



**The Corporation of the Township of Brock**

**Council Minutes**

**May 26, 2025**

**Council Chambers - 1 Cameron St. E. Cannington and Electronically**

Members Present: Mayor Walter Schummer  
Ward 1 Councillor Peter Frank  
Ward 2 Councillor Claire Doble  
Ward 3 Councillor Angela Canavan  
Ward 4 Councillor Cria Pettingill  
Ward 5 Councillor Lynn Campbell

Members Absent: Regional Councillor Michael Jubb

Staff Present: CAO Michelle Willson  
Deputy Clerk Maralee Drake  
Clerk's Assistant Deena Hunt  
Clerk's Assistant Stefanie Stickwood  
Director of Finance/Treasurer Trena DeBruijn  
Interim Director of Public Works Ben Kester  
Director Parks, Recreation and Facilities R. Wayne Ward  
Director Development Services Robin Prentice  
Fire Chief Rick Harrison

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**1. Call to Order & Moment of Silence - 6:00 p.m.**

Mayor Schummer called the meeting to order at 6:00 p.m. and a quorum was present.

**2. Land Acknowledgement**

It is important to begin each public gathering with a Land and Territorial Acknowledgement, to recognize the Indigenous people for being good stewards of the land and environment, here where we are meeting today. The Township of Brock has traditionally been a hunting and fishing ground for First Nations people. We reside on and benefit from the Williams Treaty Territories, on the land of the Mississaugas and Chippewas. May we share the land as long as the sun rises, the grass grows and river flows.

**3. Playing of the National Anthem**

**4. Disclosure of Pecuniary Interest and Nature Thereof**

None.

**5. Community Announcements**

- June 1, 2025 is Hike for Hospice in Port Perry
- Red Shirt Day, Wednesday, May 28 in support of National AccessAbility Week

**6. Public Meeting**

**6.1 Explanatory Note - Pt Lot 14 Conc 5, 482 Osborne Street, Beaverton - Three Storey Mixed Use Development**

The purpose of this Statutory Public meeting, pursuant to Section 34 of the Planning Act, was to inform the public and receive public comments on the proposed Zoning By-law amendment. The Zoning By-law amendment application is requesting the subject property be rezoned from Special Purpose Commercial (C3) to Special Purpose Commercial Exception (C3-XX) to permit additional uses, a reduction in parking, and to address site-specific lot regulations, such as setbacks and height.

Members of Council were in attendance to observe and listen to comments. No decisions were made at this meeting.

**6.2 Staff Presentation / Overview**

Robin Prentice, Director of Development Services provided a presentation which included:

- Zoning By-Law Amendment 11-2022-RA - 482 Osborne Street, west side, Beaverton
- located in Beaverton Urban Area - Mixed Use Corridor in the Brock Official Plan

- currently zoned C3, requesting C3-XX zoning
- request additional uses, reduction in parking requirements, and setback variances
- the public may submit comments on this application to Robin.Prentice@brock.ca
- a future staff report to Council will include all comments and make a recommendation

### 6.3 Consultant / Application Presentation

Representative of Technoarch provided a presentation which included:

- proposed 3 storey mixed-use development at 482 Osborne Street, Beaverton
- 2 commercial units on the main floor, second and third floors being residential (10 units)
- the Brock Official Plan encourages intensification within settlement areas
- proposed variances:
  - 6 m front yard setback (versus 12 m) due to road widening
  - up to 10 residential units
  - retail and medical clinic on the main floor
  - 6 m interior side yard setback (versus 9 m)
  - 10.9 m building height (versus 9 m)
  - 20% landscaped open space (versus 30%) due to parking requirements and setbacks
  - 20 parking spaces (versus 29)
- request approval of the proposed variances

### 6.4 Public Comments / Submissions

Saleem Faruqi, owner of 466 Osborne Street Beaverton:

- in support of the proposed development

- expressed concern for the variance request for parking spaces, which could affect his property
- enquired whether a 2 storey building would be more appropriate and solve parking issues and remove the height variance

#### 6.5 Public Questions

There were no public questions for clarification.

### 7. Presentations

None.

