



COMMUNITY DEVELOPMENT & TOURISM COMMITTEE

AGENDA

Thursday, May 23, 2024 at 3:00 pm

W & M Edelbrock Centre, Dufferin Room, 30 Centre Street, Orangeville ON L9W 2X1

The meeting will be live streamed on YouTube at the following link:

<http://www.youtube.com/@DufferinOne>

Land Acknowledgement Statement

We would like to begin by respectfully acknowledging that Dufferin County resides within the traditional territory and ancestral lands of the Tionontati (Petun), Attawandaron (Neutral), Haudenosaunee (Six Nations), and Anishinaabe peoples.

We also acknowledge that various municipalities within the County of Dufferin reside within the treaty lands named under the Haldimand Deed of 1784 and two of the Williams Treaties of 1818: Treaty 18: the Nottawasaga Purchase, and Treaty 19: The Ajetance Treaty.

These traditional territories upon which we live and learn, are steeped in rich Indigenous history and traditions. It is with this statement that we declare to honour and respect the past and present connection of Indigenous peoples with this land, its waterways and resources.

Roll Call

Declarations of Pecuniary Interest by Members

PUBLIC QUESTION PERIOD

Members of the public in attendance are able to ask a question. If you unable to attend and would like to submit a question, please contact us at info@dufferincounty.ca or 519-941-2816 ext. 2500 by 4:30 pm the day prior to the meeting.

PRESENTATIONS

1. COMMUNITY DEVELOPMENT & TOURISM – May 23, 2024 – ITEM #1
Grand River Watershed-Based Management Strategy

A presentation from Janet Ivey, Manager, Water Resources, Grand River Conservation Authority, regarding the Grand River Conservation Authority's watershed-based management strategy.

DELEGATIONS

2. COMMUNITY DEVELOPMENT & TOURISM – May 23, 2024 – ITEM #2
Dufferin Grey Pasture Committee

A delegation from Bill McCutcheon, Mike Swidersky and Lavern Trimble, Dufferin Grey Pasture Committee, regarding a proposed community pasture on County owned property located at 195620 Amaranth-Grant Valley Townline.

REPORTS

3. COMMUNITY DEVELOPMENT & TOURISM – May 23, 2024 – ITEM #3
County Owned Land 195594 and 195620 Amaranth-Grand Valley Townline – Considerations

A report from the Chief Administrative Officer, dated May 23, 2024, to outline considerations for the County owned property at 195594 and 195620 Amaranth-Grand Valley Townline, Amaranth.

Recommendation:

THAT the report, County Owned Land 195594 and 195620 Amaranth-Grand Valley Townline - Considerations, dated May 23, 2024, from the Chief Administrative Officer, be received.

4. COMMUNITY DEVELOPMENT & TOURISM – May 23, 2024 – ITEM #4
Dismantled Log Cabins Removal

A report from the Museum Services Manager, dated May 23, 2024, to outline why the dismantled log cabins should be removed from the museum grounds and disposed of.

Recommendation:

THAT the report of the Museum Services Manager, “Dismantled Log Cabins Removal”, dated May 23, 2024, be received;

AND THAT the objects identified in the “Dismantled Log Cabins Removal” be removed in accordance with the Museum of Dufferin’s Collections Management Policy.

5. COMMUNITY DEVELOPMENT & TOURISM – April 25, 2024 – ITEM #5
Corbetton Church Mould Remediation

A report from the Museum Services Manager, dated May 23, 2024, to seek approval

to transfer funds from the Museum Reserve to fund mould remediation in the Corbetton Church.

Recommendation:

THAT the report of the Museum Services Manager, “Corbetton Church Mould Remediation”, dated May 23, 2024, be received;

AND THAT the amount of \$23,933.40 be allocated from the Rate Stabilization Reserve to fund the mould remediation work outlined in the report.

6. COMMUNITY DEVELOPMENT & TOURISM – April 25, 2024 – ITEM #6
Online Explore Dufferin Guide

A presentation from the Manager of Economic Development to showcase the online Explore Dufferin Guide.

CORRESPONDENCE

7. COMMUNITY DEVELOPMENT & TOURISM – May 23, 2024 – ITEM #7
Town of Orangeville

A resolution from the Town of Orangeville, dated May 1, 2024, regarding amendments to the Ontario Heritage Act.

8. COMMUNITY DEVELOPMENT & TOURISM – May 23, 2024 – ITEM #8
Ministry of Municipal Affairs and Housing

Correspondence from the Ministry of Municipal Affairs and Housing, dated May 6, 2024, to advise that delegation requests for the upcoming Association of Municipalities of Ontario (AMO) are being accepted until June 7, 2024.

NOTICE OF MOTIONS

Next Meeting

Thursday, June 27, 2024

W & M Edelbrock Centre, Dufferin Room, 30 Centre Street, Orangeville ON

The GRCA's Watershed-based Resource Management Strategy

Dufferin County Community Development and Tourism Committee

May 23, 2024

Janet Ivey, Manager of Water Resources



Outline

- About the Grand River watershed
- Guiding principles
- Objectives
- Programs and services
- Looking forward
- Sharing your feedback



History of the watershed

In the 19th and 20th centuries, **clearing the land and urban growth** took a high toll on the natural system.



20th Century Issues - Floods



Photo: Galt (Cambridge), March/April, 1929.

20th Century Issues - Drought



Photo: View looking down an almost dry river bed in Elora Gorge, 1910. Wellington County Museum and Archives A1978.223

