



**The Corporation of the Township of Seguin**  
**Draft Minutes of a Regular Meeting of Council**  
**held on Monday, February 2<sup>nd</sup>, 2026 at 2:30 p.m.**  
**in the Township of Seguin Council Chambers**  
**and Electronic Participation**

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The following Members were present:

- Mayor Ann MacDiarmid (videoconference)
- Councillor Ward 1 Ken Adams (Council Chambers)
- Councillor Ward 3 Greg Getty (Council Chambers)
- Councillor Ward 4 Terry Fellner (Council Chambers)
- Councillor Ward 6 Gail Finson (Council Chambers)

Regrets were received from:

- Councillor Ward 2 Mario Buszynski
- Councillor Ward 5 Ted Collins

**Approval of Agenda.**

After the meeting was called to order Acting Mayor Gail Finson asked for approval of the agenda. Council approved the agenda with the following additions/changes. Addition to 05. Public Meeting item b) Zoning By-law Amendment Application No. R-2025-0014-F and Consent Application No.'s B-2025-029-F & B-2025-030-F (Jacques) of correspondence from Allan & Betty Hubbell. Removal of 07. Staff Reports item d) Report No. PL-2026-016, Zoning By-law Amendment Application No. R-2025-0015-C and Consent Application No. B-2025-0017-C (Boyle, Buzanis, Manchee) at the request of the applicants.

**Disclosure of Pecuniary Interest.**

Acting Mayor Finson requested that any disclosures of conflict of interest/pecuniary interest be declared for the record. Councillor Fellner declared a possible conflict of interest/pecuniary interest related to the agenda closed session item 13. a) Ontario Land Tribunal Appeal re: Minor Variance Application No. A-2025-0026-M (Rouse) as Councillor Fellner has an ongoing business relationship with Mr. Rouse. Councillor Fellner vacated the Council Chambers during consideration of this item in closed session and did not participate in the decision on the matter in regular session following the closed session.

The following resolutions were considered.

**Resolution No. 2026-020**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Terry Fellner

**“THAT** the Council of The Corporation of the Township of Seguin does hereby adopt the Minutes of the Regular and Closed Session Meetings of Council held

January 12<sup>th</sup>, 2026 as circulated."

**CARRIED**

**Resolution No. 2026-021**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

"**THAT** the Council of The Corporation of the Township of Seguin does hereby adopt the Minutes of the Special Meeting of Council held January 15<sup>th</sup>, 2026 as circulated."

**CARRIED**

**Resolution No. 2026-022**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Ken Adams

"**THAT** the Council of The Corporation of the Township of Seguin does hereby adjourn the Regular Meeting to hold a Public Meeting for the following matters:

- Consent Application No. B-2025-0038-H (Coons).
- Zoning By-law Amendment Application No. R-2025-0014-F and Consent Application Nos. B-2025-029-F & B-2025-030-F (Jacques).
- Consent Application Nos. B-2025-0027-H & B-2025-0028-H (McDougall & Torenvliet, Sandy Bay Vacations Inc.)."

**CARRIED**

Acting Mayor Finnon advised that Council would now hold public meetings for proposed Consent and Zoning By-law Amendment Applications.

Acting Mayor Finnon advised in accordance with the Planning Act, Council would consider all matters placed before it prior to granting a Consent or passing a Zoning By-law Amendment.

Acting Mayor Finnon advised anyone who wished to receive notice of a decision or notice of passing of a Zoning By-law Amendment and who had not submitted such a request in writing should provide their full name and address to the Clerk.

Acting Mayor Finnon advised no one other than the prescribed persons may appeal an application under the provisions of the Planning Act. If they do not make oral submissions at a public meeting or make written submissions to the Council of The Corporation of the Township of Seguin prior to the decision of Council, then the Ontario Land Tribunal may dismiss the appeal.

The Acting Mayor advised the purpose of Consent Application No. B-2025-0038-H (Coons) is to grant right-of-way over a portion of an existing private roadway to benefit a waterfront lot on Little Lake Joseph.

The Acting Mayor asked the Clerk to state the method by which Notice of the meeting was provided and the dates on which that Notice was provided.

The Clerk advised Notice of the public meeting was provided by posting the property on January 15<sup>th</sup>, 2026, posting on the Township of Seguin's website,

and by regular mail on January 19<sup>th</sup>, 2026. Notice was therefore considered to be provided in accordance with the requirements of the Planning Act.

The Acting Mayor asked if the Township had received any correspondence with respect to this application.

The Clerk advised no correspondence had been received.

The Acting Mayor asked if there was anyone present in-person in the Council Chambers who wished to speak in favour of or in opposition to this application.

No in-person verbal submissions were received.

The Acting Mayor asked if anyone had registered to speak to this application via electronic participation.

