

DRAFT - Regular Council Meeting Minutes
Tuesday August 18 2026, 10:00 a.m.
By Zoom Video Conferencing only

Present: Mayor George Comrie left meeting at 2:30 p.m.
Councillor Janice Bray
Councillor Joe Lamb
Councillor Scott Nash left meeting at 2:32 p.m., returned to meeting at
2:39 p.m.
Councillor Brian Woods

Staff: Nigel Black, CAO/Clerk
Mike Huggins, Manager of Public Works
Paula Macri, Planning Assistant
Jamie Osborne, Chief Building Official
Wendy Schroeder, Deputy Clerk
Jessica Sinkowski, Treasurer
Bob Whitman, Fire Chief

Invited Guests: Patrick Christie, PSAPB
Jamie Robinson, MHBC
Bill Church, presenter - Legion

Other Guests: 5 by Zoom

1. Roll Call and Call to Order 10:00 a.m.

2. Disclosure of Pecuniary Interest

Mayor Comrie requested that any pecuniary interest be declared, for the record.

Councillor Bray declared pecuniary interests with the motion at Item 4.1 – Presentation
and with supplementary motion 10.1 – waiving of building inspection fee
Mayor Comrie declared a pecuniary interest with the motion at Item 4.1 – Presentation

3. Resolution No. 2026-254
Moved by: Councillor Lamb
Seconded by: Councillor Nash

WHEREAS the Members of Council have been presented with an agenda for the August 18
2026 Regular Council meeting;

BE IT RESOLVED THAT the Agenda for this meeting be adopted as presented.

Amendment proposed by Councillor Nash

Resolution No. - None
Moved by: Councillor Nash
Seconded by:

THAT Item 15.2 – A proposed or pending acquisition or disposition of land by the municipality or local board, pursuant to the Municipal Act S239(2)(c), appraisal of municipal land, be removed from the Agenda.

The motion died due to the absence of a seconder.

3. Resolution No. 2026-254
Moved by: Councillor Lamb
Seconded by: Councillor Nash

WHEREAS the Members of Council have been presented with an agenda for the August 18 2026 Regular Council meeting;

BE IT RESOLVED THAT the Agenda for this meeting be adopted as presented.
Carried

4. Presentations and Delegations

- 4.1 Royal Canadian Legion Branch 394
- Request to Waive Building Permit Fees

Clerk's note: Councillor Lamb inquired as to whether the Chair's pecuniary interest in the upcoming motion raised a point of order. The Chair ruled that no point of order existed.

Matters Arising from Presentations and Delegations

4.1 **Resolution No. 2026-255**
Moved by: Councillor Woods
Seconded by: Councillor Lamb

THAT the Council of the Municipality of Whitestone receives the information provided by Bill Church, President, Royal Canadian Legion Branch 394, with thanks.

Carried

5. Committee of the Whole

Resolution No. 2026-256
Moved by: Councillor Woods
Seconded by: Councillor Nash

THAT the Council of the Municipality of Whitestone moves into Committee of the Whole at 10:40 a.m. for the following matters:

- 5.1 Consent Application B13/2026(W) – Mein, Shirley
- Report from McKellar/Whitestone Planning Board dated August 6, 2026
- Carried**

Reconvene into Regular Meeting

Resolution No. 2026-257

Moved by: Councillor Bray

Seconded by: Councillor Nash

THAT the Council of the Municipality of Whitestone reconvenes into the Regular Meeting at 10:49 a.m.

Carried

Matters Arising from Committee of the Whole

5.1 **Resolution No. 2026-258**

Moved by: Councillor Woods

Seconded by: Councillor Nash

WHEREAS Patrick Christie, C.P.T., has prepared a report for the McKellar / Whitestone Planning Board dated August 6, 2026 regarding Consent Application B13/2026(W) – MEIN, Shirley and provided a copy to the Municipality of Whitestone;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Municipality of Whitestone receives this memorandum as information; and

THAT the Council of the Municipality of Whitestone recommends this Consent Application for approval in principle, subject to the following conditions:

1. **THAT** payment of a parkland dedication fee be made in accordance with the current Municipal Fees and Charges By-law;
2. **THAT** the three new rural lots receive 911 addressing from the Municipality;
3. **THAT** the applicants enter into a Section 51(26) Consent Agreement with the Municipality of Whitestone to be registered on title by the applicants to include the recognition of the private access road for the two new lots fronting on Nickles Cove Road and to indemnify the Municipality for any responsibility or liability for the access or maintenance of the road;
4. **THAT** all applicable Planning Board fees be paid to the McKellar / Whitestone Planning Board; and
5. **THAT** payment of all Municipal planning consultant fees and all other fees associated with the processing of this application be paid.

