



Township of St. Clair

Minutes

Regular Council Meeting
Tuesday, May 19, 2026 @ 6:30 PM
Council Chambers

1. CALL TO ORDER

This meeting is being streamed live through the St. Clair Township Website. By attending a public meeting of Council you are consenting to your image, voice and comments being recorded and published to the Township website.

Anyone who is invited to speak will be recorded and their voice, image and comments will form part of the live stream and public record.

2. LAND ACKNOWLEDGEMENTS

We acknowledge that this land on which we are gathered today is part of the ancestral land of the Chippewa, Odawa, and Potawatomi peoples, referred to collectively as the Anishinaabeg. It is through the connection of the Anishinaabeg with the spirit of the land, water and air that we recognize their unique cultures, traditions, and values. Together as treaty people, we have a shared responsibility to act with respect for the environment that sustains all life, protecting the future for those generations to come.

3. DECLARATION OF PECUNIARY INTEREST

4. ADOPTION OF MINUTES

- 4.1. Regular Council Meeting - May 4, 2026
[DRAFT Regular Council - 04 May 2026 - Minutes](#)
- 4.2. Moore Museum Advisory Committee - April 1, 2026
[Moore Museum Advisory Committee - Minutes](#)

5. DELEGATIONS/PRESENTATIONS

- 5.1. 6:40 pm - Food Forest Project Proposal - Joshua Brown
[Food Forest Project Proposal](#)
[Food Forest Powerpoint](#)
- 5.2. 6:50 pm - NRStor Inc. - Liquid Air Energy Storage Technology
[NRStor Inc - Liquid Energy Storage](#)

6. CORRESPONDENCE ITEMS

- 6.1. Student Administrative Council Golf Tournament Sponsorship Request
[Student Administrative Council Golf Tournament Sponsorship Request](#)
- 6.2. Set Backs for Bird Feeders
[Set Backs for Bird Feeders](#)
[Opposition to Bird Feeder Set Backs](#)
- 6.3. Transient Trader Request - Bell Canada
[Transient Trader Request - Bell Canada](#)
- 6.4. Request for Overnight Parking at MacDonald Park Baseball Diamond
[Overnight Parking MacDonald Park Baseball Diamond](#)

7. INFORMATION ITEMS

- 7.1. Lambton County 2026-2030 Roads Construction Program
[County of Lambton 2026-2030 Roads Construction Program](#)
- 7.2. Lambton County Council Highlights - May 6, 2026
[Lambton County Council Highlights - May 6, 2026](#)
- 7.3. Lambton Public Health - Vector Borne Diseases
[Lambton Public Health - Vector Borne Diseases](#)

8. REPORTS OF COMMITTEES AND STAFF

- 8.1. **Director of Public Works Report** - Island Mooring Land Transfer - Sanitary Easement
[Island Mooring Land Transfer - Sanitary Easement](#)
- 8.2. **Coordinator of Engineering Report** - Oil Springs Line Tar and Chip Treatment - Tender Results
[Oil Springs Line - Tender Results](#)
- 8.3. **Coordinator of Facilities Report** - Making waves at Moore Sports Complex Pool Change Rooms and Repairs - Tender Results
[Making Waves at MSC Tender results](#)

9. BY-LAWS

- 9.1. **By-Law 27 of 2026** - Right of Entry By-Law
[DRAFT B-L 27 of 2026 - Right Of Entry By-law](#)
- 9.2. **By-Law 28 of 2026** - Sanitary Easement By-law - Island Mooring
[DRAFT B-L 28 of 2026 - Sanitary Easement Bylaw- Island Mooring](#)
- 9.3. **By-Law 29 of 2026** - Final Tax By-Law
[DRAFT B-L 29 of 2026 - Tax Levy 2026](#)
- 9.4. **By-Law 30 of 2026** - Confirming By-Law
[DRAFT B-L 30 of 2026 - Confirming By-Law](#)