The Clerk advised Robert Kerr of Lee Roche & Kerr, Agent for the Applicant had registered to speak to this application via electronic participation.

Robert Kerr of Lee Roche & Kerr, Agent for the Applicant attended the meeting via electronic participation and advised Council Mr. Kerr was present to answer any questions Council may have of him related to the application.

The Acting Mayor advised the purpose of Consent Application No.'s B-2025-029 & 030-F (Jacques) is to sever a rural backlot with frontage along Highway 518, and to create a new shoreline lot. The purpose of the associated Zoning By-law Amendment Application No. R-2025-0014-F is to rezone the island to Open Space, rezone the back lot to Rural, rezone the shoreline lot from SR1 to a LSR zone and to implement the recommendations of an EIS.

The Acting Mayor asked the Clerk to state the method by which Notice of the meeting was provided and the dates on which that Notice was provided.

The Clerk advised Notice of the public meeting was provided by posting the property on December 18<sup>th</sup>, 2025, posting on the Township of Seguin's website, and by regular mail on December 19<sup>th</sup>, 2025. Notice was therefore considered to be provided in accordance with the requirements of the Planning Act.

The Acting Mayor asked if the Township had received any correspondence with respect to these applications.

The Clerk advised correspondence had been received from various individuals.

The Acting Mayor asked if there was anyone present in-person in the Council Chambers who wished to speak in favour of or in opposition to these applications.

John Jackson of John Jackson Planner Inc., Agent for the Applicant attended the meeting in-person and addressed Council to explain the reasons for the applications and answer any questions Council may have of Mr. Jackson related to the applications.

Ross Barrett attended the meeting in-person and addressed Council to state concerns with, and object to the applications.

Peter Engelking attended the meeting in-person and addressed Council to state concerns with, and object to the applications.

Wally Engelking attended the meeting in-person and addressed Council to state concerns with, and object to the applications.

Philip West attended the meeting in-person and addressed Council to state concerns with, and object to the applications.

The Acting Mayor asked if anyone had registered to speak to these applications via electronic participation.

The Clerk advised Katarzyna Sliwa of Dentons Canada LLP, representing surrounding landowners, and Allan & Betty Hubbell had registered to speak to these applications via electronic participation.

Katarzyna Sliwa of Dentons Canada LLP, representing surrounding landowners attended the meeting via electronic participation and addressed Council to state concerns with, and object to the applications. Katarzyna Sliwa also submitted comments in writing.

Betty Hubbell attended the meeting via electronic participation and addressed Council to state concerns with, and object to the applications. Mrs. Hubbell also submitted comments in writing.

The Acting Mayor advised the purpose of Consent Application No.'s B-2025-0027-H and B-2025-0028-H is to permit two lot additions to benefit 36 and 37 Farm Sandy Bay Road.

The Acting Mayor asked the Clerk to state the method by which Notice of the meeting was provided and the dates on which that Notice was provided.

The Clerk advised Notice of the public meeting was provided by posting the property on January 14<sup>th</sup>, 2026, and by posting on the Township of Seguin's website and by regular mail on January 19<sup>th</sup>, 2026. Notice was therefore considered to be provided in accordance with the requirements of the Planning Act.

The Acting Mayor asked if the Township had received any correspondence with respect to these applications.

The Clerk advised no correspondence had been received.

The Acting Mayor asked if there was anyone present in-person in the Council Chambers who wished to speak in favour of or in opposition to these applications.

No in-person verbal submissions were received.

The Acting Mayor asked if anyone had registered to speak to these applications via electronic participation.

The Clerk advised Kim-Isabel Obenhaus of Wylaw Professional Corporation, Agent for the Applicant had registered to speak to these applications via electronic participation.

Kim-Isabel Obenhaus of Wylaw Professional Corporation, Agent for the Applicant attended the meeting via electronic participation and addressed Council to advise she was present to answer any questions Council may have of her related to the applications.

The Acting Mayor advised Council would now close the public meeting and reconvene to the regular meeting.

**Resolution No. 2026-023**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

**“THAT** the Public Meeting held for the following matters is hereby closed and the Regular Meeting is hereby reconvened:

- Zoning Consent Application No. B-2025-0038-H (Coons).
- Zoning By-law Amendment Application No. R-2025-0014-F and Consent Application Nos. B-2025-029-F & B-2025-030-F (Jacques).
- Consent Application Nos. B-2025-0027-H & B-2025-0028-H (McDougall & Torenvliet, Sandy Bay Vacations Inc.).”

**CARRIED**

**Resolution No. 2026-024**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

**“THAT** the Council of The Corporation of the Township of Seguin does hereby grant provisional approval to Consent Application No. B-2025-0038-H (Coons), subject to the conditions set out in the Decision.”