20th Century Issues – Poor Water Quality

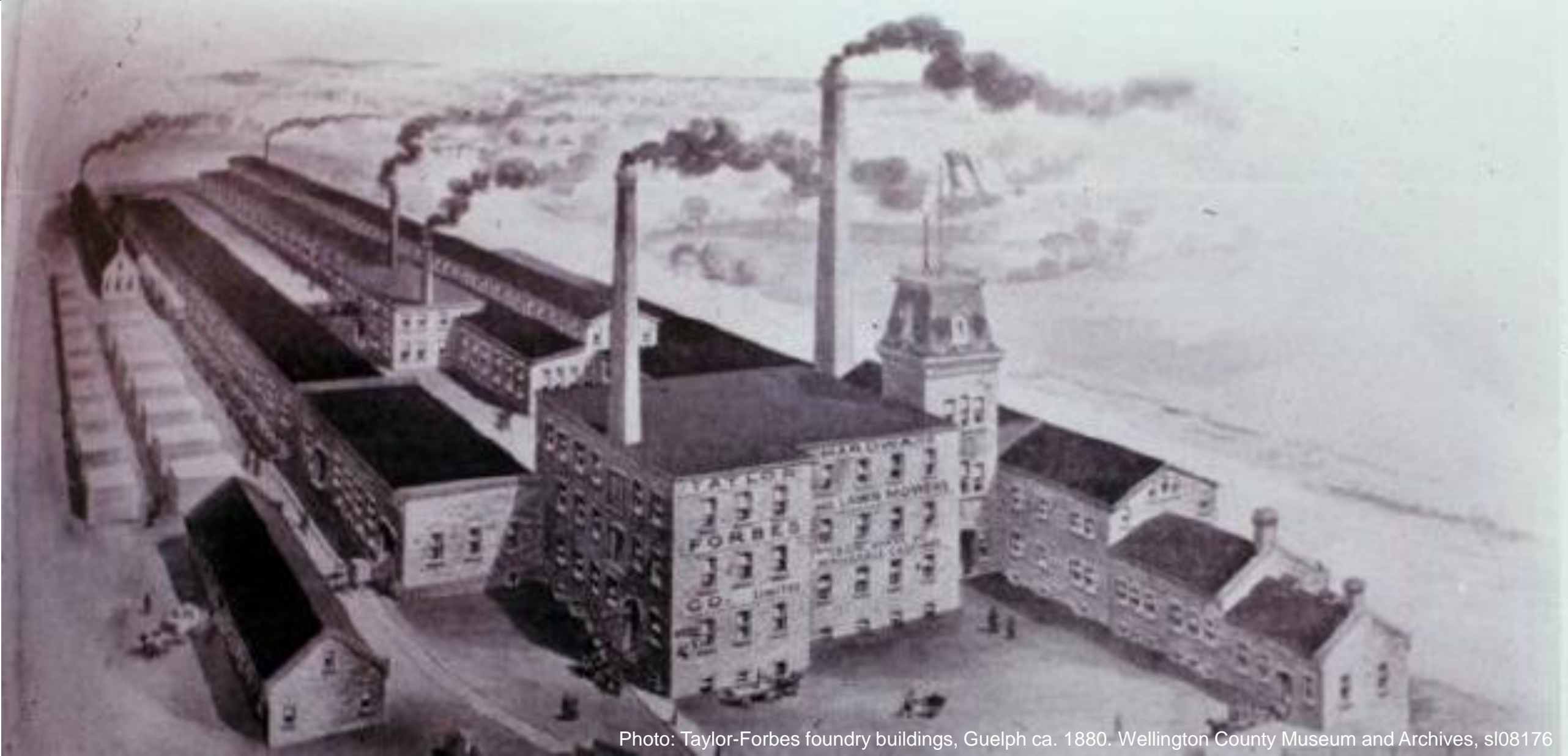


Photo: Taylor-Forbes foundry buildings, Guelph ca. 1880. Wellington County Museum and Archives, sl08176

History of the GRCA

Business leaders pushed for watershed agency - they understood the link between a **healthy environment and a healthy economy.**



Why are we developing a new Strategy?



Two new Strategies are required by regulation under the Conservation Authorities Act:

- **Watershed-based Resource Management Strategy**
- Conservation Area Strategy

Ensures the GRCA's programs reflect legislated mandate, municipal commitments, and watershed issues.

Our Vision



A healthy watershed where we live, work, play, and prosper in balance with the natural environment.

Our Mission

We will work with local communities to reduce flood damage, provide access to outdoor spaces, share information about the natural environment, and make the watershed more resilient to climate change.



The Grand River watershed today

- Largest watershed in southern Ontario, about 6,800 square km
- River flows from Dundalk to Port Maitland on Lake Erie
- 38 municipalities
- 2 First Nations
- Population of about 1 million
- Canadian Heritage River



Watershed stressors and issues

- Watershed population projected to grow from 1 million to 1.5 million by 2051
- Water quality - assimilation of treated effluent from 30 sewage plants and agricultural runoff
- Shifting climate and hydrologic patterns
- Flooding and drought
- Habitat loss and fragmentation

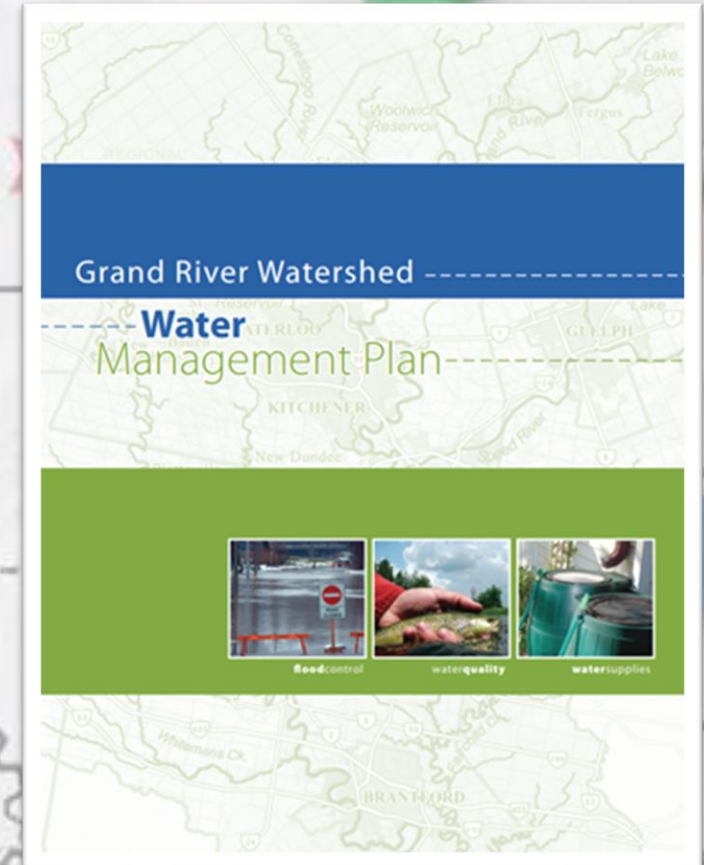


Watershed sciences and collaborative planning

90 years of watershed-scale planning

Grand River Water Management Plan – a voluntary, collaborative plan

Water Managers Working Group – GRCA, municipal, First Nations, provincial, federal water leaders implementing the Plan



Guiding principles

- The **watershed is the appropriate** scale for managing water and the linkages between water and other natural resources.
- A **well-managed river system is crucial for a healthy watershed**, sustaining prosperity, growth, well-being, and climate change resiliency.
- **Collaboration is essential**, as the management of water and land is a shared responsibility among the conservation authority, municipalities, First Nations, government agencies, landowners, residents, and other interest holders.
- When making decisions, the **GRCA considers the broad range of water uses** and values, and the needs of natural and human communities.
- The **GRCA's programs adapt and respond** to changing conditions, priorities, vulnerabilities, and pressures.