Recorded vote as per Procedural By-law 80-2023 Section 3.19

		YEAS	NAYS	ABSTAIN
1	Councillor Bray	X		
2	Councillor Lamb	X		
3	Councillor Nash	X		
4	Councillor Woods	X		
5	Mayor Comrie	X		

Carried

6. Public Meeting

Move into Public Meeting

Resolution No. 2026-259

Moved by: Councillor Lamb

Seconded by: Councillor Nash

THAT the Council of the Municipality of Whitestone moves into a Public Meeting at 10:52 a.m. for the following item:

- 6.1 Amendments to By-law 20-2026 Fees and Charges
- Memo from CAO/Clerk Black

Carried

Public Meeting agenda

1. Call to Order

- Introductions are made by the Chairperson - Council and Staff

2. Disclosure of Pecuniary Interest and General Nature Thereof

3. Meeting Protocol

- The Chairperson notes that the record of the Zoom meeting will record those in attendance. For those in attendance who are showing a phone number only, please advise your name for the record.
- The Chairperson asks that all comments be addressed through the Chairperson and that the person making comments should state their name before speaking.

4. Notice

- The Chairperson will ask the Clerk how the Notices were delivered and if any letters or related correspondence have been received in regards to:

- 6.1 Amendments to By-law 20-2026 Fees and Charges

5. Discussion:

Amendments to By-law 20-2026 Fees and Charges

- Memorandum from CAO/Clerk Black

6. Adjournment

Reconvene into Regular Meeting

Resolution No. 2026-260

Moved by: Councillor Bray

Seconded by: Councillor Lamb

THAT the Council of the Municipality of Whitestone reconvene into a Regular meeting at 10:59 a.m.

Carried

Matters Arising from the Public Meeting

Resolution No. 2026-261

Moved by: Councillor Lamb

Seconded by: Councillor Bray

6.1 Amendments to By-law 20-2026 Fees and Charges

THAT the Council of the Municipality of Whitestone receives for information the Memorandum from CAO/Clerk Black regarding amendments to By-law 20-2026, Fees and Charges.

Carried

7. Resolution No. 2026-262

Moved by: Councillor Bray

Seconded by: Councillor Lamb

WHEREAS the Council of the Municipality of Whitestone has reviewed the Consent Agenda as presented in the August 18 2026 agenda package,

NOW THEREFORE BE IT RESOLVED THAT the Council of the Municipality of Whitestone hereby approves the following Council Meeting Minutes:

7.1 Council Meeting Minutes

7.1.1 Special Council Meeting Minutes (Official Plan Review) – July 15 2026

7.1.2 Regular Council Meeting Minutes – July 21 2026

AND that Council receives for information the following Council Committee and Board Minutes:

7.2 Council Committee and Board Minutes

7.1.1 Whitestone Library and Technology Centre Minutes – June 14 2026

- 7.1.2 Belvedere Heights Home for the Aged – May 27 2026
- 7.1.3 District of Parry Sound Social Services Board – June 15 2026
- 7.1.4 Recreation Committee Minutes – March 2 2026; April 13 2026;
May 18 2026; June 22 2026.

Carried

8. Resolution No. 2026-263

Moved by: Councillor Woods

Seconded by: Councillor Nash

THAT the Council of the Municipality of Whitestone receives for information the Accounts Payable listing in the amount of \$299,589.54 for the period ending August 11 2026.

Carried

9. Staff Reports

9.1 Resolution No. 2026-264

Moved by: Councillor Woods

Seconded by: Councillor Bray

THAT the Council of the Municipality of Whitestone receives Report PLN-2026-02 (Planning Services Statistics, Q2 2026) for information.

Carried

9.2 Resolution No. 2026-265

Moved by: Councillor Lamb

Seconded by: Councillor Woods

THAT the Council of the Municipality of Whitestone receives Report FIRE-2026-03 (Fire and Rescue Services Q2 Activity – April 1 to June 30 2026) for information.

Carried

9.3 Resolution No. 2026-266

Moved by: Councillor Lamb

Seconded by: Councillor Bray

THAT the Council of the Municipality of Whitestone receives Report BLDG-2026-03 (Building Services Update and Building Permit Activity – April 1 to June 30 2026) for information.