### 8. Delegations / Petitions

#### 8.1 Support for Request of a Generator for Gillespie Gardens

Mary Beddows, Gillespie Gardens Resident provided a delegation which included:

- concern for the lack of back up power/generator at Gillespie Gardens, Beaverton
- the recent ice storm resulted in power outage for an extended period
- seniors reside at Gillespie Gardens, many of whom rely on electricity for medical needs and personal safety
- requesting that Durham Region Non Profit Housing Corporation (DRNPHC) provides a generator for back up power
- Allan's Place in Cannington, owned by DRNPHC, also has no back up power
- requesting Council to address the matter with Regional Council to gain support for a generator for Gillespie Gardens

#### **Resolution: C-2025-218**

**Moved by** Councillor Pettingill

**Seconded by** Councillor Canavan

Be it Resolved That the presentation by Mary Beddows with respect to Support for a request of a generator for Gillespie Gardens be received; and

That Council support the request to Durham Region Non-profit Housing

Corporation for the investigation of all options to support the residents of Gillespie Gardens and Allan's Place during power outages, including the investigation of installing a backup generator.

**CARRIED**

**9. Adoption of Minutes of Previous Meetings**

**Resolution: C-2025-219**

**Moved by** Councillor Campbell

**Seconded by** Councillor Frank

Be it Resolved That Council adopts all minutes of previous Council meetings as listed in Section 9.1:

- Council - May 12, 2025

And receives minutes of Advisory Committee meetings as listed in Section 9.2:

- Manilla Community Hall Association - March 19, 2025

**CARRIED**

9.1 Minutes of previous Council Meetings

9.1.1 Council - May 12, 2025

9.2 Advisory Committee Minutes

9.2.1 Manilla Community Hall Association - March 19, 2025

**10. Sub-Committees (Reports)**

10.1 Finance Committee (Chair - Mayor Schummer)

10.1.1 Report 2025-FI-018, Operating Results – Actual to Budget – March 2025

Director of Finance/Treasurer

**Resolution: C-2025-220**

**Moved by** Councillor Doble

**Seconded by** Councillor Pettingill

Be It Resolved That Report 2025-FI-018, Operating Results - Actual to Budget - March 2025 be received.

**CARRIED**

10.2 Operations Committee (Chair - Councillor Pettingill)

There was no correspondence for consideration.

10.3 Parks, Recreation and Facilities Committee (Chair - Councillor Campbell)

There was no correspondence for consideration.

10.4 Tourism, Economic Development and Community Committee (Chair - Councillor Canavan)

There was no correspondence for consideration.

10.5 Protective Services Committee (Chair - Councillor Frank)

There was no correspondence for consideration.

10.6 Development Services Committee (Chair - Councillor Doble)

There was no correspondence for consideration.

10.7 General Government Committee (Chair - Regional Councillor Jubb, absent)

In the absence of the Chair, Regional Councillor Jubb, Mayor Schummer assumed the Chair of the General Government Committee.

10.7.1 Memorandum 2025-GG-010, Beaverton Harbour Students

Deputy CAO/Clerk

Resolution C-2025-209, May 12, 2025, deferred Report 2025-GG-010 to May 26, 2025.

**Resolution: C-2025-221**

**Moved by** Councillor Doble

**Seconded by** Councillor Pettingill

Be It Resolved That Memorandum 2025-GG-019, Beaverton Harbour Students be received.

**CARRIED**

10.8 Climate Committee (Chair - Councillor Pettingill)

There was no correspondence for consideration.

**11. Correspondence**

None.

**12. Notice of Motions**

None.

**13. By-Laws**

None.

**14. Closed Session**

None.

**15. Rise from Closed Session**

**16. Other Business**

None.

**17. Regional Councillor Update**

- Finance Committee recommends winding down Regional Revitalization Program which is no longer legal due to the Province removing planning authority from the Region
- plans to defer High Density Residential Development Charges for developers and remove any interest on those deferrals
- Transit Executive Committee - currently On Demand Specialty service has a user subscription cap, and staff recommended having a subscription cap on the On Demand regular service as well. The Committee, instead, voted to remove the Specialty service subscription cap which could result in reduced availability of regular On Demand service.

**18. Public Questions and Clarification**

There were no public questions for clarification.

**19. Confirmation By-law**

By-law Number 3349-2025 to confirm the proceedings of the Council of the Corporation of the Township of Brock at its meeting held on May 26, 2025.

**Resolution: C-2025-222**

**Moved by** Councillor Pettingill

**Seconded by** Councillor Canavan

Be it Resolved That By-law Number 3349-2025, being a By-law to confirm the proceedings of the Council of the Corporation of the Township of Brock at its meeting held on May 26, 2025 be taken as read, enacted and signed by the Mayor and Deputy Clerk.

**CARRIED**

**20. Adjournment**

**Resolution: C-2025-223**

**Moved by** Councillor Campbell

**Seconded by** Councillor Doble

Be it Resolved That the meeting of Council adjourn at 7:28 p.m.

**CARRIED**

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Mayor

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Clerk