Objectives

- 1. Protect life and minimize property damage from natural hazards**, including drought, flooding, erosion, dynamic beaches, and hazardous lands and sites.
- 2. Manage water to ensure sustainable water supplies** for communities, economies and ecosystems.
- 3. Improve water quality** to enhance river health and reduce the river's impact on Lake Erie.
- 4. Protect, enhance, and restore natural areas** to improve ecosystem health and resilience.
- 5. Protect drinking water sources** from contamination and overuse.
- 6. Connect people to the environment** through outdoor experiences.
- 7. Manage the GRCA's landholdings** in a responsible and sustainable way.

1. Protect life and minimize property damage

Monitoring watershed conditions

- Climate
- Stream, reservoir, Lake Erie levels and river ice conditions

Managing the risk of natural hazards

- Maintaining and operating water and erosion control structures (dams, dikes)
- Flood forecasting and warning
- Natural hazard mapping
- Planning and regulation of development in floodplains and other hazard lands
- Subwatershed planning



2. Manage water to ensure sustainable supplies

Monitoring watershed conditions

Maintaining and operating water and erosion control structures (dams, dikes)

- 7 multi-purpose dams and reservoirs
- Reduce flood damages
- Augment river flows to support water supply and improve river's capacity to receive treated wastewater

Coordinating response to low water levels

- Low Water Response Team



3. Improve water quality

Monitoring watershed conditions

- Surface water and groundwater quality, temperature
- Analysis and reporting

Improving municipal wastewater effluents

- Watershed-wide Wastewater Optimization Program

Improving rural water quality

- Providing technical and financial support to landowners for water quality projects

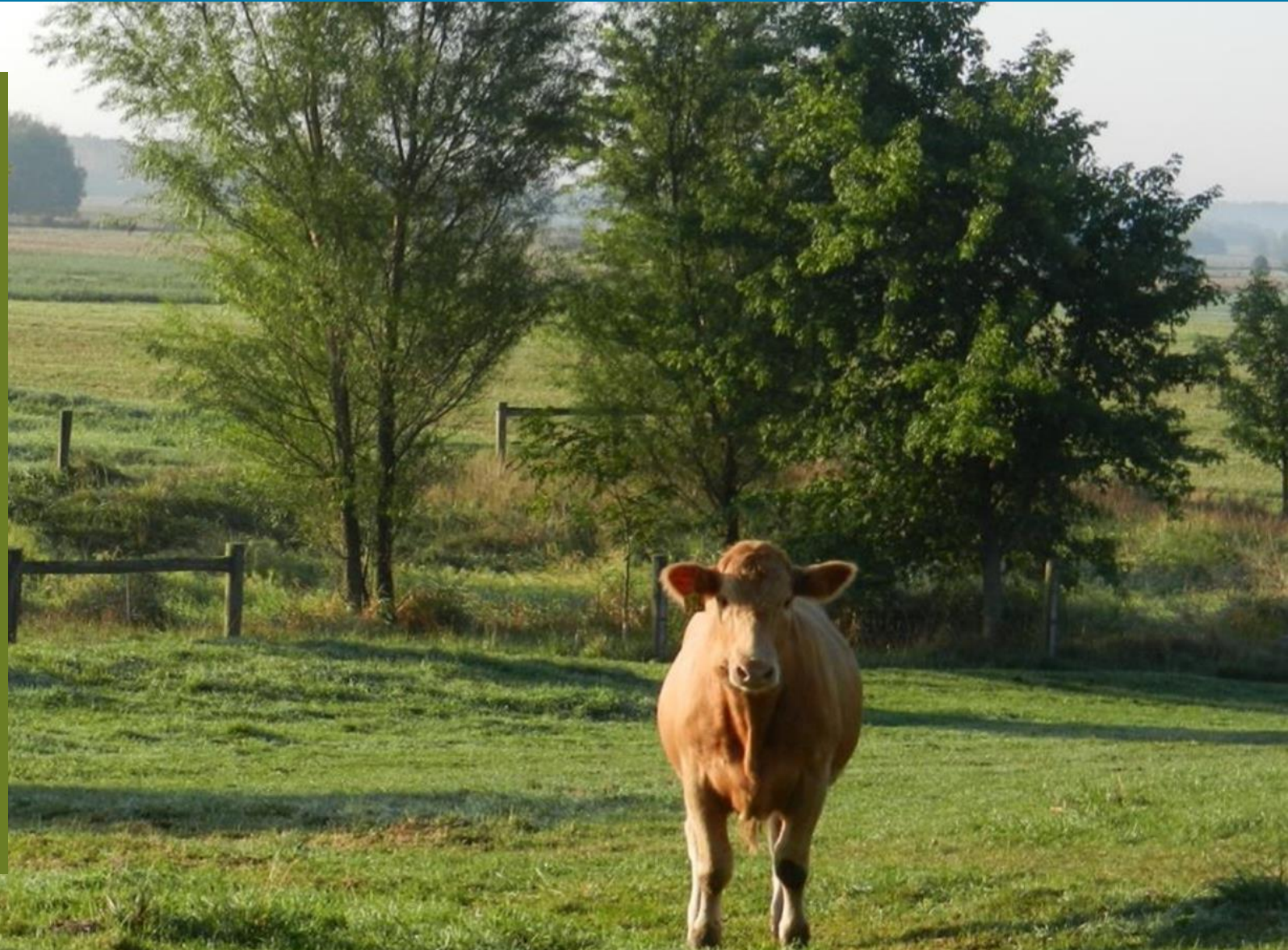


Photo: A fenced buffer alongside a creek. GRCA

5. Protect drinking water sources

Conserving and managing lands

- About 11% of the wetlands and 7% of the forests in the watershed are on GRCA lands