Carried

Supplementary motion proposed by Councillor Lamb

Resolution No. 2026-267

Moved by: Councillor Lamb

Seconded by: Councillor Woods

THAT the Chief Building Official provide to Council a detailed list of all open permits, to include permit number, address, type of permit, year permit issued, and construction value, within 30 days.

Carried

9.4 Resolution No. 2026-268

Moved by: Councillor Woods

Seconded by: Councillor Lamb

THAT the Council of the Municipality of Whitestone receives Report FIN-2026- 13 Q2 Budget Variance Report for the six months ending June 30, 2026, for information.

Carried

RECESS from 12:25 p.m. to 12:55 p.m.

9.5 Resolution No. 2026-269

Moved by: Councillor Nash

Seconded by: Councillor Woods

THAT the Council of the Municipality of Whitestone receives Report ADMIN-2026-13 Belvedere Heights for information; and

THAT Council agree to a loan guarantee in the amount of \$710,596.50 as outlined in the attached agreement with Toronto Dominion Bank.

Deferred

9.6 Resolution No. 2026-270

Moved by: Councillor Woods

Seconded by: Councillor Nash

THAT the Council of the Municipality of Whitestone receives for information for information report ADMIN-2026-14 (Bylaw Enforcement Contract Extension); and

THAT Council of the Municipality of Whitestone agree to a one-year extension of this contract ending on May 21, 2027 and modifying the terms of 1e) to reflect that HST will be charged in addition to the rates reflected in the agreement/Bylaw.

Deferred

9.7 Resolution No. 2026-271

Moved by: Councillor Bray

Seconded by: Councillor Lamb

THAT the Council of the Municipality of Whitestone receives for information Report ADMIN- 2026-15 Voters List update.

Carried

10. By-laws

10.1 Resolution No. 2026-272

Moved by: Councillor Woods

Seconded by: Councillor Nash

THAT By-law No 13-2026, being a By-law to amend By-law 20-2026, a By-law to Establish Fees and Charges for services provided by the Municipality of Whitestone, is passed this 18th day of August 2026.

Recorded vote requested by Councillor Nash

		YEAS	NAYS	ABSTAIN
4	Councillor Bray	X		
1	Councillor Lamb	X		
2	Councillor Nash	X		
3	Councillor Woods	X		
5	Mayor Comrie	X		

Carried

Supplementary motion proposed by Councillor Lamb

Resolution No. 2026-273

Moved by: Councillor Lamb

Seconded by: Councillor Bray

THAT the CAO/Clerk has the ability to use their discretion in exceptional circumstances with respect to fees / charges.

Recorded vote requested by Councillor Lamb

		YEAS	NAYS	ABSTAIN
3	Councillor Bray	X		
4	Councillor Lamb	X		
1	Councillor Nash			X
2	Councillor Woods			X
5	Mayor Comrie	X		

Carried

Supplementary motion proposed by Councillor Nash

Resolution No. 2026-274

Moved by: Councillor Nash

Seconded by: Councillor Woods

THAT any fees that have been charged in 2026 up to August 18, for building without a permit, be refunded or waived.

Recorded vote requested by Councillor Nash

		YEAS	NAYS	ABSTAIN
<u>2</u>	Councillor Bray		X	
<u>3</u>	Councillor Lamb		X	
<u>4</u>	Councillor Nash	X		
<u>1</u>	Councillor Woods	X		
<u>5</u>	Mayor Comrie		X	
Defeated				

Pecuniary interest declared by Councillor Bray for the following matter, who did not participate in the discussion:

Supplementary motion proposed by Councillor Nash

Resolution No. 2026-275

Moved by: Councillor Nash

Seconded by: Councillor Woods

THAT all \$200 inspection fees that have been charged in 2026 up to August 18, be refunded or waived.

Recorded vote requested by Councillor Nash

		YEAS	NAYS	ABSTAIN
	Councillor Bray	Pecuniary interest declared		
<u>1</u>	Councillor Lamb		X	
<u>2</u>	Councillor Nash	X		
<u>3</u>	Councillor Woods	X		
<u>4</u>	Mayor Comrie		X	
Defeated				

Mayor Comrie left the meeting at 2:23 p.m. Deputy Mayor Lamb assumed the Chair

Councillor Nash left the meeting at 2:23 p.m.

