

## Sandwich South Twp.

A meeting of Sandwich South Council was held on November 9, 1987.

Moved by Allan Parr and Murray Oliver that Sandwich South recognizes recycling is beneficial to resource and energy conservation, job creation, litter abatement and a reduced dependance on solid waste disposal facilities; whereas, our municipality supports recycling in our community.

A by-law to provide the repair and improvement of the Sixth Concession Drain was passed.

Consulting Engineer, N.K. Becker & Associates in conjunction with the County Planner and Administrative Staff was authorized to pre-

pare a study of lot levies in the township.

E.R.C.A. - revised document - policies guidelines and procedures for fill construction and alteration to Waterways Regulations.

Council's comments: want to be able to have a clear understanding of the regulations in our planning document.

Tecumseh P.U.C. re: 1" service to 11924 Maisonneuve.

Council will attend with Mr. Webster at a Tecumseh P.U.C. meeting if he so wishes.

Ron Dennison, Road Superintendent and Bill Pringle Road employee, requested some remuneration for Bill Pringle's tools which were stolen when the road garage was broken into. The road department was using the tools on occasion. The clerk was instructed to issue an order to all employees that no personal tools remain in the garage, because if council should decide to give Bill some remuneration they will not repeat it for him or any other employee. Council informed Bill they would discuss this matter later in the meeting.

Ron presented two quotes to have an alarm system installed in the road garage.

The quote from K.E.L. Communications Ltd. of \$2,702.31 for the installation of an alarm system in the road garage was accepted.

The Road Superintendent was requested to investigate installing some type of flashing light on the outside of the building when the alarm goes off.

Council asked the road superintendent for his comments on putting up "No Parking" signs on west side of Lesperance Road from Intersection Road to C.P.R. tracks. After some discussion it was decided to ask Mr. Oates to carry a petition to those residents in the block mentioned above, as to whether or not they wanted "No Parking" signs installed.

John Fahringer, discussed development of lands he has purchased on the 7th Concession Road south of his building. A discussion followed regarding the distance the 8" watermain would have to be extended. The township engineer recommended the watermain be extended the full length of the subject lands to the railway tracks and capped there for future extension into Windsor.

The township engineer has reviewed the drawings for the proposed watermain extension. Jim Breschuk, went through the servicing review for the Fahringer lands dated November 9, 1987 which he had prepared for council. Relocating the drain will be included in the Seventh Street Drain report. The existing culvert at the Sixth Concession Drain will require to be widened. The township will apply for subsidy on this extension to existing bridge. These two items are required

for widening the existing road.

Mr. Fahringer was informed he must sign a development agreement which contains all the items included in the servicing review prepared by our engineer and the securities submitted up front prior to the application to the Ministry of the Environment for approval of the watermain extension being signed.

# Sandwich South Twp. Council

Council of Sandwich South was held Monday, November 23.

Pursuant to Section 495 and 496 of the Municipal Act RSO 1980, Chapter 302, the treasurer is hereby authorized to rebate or write-off uncollectables. Total write-offs and rebates: \$76,597.15. Write-offs and rebates for 1987 are: Township Share \$737, County Share \$619, Elementary Separate \$256, Elementary Public \$1,691, Secondary Separate \$195, Secondary Public \$1,295, Interest \$285, Walker Road Our \$2, Hamlet Water Area \$2, Sewer Mill Rate \$21, and Garbage Collection \$18.

Moved by Allan Parr and Tom Fuerth that Heavenly Rest Cemetery be permitted a one inch water connection from the six inch watermain located on the east side of Howard Ave., subject to a \$200 regular connection charge.

Moved by Murray Oliver and Jim McGuire that the services for the Iovino/Baker/Soresi subdivision be put on maintenance as of today's date and that building permits are now available.

Jack Wild attended council meeting to inform it of the progress with the proposed construction of a Windsor Christian Fellowship Church on the 7th Concession Road. They have received a letter from the C & O Railway enclosing a drawing showing the layout they would prefer.