10. COUNCILLORS' REPORTS

11. UPCOMING MEETINGS

- 11.1. Regular Meeting - Session 10 - June 1, 2026 at 3:00 pm
- 11.2. Regular Meeting - Session 11 - June 15, 2026 at 6:00 pm
- 11.3. Regular Meeting - Session 12 - July 13, 2026 at 3:00 pm

12. ADJOURNMENT



MINUTES

Regular Council Meeting

6:30 PM - Tuesday, May 19, 2026
Council Chambers

The Regular Council of the Township of St. Clair was called to order on Tuesday, May 19, 2026, at 6:30 PM, in the Council Chambers, with the following members present:

PRESENT: Councillor Bill Myers, Councillor Brad Langstaff, Councillor Cathy Langis, Mayor Jeff Agar, Deputy Mayor Steve Miller, CAO John Rodey, and Clerk Jeff Baranek

EXCUSED: Councillor Holly Foster and Councillor Pat Brown

1. CALL TO ORDER

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3. DECLARATION OF PECUNIARY INTEREST

None to declare.

4. ADOPTION OF MINUTES

4.1 Regular Council Meeting - May 4, 2026

Motion 1

Cathy Langis made a motion - Be it resolved that the minutes of the Regular Council meeting held May 4, 2026 be received and approved. Bill Myers seconded the motion. CARRIED.

4.2 Moore Museum Advisory Committee - April 1, 2026

Motion 2

Steve Miller made a motion - Be it resolved that the minutes of the Moore Museum Advisory Committee held April 1, 2026 be accepted and approved. Cathy Langis seconded the motion. CARRIED.

5. DELEGATIONS/PRESENTATIONS

5.1 6:40 pm - Food Forest Project Proposal - Joshua Brown

Mr. Brown presented his very thorough slide deck presentation and asked Council to consider having staff investigate the feasibility of the introduction of a Food Forest at the ball diamond or the waterfront park in Courtright.

Mr. Brown submitted that a food forest is not a neighbourhood garden, and instead it is a comprehensive seven layer fully edible ecosystem. Currently, the ask is only to have staff investigate the concept for its feasibility, liability, and operational costing. The concept would be to have a company owned by Mr. Brown operate and plant the garden, while entirely on Township owned lands. Mr. Brown confirmed the concept is not for a business partnership.

Councillor Langis identified some concerns including physical and labour costs that the Township would need to borne; the dependence on volunteers; and the insurance of the plants themselves.

Councillor Myers echoed the concerns of Councillor Langis and suggested that it is on our land so it is our obligation and liability.

Councillor Langstaff confirmed with Mr. Brown that he has not sought community interest beyond that provided by his family then suggested he should have contacted the SCRCA about potentially taking over the former Greenhill Gardens. Deputy Mayor Miller encouraged Mr. Brown to contact the SCRCA about other potential sites they may have that are better suited for this type of project and advised it is more of the mandate of the Conservation Authority than that of the Township.

Mayor Agar thanked Mr. Brown for his presentation and encouraged him to use photos in future presentations as it is difficult to picture this concept without them.

No motions were passed as a result of this presentation, and no direction was provided to staff.

5.2 6:50 pm - NRStor Inc. - Liquid Air Energy Storage Technology

On behalf of NRStor Inc., Ines Ribeiro and Joseph Arcuri presented a proposal for a Liquid Air Energy Storage facility to be developed in the Township.

The company has not yet selected a site, but is considering a handful of sites along the new transmission corridor and plans to submit a bid to the new IESO procurement process known as LLT(c).

NRStor has been involved in many pioneer projects in Canada including the nation's first flywheel energy storage system and the world's first compressed air energy storage project.

Some key facts about this procurement process are that the minimum project size is 10MW and the contracts are for 40 years (compared to 20 year projects in the 2025 procurement). In order to apply using this program, the application must be accompanied by a Municipal Support Resolution (MSR).

The project in St. Clair would be a minimum of 100MW at 10 storage hours facility with final size being determined once capacity is confirmed after site selection. The land required for the project will be between 15-20 acres and will use only land designated and zoned for heavy industrial purposes. The process is emission-free, uses a closed loop water system and does not require wastewater treatment for any process water.