**CARRIED**

**Resolution No. 2026-025**

**Moved by:** Councillor Terry Fellner

**Seconded by:** Councillor Greg Getty

**“THAT** the Council of The Corporation of the Township of Seguin does hereby grant provisional approval to Consent Application Nos. B-2025-0027-H (McDougall/Torenvliet) & B-2025-0028-H (Sandy Bay Vacations Inc.), subject to the conditions set out in the Decisions.”

**CARRIED**

Acting Mayor Finson advised that Council would now consider the following road allowance application:

- Shore Road Allowance Application No. RAS-2025-0003-H (Caravaggio). Clear Lake. By-law No. 2026-008.

The Acting Mayor asked if any written objections been received related to this application.

The Clerk advised no written objections had been received related to this application.

The Acting Mayor asked if there was anyone present in-person in the Council Chambers who wished to speak to this application.

No in-person verbal submissions were received.

The Acting Mayor asked if anyone had registered to speak to this application via electronic participation.

The Clerk advised no one had registered to speak to this application via electronic participation.

**Resolution No. 2026-026**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

**“THAT** By-law No. 2026-008, Being a By-law to sell part of an original shore road allowance, Application No. RAS-2025-0003-H (Caravaggio), is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

Council considered Staff Report No. PL-2026-009, Shore Road Allowance Application No. RAS-2024-0006-H (Scott). Sandra Scott-Tapia and Pamela McWhirter, Applicants attended the meeting via electronic participation to explain the reasons for the application and to answer any questions Council may have of them related to the application. Council directed staff to proceed with Option 2 of the Staff Report; proceed with processing the application to sell a portion of the Shore Road Allowance to the applicants, as requested.

**Resolution No. 2026-027**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Ken Adams

**“THAT** the Council of The Corporation of the Township of Seguin does hereby receive the Staff Reports as presented on the Agenda for the February 2<sup>nd</sup> meeting of Council.

Administration:

- Confidential Staff Report No. AD-2026-001, Citizen Appointments to OPP Detachment Board.

By-law Enforcement:

- Report No. BL-2026-001, Administrative Monetary Penalty (AMP) System Implementation.

Community Services:

- Report No. CS-2026-001, Annual Drinking Water Sample Results.

Planning:

- Report No. PL-2026-013, Consent Application No. B-2025-0036-H (Schwartz).
- Report No. PL-2026-010, Consent Application No. B-2025-0038-H (Coons).
- Report No. PL-2026-012, Zoning By-law Amendment Application No. R-2025-0014-F and Consent Application No.'s B-2025-029-F & B-2025-030-F (Jacques).
- Report No. PL-2026-017, Consent Application No.'s B-2025-0027-H & B-2025-0028-H (McDougall & Torenvliet, Sandy Bay Vacations Inc.).
- Report No. PL-2026-014, Shore Road Allowance Application No. RAS-2025-0003-H (Caravaggio).
- Report No. PL-2026-009, Shore Road Allowance Application No. RAS-2024-0006-H (Scott).
- Report No. PL-2026-016, Zoning By-law Amendment Application No. R-2025-0015-C and Consent Application No. B-2025-0017-C (Boyle, Buzanis, Manchee).
- Confidential Staff Report No. PL-2026-020 Rouse OLT Minutes of Settlement.

Treasury:

- Report No. TR-2026-001, 2026 Donations.”.

**CARRIED**

**Resolution No. 2026-028**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

“**THAT** as per Staff Report No. BL-2026-001, Administrative Monetary Penalty (AMP) System Implementation the Council of The Corporation of the Township of Seguin does hereby direct staff to commence the process and prepare the necessary documents for Council consideration to implement an Administrative Monetary Penalty System program.”.

**CARRIED**

**Resolution No. 2026-029**

**Moved by:** Councillor Terry Fellner

**Seconded by:** Councillor Ken Adams

“**THAT** By-law No. 2026-007, Being a By-law to Issue a Certificate of Cancellation for 128 Grays Road, 4903-010-003-11025, B-2026-0036-H (Schwartz), is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

**Resolution No. 2026-030**

**Moved by:** Councillor Terry Fellner

**Seconded by:** Councillor Greg Getty

“**THAT** the Council of The Corporation of the Township of Seguin does hereby approve the following 2026 Donations:

Organization	Amount
295 Macpherson Cadets	1,100
Rosseau Horticultural Society	3000
Whispering River Music	3000
Safe Quiet Lakes	2000
Sunday Night Hockey	3000
Festival of the Sound	3000
Rotary 3 Pitch Tournament	1750
PSHS/PSI Food Program	1000
Humphrey Soccer League	1000
Bimaajitoon Search and Rescue	500

**CARRIED**

**Resolution No. 2026-031**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Terry Fellner

“**THAT** the Council of The Corporation of the Township of Seguin does hereby receive the Statement of the Treasurer for 2025, Remuneration of Elected Members attached as Schedule “A” to this Resolution and the Remuneration of Appointed Members attached as Schedule “B” to this Resolution.”.