Providing conservation services to landowners and residents

- Private land tree planting programs and naturalization projects



5. Protect drinking water sources



Drinking water source protection

- Source Protection Authority under the Clean Water Act
- Ensuring municipal and Six Nations drinking water systems are protected from contamination and overuse
- Updating the Grand River Source Protection Plan to reflect changes and new information
- Supporting implementation by municipalities and others

6. Connect people to the environment

Outdoor environmental education

- Experiential learning for students from preschool to grade 12
- 30,000 students engaged each year through field trips to nature centres, at-school visits and some virtual programs
- Children's Water Festivals

Providing outdoor recreation opportunities

- 11 Conservation Areas - camping, hiking, swimming, fishing, picnicking, and other activities
- Passive recreation on some conservation lands



7. Manage landholdings responsibly

Conserving and managing lands

- GRCA owns more than 19,000 ha of land
- Lands support water management, recreation, education, protection of natural areas
- Some lands under leases and maintenance agreements
- Cottages at Belwood and Conestogo Lakes

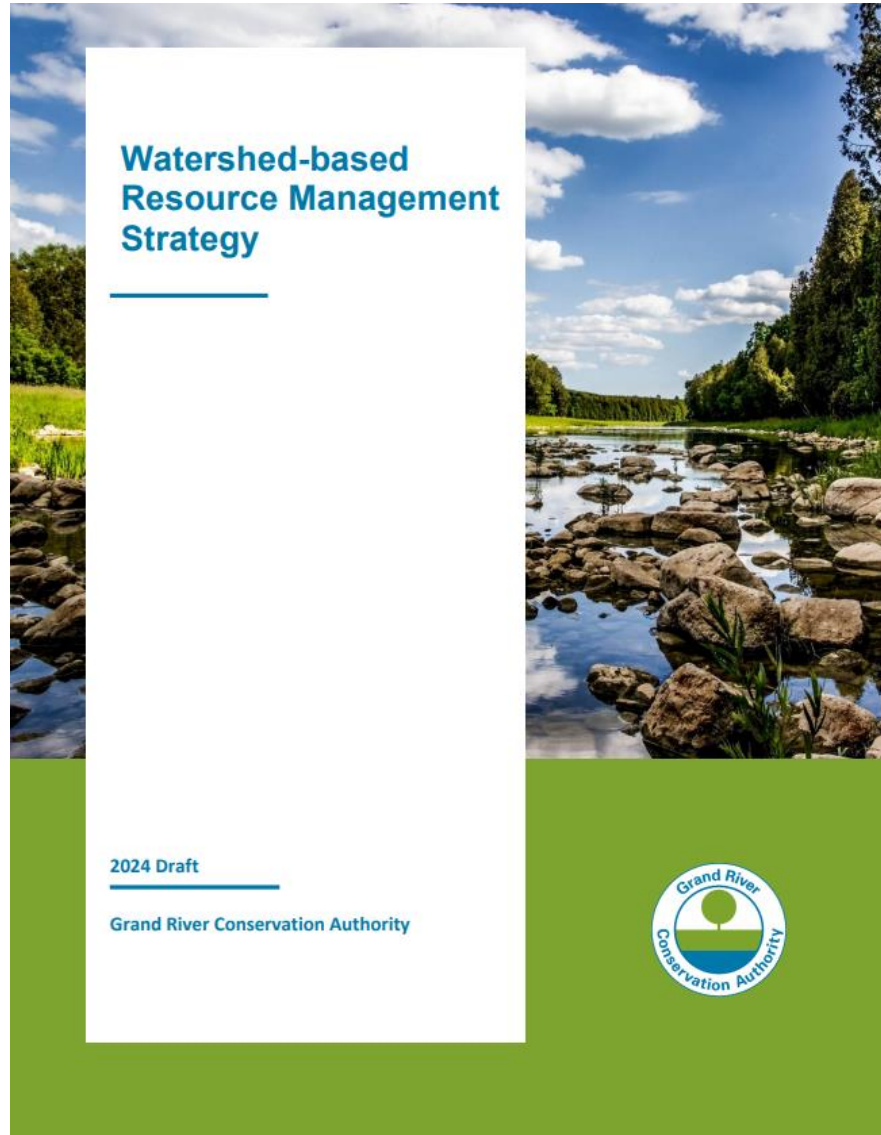


Looking forward

- Relationship building and collaboration
- Adaptive management
 - Continue to respond to population growth, land use change, resource use, climate change
- Update the GRCA's Strategic Plan and the Grand River Water Management Plan as needed



Would you like to read or comment on the Strategy?



Survey open until June 7th

www.grandriver.ca/resourcestrategy

The Dufferin Grey community pasture that Mike Swidersky, Lavern Trimble and I, Bill McCutcheon, are associated with is governed by a volunteer board and we are on the Board of Directors. This Board reflects representatives from the County's Cattlemen's Association, OFA, County associations and County representatives. This non-profit organization pasture has been established since 1979 to provide demonstration of pasture management techniques and innovations. The purpose of the pasture is to encourage younger and new beef producers to participate in consigning cattle to pasture that may not have adequate pasture resources on their own farms.

This community pasture has a long history of environmental stewardship as well as completed many demonstrations. The 600-acre pasture provides a place for researchers and agricultural students to study and it is a place to demonstrate best management practices. Some recent research projects have included encouraging grassland bird nesting habitat, native pollinator studies and rotational grazing. In 2022, the pasture was awarded the TESA award for environmental stewardship. The pasture committee provides open houses and twilight meeting to share research findings and showcase the latest in rotational and silvopasture techniques.

Approximately 600 head of steers and heifers are taken in per grazing season and arrive at the pasture around May 24 and they are off the pasture the end of September, providing 120 days of grazing. The typical pounds of gain for the pasture season is about 125,000 total with individuals gaining 240 pounds. The pasture committee charges farmers an entry fee and charges \$0.90/lb of gain. The pasture has approximately 20 beef producers from Dufferin and Grey Counties.

It's an undisputed fact that managed grassland is the best way to capture and sequester carbon. This is a superior choice over tree plantations because growing pasture is actively sequestering carbon for more days in the growing season. This ecosystem provides a diverse habit particularly for ground nesting birds (these populations are in decline because of loss of habit), natural pollinators, other mammals and reptiles.

The pasture committee has been in contact with OMAFRA and there is currently a funding program (RALP) to provide funding for containment fencing and other livestock infrastructure required for 200 ac parcel. The existing pasture committee has the financial resources to pursue a project of this nature and magnitude.