Deputy Mayor Miller advised other battery storage projects proposed for the area have garnered some negative attention and asked how this was different. This project has no emissions, uses no hazardous chemicals, is not a known fire hazard and partners with local First Nation communities.

Councillor Langstaff emphasized the importance of a development agreement to ensure the protection of Township infrastructure and suggested he would be more in favour of a large-scale project to ensure an efficient use of Township industrial land inventory.

Councillors Langis and Myers voiced their support given the facility would be zero emissions and would emit limited noise.

Mayor Agar thanked them for their presentation and voiced his support for zero emissions and approximately 350 construction jobs. He reminded them that once they select a site, they are encouraged to host a public information open house and return to Council subsequently with the feedback from that event, and a draft Community Host Agreement for Council's consideration.

6. CORRESPONDENCE ITEMS

6.1 Student Administrative Council Golf Tournament Sponsorship Request

Motion 3

Bill Myers made a motion - Be it resolved that the following items of correspondence be accepted:

6.1 - Student Administrative Council Golf Tournament Sponsorship Request

6.2 - Set Backs for Bird Feeders

6.3 - Transient Trader Request - Bell Canada

6.4 - Request for Overnight Parking at MacDonald Park Baseball Diamond

Brad Langstaff seconded the motion. CARRIED.

Motion 4

Cathy Langis made a motion - Be it resolved that the sponsorship request for the Lambton College Student Administrative Council Golf Tournament be denied in accordance with the Township donation policy, as it was not submitted in time for inclusion in the budget. Steve Miller seconded the motion. CARRIED.

6.2 Set Backs for Bird Feeders

Motion 5

Cathy Langis made a motion Be it resolved that the request to establish a by-law imposing setback requirements for bird feeders in residential areas be received and that no action be taken. Brad Langstaff seconded the motion. CARRIED.

6.3 Transient Trader Request - Bell Canada

Motion 6

Bill Myers made a motion - Be it resolved that the request submitted by Bell Canada for a transient trader permit to authorize door to door solicitation be denied until they provide the Township with detailed information on how they plan to improve the quality of local cell signal. Brad Langstaff seconded the motion. CARRIED

6.4 Request for Overnight Parking at MacDonald Park Baseball Diamond

Motion 7

Cathy Langis made a motion Be it resolved that the request to amend the Parking By-law to permit overnight parking within MacDonald Park be denied. Steve Miller seconded the motion. CARRIED. 4-1 (for: Bill Myers, Cathy Langis, Jeff Agar, Steve Miller opposed: Brad Langstaff).

7. INFORMATION ITEMS

7.1 Lambton County 2026-2030 Roads Construction Program

7.2 Lambton County Council Highlights - May 6, 2026

7.3 Lambton Public Health - Vector Borne Diseases

Motion 8

Steve Miller made a motion - Be it resolved that the following items of information be received:

7.1 - Lambton County 2026-2030 Roads Construction Program

7.2 - Lambton County Council Highlights - May 6, 2026

7.3 - Lambton Public Health - Vector Borne Diseases Bill Myers seconded the motion. CARRIED.

8. REPORTS OF COMMITTEES AND STAFF

8.1 Director of Public Works Report - Island Mooring Land Transfer - Sanitary Easement

Motion 9

Steve Miller made a motion - Be it resolved that the Island Mooring Land Transfer - Sanitary Easement report submitted by Director of Public Works Brian Black be received; and that the Sanitary Easement across the north channel at Riverside Drive be approved and the Mayor and Clerk be authorized to execute the easement documentation. Cathy Langis seconded the motion. CARRIED.

8.2 Coordinator of Engineering Report - Oil Springs Line Tar and Chip Treatment - Tender Results

Motion 10

Brad Langstaff made a motion - Be it resolved that the Oil Springs Line Tar and Chip Treatment – Tender Results report submitted by Coordinator of Engineering Andrew Malpass be received; and that the tender submitted by 1197245 Ontario Limited (SevCon) in the amount of \$235,315.25 plus HST be accepted and the Mayor and Clerk be authorized to sign the contract and other related documents. Bill Myers seconded the motion. CARRIED.