They have engaged M.M. Dillon Limited as their engineer and Windsor Utilities Commission has approved the installation of a six inch main to service the property. Some survey elevations have been recorded.

An application for a zoning and an official plan amendment to change from agricultural to institutional has been submitted with \$2,000 cheque and the application meets township requirements.

The proposed use of the property is to be for a church with the potential of a school in approximately

five years. Council approved the project in principle and agreed to a public meeting.

Mr. Wild was requested to submit to the office copies of all approvals received and a site plan of the building showing location, side yards, set backs etc.

Larry Silani, Essex County Planner and Leon Paroian, township solicitor, were present for the public meeting to consider a zoning amendment to establish minimum development standards for new senior citizen housing developments in the township.

No comments or objections were received. Mr. Silani from Essex County Planning Dept. reviewed the amendment. Three changes are suggested as follows - limit density to a maximum of 37 units per gross hectares, require wider parking spaces - 12 ft. instead of 10 ft. to accommodate wheel chairs; and to establish more parking spaces.

A by-law to amend By-Law 85-18 (Senior Citizen Housing) was passed.

Larry Silani, Essex County Planning Dept. and Leon Paroian, township solicitor, were present for the public meeting to consider a zoning amendment to introduce a definition of "Adult Entertainment Parlours" into the township's comprehensive zoning by-law and to prohibit such uses from being located within the township.

No comments or objections were received. Mr. Silani reviewed the amendment and commented he did not foresee any problems because the township is basically rural with single family residences and does not have the market for adult entertainment parlours. He recommended that the by-law contain a definition of adult entertainment parlours.

Mr. Paroian doubted if the by-law would ever be attacked because this is a planning consideration not a prohibition. The population density is low since there are

no apartments permitted.

A by-law to amend By-Law 87-85 (Adult Entertainment Parlours) was passed.

Chris Bondy on behalf of George Docherty, attended council meeting regarding the proposed transfer to Banwell Road from Ministry of Transportation & Communications to the township. A letter dated November 12, 1987, from the Ministry of Transportation & Communications was presented and it stated they did not want to get involved in the one foot reserve.

In view of some of the facts stated in that letter, it was suggested it may be possible that the control which currently applies to this section of road remain after the municipality assumes the road. Council decided to refer this to our solicitor for comment and also to find out if a substantial entrance fee could be charged when an access is requested.

Mr. Bondy stated he would like to deal with this at the next meeting because his client would like to proceed as quickly as possible.

Tony Zanette submitted a proposed plan of a residential subdivision on his daughter's property on Oldcastle Side Road. The property contains 17.47 acres and is zoned residential hamlet at the front and agricultural at the back.

The plan sets out 16 lots and perhaps a park on the northern side for the remaining 7-8 acres.

Council approved the plan in principle.

The Deputy Clerk-Treasurer informed council he had no response from Mr. Ac or his solicitor, Mr. Barat regard-

ing the expiry of his letter of credit.

Moved by Allan Parr and Tom Fuerth that council authorize the letter of credit from 502783 Ontario Limited O/A Oldcastle Construction which expires December 1, 1987 be cashed and the money to be used to complete the terms and conditions in the subdivision agreement.

Moved by Murray Oliver and Jim McGuire that Township Engineer, N.K. Becker and Assoc. Ltd. be authorized to tender for a 200 mm. diameter watermain on County Road 19 from Tecumseh Road to County Road 42, and a 250 mm diameter watermain from existing watermain on the south side of the Highway No. 2 By-Pass to County Road 19.

Moved by Allan Parr and Murray Oliver that the engineer be authorized to tender for the Walker Road watermain south of Highway 3 approximately 530 meters.

Moved by Allan Parr and Tom Fuerth that council request Windsor remove their objection to Amendment 45 on the same basis that Amendment 44 was approved.