Public benefits include but are not limited to:

1. Dufferin County's own healthy grassland demonstration site
2. Visible partnership with Agriculture the largest industry in the County and the ruminant livestock industry

3. A carbon sequestering centre to contribute to the goal of carbon neutrality in Dufferin County.
4. Provide a healthy and well managed grasslands that will provide a diverse habitat for many species of animal with limited habitats.
5. Grasslands enhance water filtration and purification as well as providing flood control which as you are aware is particularly important in the Headwaters region.
6. This particular parcel of land is particularly unique because it gives the opportunity to demonstrate open grassland management as well as silvopasture.

We envision this project as a long-term cooperative venture between the County of Dufferin and the Dufferin Grey pasture committee that will be beneficial to all parties involved.

We are not opposed to paying rent for this pasture however, further discussion would be required.

Mike Swidersky, Lavern Trimble and I would like the opportunity to present this idea to appropriate county committee.

We look forward to hearing back from you and working together on this exciting project.

Proposed Dufferin County Community Pasture



About Grey Dufferin Community Pasture

- Established in 1979 as a federal, provincial and local community partnership.
- Located just over 2km north of the Dufferin County border (Riverview area).
- The 600 acre farm is operated as a not for profit organization by a volunteer board with representation from Dufferin and Grey OFA, Beef farmers, and Counties.
- The farm has a long history of environmental stewardship.
- Has provided a place for students and researches to study birds, pollinators, carbon sequestration, pasture and silvopasture production.
- Hosts yearly educational tours for farmers, students, politicians and political staffers.
- 600 steers and heifers are pastured yearly during the growing season.
- 20+ local farm families consign cattle yearly.

Why a Community Pasture?

- It is a fact that managed grassland is the best and most productive way to sequester carbon.
- Grassland ecosystems provide a diverse habitat particular for ground nesting birds (these populations are in decline due to loss of habitat).
- Other mammals, native pollinators, birds, insects and reptiles will benefit from a well managed grassland.

Public Benefits of Proposed Community Pasture

- The County of Dufferin's own healthy grassland demonstration site.
- Visible partnership with Agriculture the largest industry in the county and the ruminant livestock industry.
- A carbon sequestering centre to contribute to the goal of carbon neutrality in Dufferin County.
- Provide a healthy and well managed grassland that will provide a diverse habitat for many species of animals with limited habitats.
-

Public Benefits of Proposed Community Pasture

.Grasslands enhance water filtration and purification as well as providing flood control which is particularly important in the Headwaters region.



Public Benefits of Proposed Community Pasture

.This particular parcel of land is unique because it gives the opportunity to demonstrate open grassland management as well as silvopasture.



2024-05-16



Proposed Dufferin Community Pasture

.The Grey Dufferin Pasture committee has been in contact with OMAFRA and there is currently a funding program (RALP) to provide funding for containment fencing and other livestock infrastructure required for the 200 acre parcel.

.The existing pasture committee has the financial resources to pursue a project of this nature and magnitude.

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Proposed Dufferin County Community Pasture

.This project would be a long-term cooperative venture between The County of Dufferin and the Dufferin Grey Community Pasture committee that will be beneficial to all parties involved.



Summary

The proposed Dufferin Community Pasture would;

- Help the County meet their goals of carbon reduction
- Support the agriculture community
- Collaborate with research initiatives to improve natural habitats and agricultural sustainability
- Create an experience for residents (we currently have a number of forests to visit and now residents can visit and understand the importance of grasslands to the environment)



A community that grows together

Report To: Chair Horner and Members of the Community Development and
Tourism Committee

Meeting Date: May 23, 2024

**Subject: County-Owned Land 195594 and 195620 Amaranth-Grand
Valley Townline - Considerations**

From: Sonya Pritchard, Chief Administrative Officer

Recommendation

THAT the report, County Owned Land 195594 and 195620 Amaranth-Grand Valley Townline - Considerations, dated May 23, 2024, from the Chief Administrative Officer, be received.

Executive Summary

The 193.27-acre property located at 195620 Amaranth-Grand Valley Townline has been owned by the County for over 30 years. Council recently considered a report ([click here to review the report](#)) from the Director of Public Works/County Engineer which outlined three options for the land: status quo, sale, and a feasibility study to assess alternative uses. A decision has been deferred pending further discussion and the introduction of a proposal from the Dufferin Grey Pasture Committee for a community pasture. Land ownership has value today and into the future and when considering the best use for a property, it's necessary to consider both the short and long term impacts of any decision.

Background & Discussion

The County has owned the 193.27-acre property located at 195620 Amaranth-Grand Valley Townline since the early 1990s. Initially, Council considered the land for use as a landfill site. After several years and a significant investment, the initiative was terminated due to public backlash and regulatory challenges. This was followed by a second initiative in the mid 2000s to develop the site as an "eco-energy park" to house among other things an energy from waste facility, and a demonstration scale organics facility. The project was

abandoned in 2014 due to insufficient investor interest, lack of public support and additional regulatory challenges. Today, approximately 93.5 acres of the property serves an agricultural tenant, while the remaining 99.77 acres consists of swampy, naturalized terrain.

In 2022, a request to lease part of the property for a solar farm was brought forward to Council. After considering the proposal, Council determined that it would be prudent to complete a feasibility study to determine the best use for the property in line with County’s strategic goals and initiatives. Earlier in 2024, a motion to sell the property was put forward. The most recent report was in response to the 2022 motion. It also included sale as an option to be evaluated in the feasibility study. There are several potential projects identified in the report that could be investigated as part of a feasibility study. Several of these potential projects are rooted in discussions and interest from community stakeholders. A decision on the matter at the April 11, 2024 Council meeting was deferred following receipt of a proposal from the Dufferin Grey Pasture Committee for a community pasture. A community pasture for a portion of the land was one of the identified projects to be investigated.

A high-level assessment of the three options previously presented plus the community pasture is provided below:

Status quo

This would involve retaining ownership of the property and leasing the farmable area. To ensure a maximum financial benefit the opportunity would be publicly offered and awarded to the highest bidder. There is also an opportunity to include sustainability principles by requiring or encouraging some of the area to be used for cover crop.

Pros

- No investment is required at this time
- Land is available for future initiatives
- Keeps land in production
- Estimated annual rent of approximately \$15,000-30,000

Cons

- Crop farming may impact soil health, water usage and local biodiversity
- Estimated rent is not significant

Sale

To sell the property it would be declared surplus, a valuation completed, and then offered for sale via an open bidding process.