11. Business Matters

11.1 Resolution No. 2026-276

Moved by: Councillor Woods

Seconded by: Councillor Bray

WHEREAS the Council of the Municipality of Whitestone annually awards the Order of Whitestone to an individual who has contributed meaningfully to the community; and

WHEREAS Council recognizes the significance of these contributions and the importance of honouring recipients in a manner that reflects the community's gratitude; and

WHEREAS the current plaque displaying the names of recipients does not adequately convey the prominence or importance of the award;

BE IT RESOLVED THAT Council approve an expenditure of up to \$3,900.00 for the creation of enhanced Order of Whitestone and Senior of the Year plaques.
Carried

Councillor Nash returned to the meeting at 2:32 p.m.

11.2 Resolution No. 2026-277

Moved by: Councillor Woods

Seconded by: Councillor Bray

THAT Council of the Municipality of Whitestone receives the Memorandum from Deputy Clerk Schroeder – 2026 Swim Program update; and

THAT Council thank Swim Instructor Nicholas Lazarevski for his dedication to the program for the past three years.

Carried

12. Resolution No. 2026-278

Moved by: Councillor Woods

Seconded by: Councillor Nash

WHEREAS the Council of the Municipality of Whitestone has reviewed the Correspondence Items as listed on page 6 of the August 18 2026 Council Meeting agenda and selected the following items for action:

- None -

Carried

13. Councillor Items/Questions to Staff

Councillor Woods

- the fall fair is this weekend; enquired if Council knew if/when they should attend
- asked when the Municipality last had its septic systems inspected [Public Works Manager to provide response at the next Council meeting]

Councillor Nash

- asked about the application for licence plate lookup [application being reviewed and submitted shortly]
- asked where in the process staff are replacing signs at boat launches
- asked about snowplowing on Shawanaga Lake and Clear Lake Roads [report will be on September's Council Meeting agenda]

Councillor Bray

- advised Council she has contacted MPP Graydon Smith's office to schedule a meeting regarding traffic safety
- asked if the food steamer that was in the old Twist building can replace the one in the Community Centre kitchen and if we can purchase rubber mats for the floor

Councillor Lamb

- asked if Council had approved the Mayor to go to AMO [Mayor Comrie paid his own way to attend]
- since the dock for Beach Road can't be installed, asked for input as to where it can be used
- reminded all that the Food Pantry cannot take perishable items
- asked staff to bring back the Procurement Policy for review at a future meeting.

14. Questions from the Public

- Margie Szilagyi indicated she had sent an email providing Council with information regarding declaring pecuniary interest

15. Resolution No. 2026-279

Moved by: Councillor Nash

Seconded by: Councillor Woods

THAT the Council of the Municipality of Whitestone moves into the Closed Session at 3:00 p.m. for the following matters:

15.1 Minutes from the Regular Council Meeting Closed Session – July 2026

15.2 A proposed or pending acquisition or disposition of land by the municipality or local board, pursuant to the Municipal Act, Section 239(2)(c):

- Appraisal of Municipal Land

15.3 Personal matters about an identifiable individual, including municipal or local board employees, pursuant to Ontario Municipal Act, Section 239. (2) (b)

- Human Resources request from Councillor Lamb

Carried

Recording paused

Reconvene into Regular Meeting

Resolution No. 2026-280

Moved by: Councillor Bray

Seconded by: Councillor Nash

THAT the Council of the Municipality of Whitestone reconvenes into the Regular Meeting at 3:45 p.m.

Carried

Recording resumed

15.1 Resolution No. 2026-281

Moved by: Councillor Bray

Seconded by: Councillor Woods

THAT Council for the Municipality of Whitestone approves the Regular Council Closed Session minutes from August 18 2026.

Carried

15.2 No resolution put – matter to be brought back to the Closed Session meeting of the September 15 Council Meeting

15.3 Discussion only; no resolution put

16. Resolution No. 2026-282

Moved by: Councillor Woods

Seconded by: Councillor Bray

THAT By-law No. 31-2026 being the Confirmatory By-law for the Regular Council Meeting of the Municipality of Whitestone on August 18 2026 is hereby enacted this 18th day of August 2026.

Carried

17. Resolution No. 2026-283

Moved by: Councillor Nash

Seconded by: Councillor Woods

WHEREAS the business of this Meeting has concluded;

NOW THEREFORE BE IT RESOLVED THAT this meeting be adjourned at 3:50 p.m. until the Special Council Meeting of Tuesday August 25 2026 at 09:00 a.m. or at the call of the chair.

Carried

George Comrie

Mayor

Joe Lamb

Deputy Mayor

Nigel Black

CAO / Clerk