8.3 Coordinator of Facilities Report - Making waves at Moore Sports Complex Pool Change Rooms and Repairs - Tender Results

Motion 11

Brad Langstaff made a motion - Be it resolved that the Making Waves at MSC Pool Change Rooms and Repairs - Tender Results report submitted by Coordinator of Facilities Marcus Courchesne be received; and that the tender submitted by Innovative Construction Services Inc. in the amount of \$883,000.00 plus HST be accepted and the Mayor and Clerk be authorized to sign the contract and other related documents. Cathy Langis seconded the motion. CARRIED.

9. BY-LAWS

9.1 **By-Law 27 of 2026** - Right of Entry By-Law

9.2 **By-Law 28 of 2026** - Sanitary Easement By-law - Island Mooring

9.3 **By-Law 29 of 2026** - Final Tax By-Law

9.4 **By-Law 30 of 2026** - Confirming By-Law

Motion 12

Cathy Langis made a motion - Be it resolved that the following by-laws receive all three readings and be thereby passed and that the Mayor and Clerk be authorized to execute the by-laws and any agreements thereto:

- 9.1 - By-Law 27 of 2026 - Right of Entry By-Law
- 9.2 - By-Law 28 of 2026 - Sanitary Easement By-law - Island Mooring
- 9.3 - By-Law 29 of 2026 - Final Tax By-Law
- 9.4 - By-Law 30 of 2026 - Confirming By-Law Bill Myers seconded the motion.
CARRIED.

10. COUNCILLORS' REPORTS

COUNCILLOR LANGIS

Councillor Langis attended the Moore Museum meeting; the Opening Day event at the Parkway Golf Course; the Members Opening Day at the golf course; and Heritage Day at Moore Museum.

Councillor Langis closed her report by extending sincere condolences to Councillor Pat Brown and his family and friends on the passing of Pat's wife Cindy.

COUNCILLOR LANGSTAFF

Councillor Langstaff extended sincere condolences to Councillor Brown and his family; attended the Mother's Day Brunch in Brigden; and asked staff to confirm with contractors that they are removing the base of their temporary road signs during all capital projects.

COUNCILLOR MYERS

Councillor Myers reminded everyone about the upcoming Family Fun Day in Wilkesport on June 13.

DEPUTY MAYOR MILLER

Deputy Mayor Miller extended condolences to the family of Councillor Pat Brown and asked staff to look into removing excess nails from the project at the Ward Line Bridge.

Motion 13

Steve Miller made a motion - Be it resolved that Council move into summer-attire beginning in June through the meetings in August, 2026. Bill Myers seconded the motion. CARRIED

MAYOR AGAR

Mayor Agar attended a County Council meeting; met with the SLEP team over some potential developments; had several zoom meetings; attended the Alix Foundation meeting where the generous donations for 2026 were determined; attended the CLCDC meeting, a International Plowing Match Board meeting and Heritage Day at the Moore Museum.

Mayor Agar was honoured to throw out the first pitch for the U18 Port Lambton OBA champions season where they were honoured with their rings (noting the pitch was a strike).

Mayor Agar closed his report by echoing other members in extending sincere condolences to Councillor Brown and his family.

11. UPCOMING MEETINGS

- 11.1 Regular Meeting - Session 10 - June 1, 2026 at 3:00 pm
- 11.2 Regular Meeting - Session 11 - June 15, 2026 at 6:00 pm
- 11.3 Regular Meeting - Session 12 - July 13, 2026 at 3:00 pm

12. ADJOURNMENT

12.1 The meeting adjourned at 7:50 pm.

Motion 14

Steve Miller made a motion - Be it resolved that the meeting do hereby adjourn. Brad Langstaff seconded the motion. CARRIED.

Mayor - Jeff Agar

Clerk - Jeff Baranek