Pros

- Provides a one-time influx of revenue roughly estimated to be about \$1.2 to \$2.5 million based on other local listings and 2021 Census of Agriculture information on farmland value in Dufferin County
- No further responsibility or liability for the property

Cons

- Transaction fees associated with the sale
- The sale price depends on market conditions
- Future climate and environmental impact will depend on the buyers intended use
- The property is no longer available for future opportunities

Community Pasture Proposal from Dufferin Grey Pasture Committee

The Dufferin Grey Pasture Committee has submitted a proposal which is included with the agenda. The proposal is modelled after a similar initiative occupying 600 acres in Grey County. The group currently includes 20 beef producers from Dufferin and Grey County. The pasture season extends from May 24 to the end of September providing approximately 120 days of grazing.

Pros

- Supports agriculture through a visible partnership with Dufferin County
- Encourages and supports young people to get into farming locally
- Supports food security by protecting agriculture lands
- Showcases a grassland management and silvopasture demonstration site that can be used for education and research in areas such as rotational grazing, grassland bird nesting, and pollinators
- Climate and environment benefits including carbon sequestration, water filtration and purification, flood management, and biodiversity
- Potential for some rent revenue
- Potential funding available to support the necessary investment

Cons

- Requires a long-term commitment removing the potential for other community driven sustainability initiatives in the future
- Investment in fencing and other livestock related infrastructure (may be mitigated by funding from OMAFRA)

- Benefits a relatively small portion of the agriculture community
- Financial impact to the County of Dufferin is unclear

Further Review through a Feasibility Study

The Feasibility Study would assess proposed initiatives, including but not limited to post-secondary research partnerships, income-generating activities, expansion of recreation trails, community pasturing of livestock, establishment of accessible garden plots, and educational spaces. This assessment will evaluate the technical, economic, and environmental feasibility of each project, considering regulatory compliance, zoning requirements, traffic impact, and environmental standards. It would also include community engagement and a financial analysis that would inform the recommendations.

Pros

- Creates a clear vision, roadmap for short, medium and long-term usage including potential climate and financial impacts and measures for success using professional knowledge and expertise
- Evaluates proposals from other interested and potential stakeholders
- Considers community input through meaningful engagement
- Funding opportunities through the [Federation of Municipalities' Green Municipal Fund](#) could further support studies, pilot programs, and implementation of bold environmental projects

Cons

- Cost of initial feasibility study at approximately \$50,000
- Decision on the future of the property will be delayed until study completion, likely 6-12 months

In determining next steps for the property, it's important to consider the short and long terms impacts. The adoption of the Dufferin Climate Action Plan in 2021 marked a pivotal commitment by the Council towards achieving net-zero greenhouse gas emissions by 2050, with an 80% absolute reduction target, including 20% through sequestration and offsetting initiatives. The County-Owned Land at 195594 and 195620 Amaranth-Grand Valley Townline can contribute to achieving these goals. Discussions regarding the site's future usage have highlighted the opportunity to transform the property into a community-driven multi-use site with sustainability principles that align with both local needs and the County's strategic priorities.

Financial, Staffing, Legal, or IT Considerations

Impacts will be dependent on the option.

In Support of Strategic Plan Priorities and Objectives

Climate & Environment – establish the County as a leader in Climate Action and enhance and conserve Dufferin’s natural environment.

Respectfully Submitted By:

Sonya Pritchard
Chief Administrative Officer



A community that grows together

Report To: Chair Horner and Members of the Community Development and
Tourism Committee

Meeting Date: May 23, 2024

Subject: Dismantled Log Cabins Removal

From: Jasmine Proteau, Museum Services Manager

Recommendation

THAT the report of the Museum Services Manager, "Dismantled Log Cabins Removal", dated May 23, 2024, be received;

AND THAT the objects identified in the "Dismantled Log Cabins Removal" be removed in accordance with the Museum of Dufferin's Collections Management Policy.

Executive Summary

The purpose of this report is to outline why the dismantled log cabins, located on the MoD grounds, should be removed from the museum site and properly disposed of. The report will provide the Development and Tourism Committee with the history of the dismantled log cabins stored outside the Museum of Dufferin in the parking lot and outline the rationale for removing and disposing of the logs from the site.

Background & Discussion

Beginning in late 2023, reports have been presented to committee regarding the deaccession of artifacts from the Museum collection. Removal of artifacts is a normal and standard best practice within museums world-wide, as a part of regular collections management. Deaccessioning ensures objects are properly inventoried, have adequate provenance, sufficient documentation, and are cared for in a manner that ensures their longevity. This practice also ensures that museums have adequate resources to properly maintain the objects in their care. Over the next few years, museum staff will continue to

focus on the deaccession and removal of objects that lack provenance tied to Dufferin County and/or objects which have been deemed a hazard due to their deteriorating condition.

While not formally accessioned, the dismantled log cabins proposed for removal were saved for their historic nature and were brought to the museum with the intension of reconstructing them on the site. Since 2008, and again in 2010, the logs have been piled in the Museum of Dufferin parking lot. The logs form two separate cabins; for the purpose of this report, they are referred to as the Glen Cross Cabin and the Melancthon Cabin.

Glen Cross Cabin: Pearson Family settler home in Mono Township, moved in 2008.

- Believed to pre-date the 1850s
- The construction style was “saddle notched” which would indicate that this would have been the first structure built for shelter on a property in anticipation of winter coming.
- The building design has evidence that there was room for a stone fireplace and a loft style bedroom upstairs; these features are indicative of traditional North American single family log homes built in the nineteenth century.

According to a County Council Report, dated October 6, 2010, Museum staff moved components of the Glen Cross Cabin to the Museum of Dufferin from the Hockley Valley Resort & Conference Centre in 2008. The funding to support these efforts was outlined in the report as the following:

“A public fundraising campaign which has garnered \$19,784 in donations to date. \$10,801 has been spent and \$9,683 unspent. As well \$4,000 is identified as Project Funding from the County and brings the unspent total to \$13,683.”

At the time of removal in 2008, the County of Dufferin Chief Building Official noted that there was significant water damage to the Glen Cross Cabin. It was estimated roughly 50% of logs were salvageable. Plans for reconstruction were then delayed, as it became clear that there were not enough logs to complete the structure.

