posts	each	\$38.00	\$39.00	\$40.00	\$42.00
Sale of Recycled Asphalt (as available) pick up only	3 yard bucket			\$12.00	\$12.00
Sale of Recycled Concrete (as available) pick up only	3 yard bucket			\$12.00	\$12.00
Laying a private drain across Township Road Allowance	Separate Agreement				
Laying utility lines along, under, in or upon municipal roads	Separate Agreement				

THE CORPORATION OF THE
TOWNSHIP OF BLANDFORD-BLENHEIM
BY-LAW NUMBER **2362-2023**

Being a By-law to confirm the proceedings of Council.

WHEREAS by Section 5 of the *Municipal Act* 2001, S.O. 2001, c.25, the powers of a municipal corporation are to be exercised by its Council.

AND WHEREAS by Section 11 of the *Municipal Act* 2001, S.O. 2001, c.25, the powers of every Council are to be exercised by by-law;

AND WHEREAS it is deemed expedient that the proceedings of the Council of the Corporation of the Township of Blandford-Blenheim at this meeting be confirmed and adopted by by-law;

NOW THEREFORE the Council of the Corporation of the Township of Blandford-Blenheim hereby enacts as follows:

1. That the actions of the Council of the Corporation of the Township of Blandford-Blenheim in respect of each recommendation contained in the reports of the Committees and each motion and resolution passed and other action taken by the Council of the Corporation of the Township of Blandford-Blenheim, at this meeting held on April 5, 2023 is hereby adopted and confirmed as if all such proceedings were expressly embodied in this by-law.
2. That the Mayor and proper officials of the Corporation of the Township of Blandford-Blenheim are hereby authorized and directed to do all things necessary to give effect to the actions of the Council referred to in the proceeding section hereof.
3. That the Mayor and the CAO / Clerk be authorized and directed to execute all documents in that behalf and to affix thereto the seal of the Corporation of the Township of Blandford-Blenheim.

By-law read a first and second time this 19th day of April, 2023.

By-law read a third time and finally passed this 19th day of April, 2023.

MAYOR
MARK PETERSON

DEPUTY CLERK
SARAH MATHESON