**CARRIED**

**Resolution No. 2026-032**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Terry Fellner

“**THAT** the Council of The Corporation of the Township of Seguin does hereby accept the resignation of Kristine Cameron from the Seguin Recreation and Culture Committee and thank Ms. Cameron for her service on the Committee.”.

**CARRIED**

**Resolution No. 2026-033**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Ken Adams

“**THAT** the Council of The Corporation of the Township of Seguin does hereby authorize the following Members of Council to attend the 2026 Federation of Northern Ontario Municipalities (FONOM) Conference being held May 11<sup>th</sup> to 13<sup>th</sup>, 2026 in Timmins, Ontario. Reimbursement of expenses will be as per Township policy:

Mayor Ann MacDiarmid.”.

**CARRIED**

**Resolution No. 2026-034**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Terry Fellner

“**THAT** By-law No. 2026-009, Being a By-law to appoint a Building Official/By-law Enforcement Officer (Laura Adams) for The Corporation of the Township of Seguin, is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

**Resolution No. 2026-035**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Ken Adams

“**THAT** By-law No. 2026-011, Being a By-law to stop up temporarily parts of the highways municipally known as Victoria Street West and Oak Street in the Village of Rosseau, now the Township of Seguin, District of Parry Sound for the Seguin Sled Dog Mail Run, is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

**Resolution No. 2026-036**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Terry Fellner

“**THAT** By-law No. 2026-012, Being a By-law to Authorize the Execution of a Memorandum of Understanding (MOU) Prescribed Snowmobile Trail Land Use Permission Between the Six Star Snow Riders Snowmobile Club and The Corporation of the Township of Seguin, is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

The Members of Council provided verbal updates on the various meetings and events they have been involved in since the last meeting of Council.

**Resolution No. 2026-037**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Terry Fellner

“**THAT** the Council of The Corporation of the Township of Seguin does hereby receive the Board & Committee Minutes & Agendas and the Correspondence as presented on the Agenda and Addendum for the February 2<sup>nd</sup>, 2026 Meeting of Council.”.

**CARRIED**

**Resolution No. 2026-038**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Ken Adams

“**THAT** the Council of The Corporation of the Township of Seguin does hereby proceed to a closed meeting at 4:21 p.m. in order to address matters pertaining to:

- Litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board, related to:

- Ontario Land Tribunal Appeal Minor Variance Application No. A-2025-0026-M (Rouse).
- Personal matters about an identifiable individual, including municipal or local board employees, related to:
  - West Parry Sound OPP Detachment Board Representatives.”.

**CARRIED**

**Resolution No. 2026-039**

**Moved by:** Councillor Terry Fellner

**Seconded by:** Councillor Greg Getty

“**THAT** the Council of The Corporation of the Township of Seguin does hereby rise from closed session and declare the regular meeting reconvened at 4:30 p.m.”.

**CARRIED**

Councillor Fellner declared a possible conflict of interest/pecuniary interest related to the next matter and did not participate in the consideration of the matter.

**Resolution No. 2026-040**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

“**THAT** By-law No. 2026-014, Being a By-law to authorize and direct the Mayor and Clerk to execute the Minutes of Settlement between Evan Westerby & James Rouse and The Corporation of the Township of Seguin re: Ontario Land Tribunal Case No. OLT-25-000693 (Minor Variance: A-2025-0026-M, 13 Robin Road, is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

**Resolution No. 2026-041**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

“**THAT** Council of The Corporation of the Township of Seguin does hereby support the appointments of Lesley Harries-Jones and Christine Kasulke as citizen representatives to the West Parry Sound OPP Detachment Board.”.

**CARRIED**

**Resolution No. 2026-042**

**Moved by:** Councillor Greg Getty

**Seconded by:** Councillor Ken Adams

“**THAT** By-law No. 2026-013, Being a By-law to confirm the proceedings of meetings of Council, is hereby deemed to have been read a first, second and third time and passed by Council.”.

**CARRIED**

**Resolution No. 2026-043**

**Moved by:** Councillor Ken Adams

**Seconded by:** Councillor Greg Getty

“**THAT** the Council of The Corporation of the Township of Seguin does hereby adjourn this Meeting of Council at 4:31 p.m. to meet again on Monday, March

2<sup>nd</sup>, 2026 or at the call of the Mayor.”.

**CARRIED**

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**Ann MacDiarmid,  
Mayor**

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**Craig Jeffery,  
Clerk**

**DRAFT**