Melancthon Cabin (S ½ Lot 19, Con 4 Old Survey): Moved in 2010.

- Initial Report (2010) submitted by V.R. Snow, Heritage Restoration, Construction & Consulting Services states it was constructed between 1840 and 1855
- Elm Logs were in excellent condition at the time, 10”-11” in thickness
- “Very few two-storey log houses were built and survived in Ontario”
- A large “Rumford” fireplace

While searching for additional logs for the Glen Cross Cabin project, museum staff became aware of another log structure on lands owned by The Highland Companies in Melancthon Township. Upon further investigation, museum staff decided that the Melancthon Cabin was a historically significant structure. The components were moved to the Museum of Dufferin site in 2010.

The total cost of dismantling and relocating the structure to the Museum grounds cost \$24,500 plus HST. This was paid for with a \$20,000 donation from the Highland Companies and \$5,000 plus the HST from previously approved capital funds for the Glen Cross Cabin Project.

It was the intention of Museum staff to use logs from both cabins to construct one complete cabin on the museum property. County Council requested that a detailed work plan and finalized budget be prepared by Museum staff. On August 24, 2011, a 12-step plan and financial estimate was presented to the DCMA Board, outlining the total cost of the Glen Cross Cabin/Melancthon Cabin reconstruction being \$250,000.

Intended Use

The intention of previous museum staff was for the log cabin(s) to serve as additional programming/education space. However, to convert either of these log cabins into functional, accessible spaces, significant alterations would be required, including the addition of foundation/flooring, lighting, widening of doorways and other accessibility features. Currently, MoD programming takes place inside the main museum building where there are washrooms, lighting, heating/air conditioning, and adequate space. As the museum often hosts school groups comprised of 40 to 60 children onsite, the log cabin would not be able to accommodate these numbers.

The Museum of Dufferin already has several historic log structures inside the main museum building which are excellent and complete examples of 19th century early European settlement in Dufferin County and enjoyed by visitors daily. In particular, the "Dufferin House" is a 1 ½ story log cabin, also dating to ca. 1850 from Mono Township (the same date and Township that the Glen Cross Cabin represents).

Restrictions and Risks:

The log cabins pose several risks and restrictions to the museum and its visitors and staff. Given that the Museum's site does not have restricted access after-hours, nor are the outdoor premises consistently supervised, the logs pose health and safety risks.

The logs have now been sitting in the Museum of Dufferin parking lot, exposed to the elements and home for pests, for over 14 years. Upon inspection, the logs are in

poor/fair condition, with signs of rotting and flaking throughout as well as significant pest damage. (See Appendix A)

The logs are currently housing a wide variety of wildlife and pests and therefore pose a risk to the main museum building, artifacts onsite, and human health and safety. Evidence of mice and other rodents have been found in the logs and pose risks to visitors and museum staff as well as the museum collection if these pests migrate to the museum's main storage area.

The logs also place restrictions on the museum's full use of its grounds. They cover parking spaces in the lot needed for busy event days and prevent schools and other programs from running in the vicinity to keep children from touching or climbing the logs.

Recommendations:

Taking action to ensure that the museum site and its assets remain safe and in the best condition possible involves the identification of hazards and development of strategies to best mitigate the risks. Staff's recommendations in this report are risk management imperatives.

It is recommended that the dismantled log cabins be removed from the Museum of Dufferin site and disposed of. It is in the interest of public safety, due to poor and deteriorating condition of the logs, that Committee approve the removal of the objects put forth in this report.

Financial, Staffing, Legal, or IT Considerations

Considering the estimates to reconstruct the log cabin(s) were sourced in 2011, it can be assumed the finances required to complete the project will far exceed \$250,000 today. This reconstruction would not be possible without first also considering restoring the logs to a usable condition, something that – if possible – would require the hiring of a conservation specialist and a significant amount of financial capital. Major restoration work of the cabin would be both costly and financially irresponsible.

As the Museum of Dufferin celebrates its 30th anniversary in 2024, the financial focus for the museum should be maintenance and upkeep of the main museum building, the historic structures inside the museum itself, and the historic Corbetton Church. When considering the Museum of Dufferin's 2023-2027 Strategic Plan and the County of Dufferin 2022-2026 Strategic Plan, the reconstruction of a log cabin on the Museum of Dufferin site is not a priority.

The Museum Services Manager and Curatorial staff will oversee the removal of the logs, with assistance from the County of Dufferin Facilities staff where necessary. A flatbed truck and a forklift will be required to remove the logs.

In Support of Strategic Plan Priorities and Objectives

Governance - identify opportunities to improve governance and service delivery/
improve the County's internal and external communication

Respectfully Submitted By:

Jasmine Proteau
Manager of Museum Services

Attachments: Appendix A – Photos of Log Cabin Deterioration

Reviewed by: Sonya Pritchard, Chief Administrative Officer

Appendix A: Condition of Logs

Glen Cross Cabin and Melancthon Cabin, 2024



Photo 1: Termite and rot damage on logs



Photo 2: Examples of peeling and flaking on logs



Photo 3: Example of logs splitting



Photo 4: Dismantled log cabin location in parking lot



A community that grows together

Report To: Chair Horner and Members of the Development and Tourism
Committee

Meeting Date: May 23, 2024

Subject: Corbetton Church Mould Remediation

From: Jasmine Proteau, Museum Services Manager

Recommendation

THAT the report of the Museum Services Manager, “Corbetton Church Mould Remediation”, dated May 23, 2024, be received;

AND THAT the amount of \$23,933.40 be allocated from the Rate Stabilization Reserve to fund the mould remediation work outlined in the report.

Executive Summary

In early 2024, mould was discovered in the basement of the Corbetton Church, located on the grounds of the Museum of Dufferin. The mould remediation work was not originally budgeted for in the 2024 Capital Projects for the Museum of Dufferin, and as such, is an emergency expense. As the mould posed a safety hazard to human health, it was deemed necessary to act immediately to remediate the problem instead of waiting for capital funding for 2025. The Museum staff would therefore ask that Committee approve this overage in the budget to cover the cost of the remediation by trained specialists from the Museum’s Reserve Fund.

Background & Discussion

The mould was discovered by staff on April 9, 2024 by a museum staff member who has extensive experience with mould remediation in historic buildings/artifact collections, it was then reported to the Manager of Museum Services. The County of Dufferin Facilities staff was notified on the same day. The mould was present on benches, yard ornaments, “Found in Collection” objects, and shelving that has been stored in the basement of the church for over 25 years.

Pinchin was brought in to investigate and provided a detailed mould investigation report. Various tests were conducted (mould bulk samples, spore traps, air samples) revealing mould and spores in the following locations:

- Mould growth on various contents at various locations
- Mould growth on wood panels along the south wall
- Mould growth on insulation on all perimeter walls
- Mould growth on drywall walls and on the north half of the drywall ceiling
- Mould growth on vertical pips located in a room in the north end of the basement
- Rodent droppings and dead rodents present in various locations
- Results suggested that the indoor air quality was being negatively impacted by mould spores at the time of sampling.

It was recommended by Pinchin that “the work be performed by a contractor with appropriate training, experience, and insurance coverage”.

Remediation and cleaning began on May 6, 2024 and was completed on May 9, 2024. As a result, items such as old benches, lawn ornaments and objects left over from previous fundraising auctions were disposed. After cleanup, air samples were taken again on May 10, 2024 and passed the preset criteria.

Routine checks of the church basement will be implemented in the future (relative humidity (RH), temperature, and water leaks). Moving forward, the church basement will only be used for occasional seasonal storage.

Financial, Staffing, Legal, or IT Considerations

Built in 1885 and relocated to the museum grounds in 1999, the Historic Corbetton Church is an important part of the MoD’s income stream, and recently has seen an increase in bookings for weddings and events. The Church is part of the greater fundraising efforts for the museum and ensuring its continued use and upkeep assist the museum in meeting many of its Strategic Plan priorities around diversifying the museum’s income stream and fundraising efforts. Keeping the building in good condition is an important part of the museum’s present and future fundraising efforts. Loss of income from the closure of the church would have been detrimental to the museum, as we are working on building awareness in the community of the church as a wedding venue.

As this type of mould remediation was outside of County staff expertise, it was established that a specialist be recruited to address the problem. Facilities staff obtained quotes and

the work was assigned to Pinchin Ltd. who quoted \$23,933.40 for Level 3 Mould Remediation and reinsulating the Corbetton Church basement. As this was an extenuating circumstance, the cost was not budgeted and therefore it is recommended that funds be drawn from the Rate Stabilization to cover the associated costs.

In Support of Strategic Plan Priorities and Objectives

Governance - identify opportunities to improve governance and service delivery/
improve the County's internal and external communication

Respectfully Submitted By:

Jasmine Proteau
Museum Services Manager

Reviewed by: Sonya Pritchard, Chief Administrative Officer

Corporate Services

May 1, 2024

Re: Ontario Heritage Act Amendment

Please be advised that the Council of the Corporation of the Town of Orangeville, at its Regular Council Meeting held on April 29, 2024, approved the following resolution:

Whereas the *More Homes Built Faster Act, 2022 (Bill 23)* received Royal Assent on November 28, 2022. As part of this omnibus Bill, several changes were implemented to various pieces of legislation, including but not limited to, *The Planning Act, The Development Charges Act, The Conservation Authorities Act, and The Ontario Heritage Act;*

And whereas subsection 27 (16) of the *Ontario Heritage Act* stipulates that any non-designated heritage property listed on the municipal register of properties as of December 31, 2024 shall be removed from the municipal register on or before January 1, 2025, if the council of the municipality does not give a notice of intention to designate the property under Section 29(1) of the *Ontario Heritage Act* on or before January 1, 2025;

And whereas, the Heritage Orangeville committee comprises of a handful of dedicated volunteers who are not able to review the current non-designated register containing 454 properties on or before the deadline of December 31, 2024;

And whereas, Heritage Orangeville committee along with staff members would need to review the municipal heritage register, research the heritage value and interest of listed non-designated properties, contact owners of such properties, determine which properties should potentially be designated in accordance with the provisions of Section 29 of the *Ontario Heritage Act*, and take all required steps to designate such properties;

And whereas the above noted work involving 454 listed properties in the Town of Orangeville is extremely time-consuming and cannot be completed by December 31, 2024 with the current resources available given other competing interests including reviewing and supporting new housing development proposals;

Now therefore be it resolved that:

- 1. The Council of the Town of Orangeville request that Subsection 27 (16) of the *Ontario Heritage Act* be amended to extend the above-noted deadline for five years from January 1, 2025 to January 1, 2030; and**
- 2. That the Mayor be authorized to send a letter to Doug Ford, Premier of Ontario and Michael Ford, Minister of Citizenship and Multiculturalism, John Ecker, Chair, Ontario Heritage Trust; and**
- 3. That the Town Clerk be directed to send a copy of this motion to the Association of Municipalities of Ontario, Provincial MPPs, Municipal Councils across the province, and the Architectural Conservatory of Ontario (ACO).**

Carried Unanimously.

Yours truly,



Raylene Martell
Town Clerk

From: [Clerk](#)
To: [Michelle Hargrave](#)
Subject: FW: 2024 Association of Municipalities of Ontario (AMO) Delegation Form
Date: Tuesday, May 7, 2024 10:24:29 AM

Michelle Dunne, Dipl.M.M.|Clerk| Office of the CAO
County of Dufferin|Phone: 519-941-2816 Ext. 2504| mdunne@dufferincounty.ca |30 Centre Street, Orangeville, ON L9W 2X1
[Collaboration](#) | [Accountability](#) | [Innovation](#) | [Compassion](#) | [Courage](#)

From: Delegations (MMAH) <Delegations@ontario.ca>
Sent: Monday, May 6, 2024 11:56 AM
Subject: 2024 Association of Municipalities of Ontario (AMO) Delegation Form

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the contents to be safe.

Hello/ Bonjour

Please be advised that the Municipal Delegation Request Form for the 2024 Association of Municipalities of Ontario (AMO) Annual Conference is available online. Information about delegations and a link to the form are available here: [\[redacted\]](#). The deadline to submit requests is **Friday June 7, 2024**.

Le formulaire pour demander une rencontre avec le ministères pour le Congrès annuel de la AMO (Association of Municipalities Ontario) 2024 est disponible en ligne. Pour plus d'information sur les délégations et le formulaire, veuillez suivre le lien suivant : [\[redacted\]](#). Date limite pour présenter une demande: **vendredi 7 juin 2024**.

Thank you/ Merci

Delegations - Information and Analysis Unit
Municipal Programs and Analytics Branch
Ministry of Municipal Affairs and Housing
Delegations@ontario.ca