



## **COUNCIL MEETING MINUTES**

**April 6, 2021**

**PRESENT:** Mayor Terry Ugulini, Councillor Neale, Councillor Handley, Councillor Longo, Councillor DeRose, Councillor Wilson, Councillor Sentance, Councillor Kenny, Councillor Dekker

**STAFF:** M. Corbett, M. Dilwaria, T. Dixon, C. Dray, G. Holman, D. Landry, M. Marino, M. Mauro, C. McIntosh, P. Moore, B. O'Neill, J. Simpson, R. Vandezande, M. Watson

**OTHER:** Ethan Laman and William Heikoop, Upper Canada Consultants

*Note: All motions are carried unanimously unless otherwise specified.*

*Note: Meeting held virtually via Zoom.*

**1. Call to Order**

The meeting was called to order at 6:30 p.m.

**2. First Nations Acknowledgement**

None

**3. Declarations of Interest**

Councillor Longo declared a conflict of interest with respect to Councillor Handley's, Statement by Councillors, in regards to Ontario Disability Support Program (ODSP). Councillor Longo refrained from discussing or voting on this matter.

**4. Adoption of the Agenda**

**MOVED BY:** Councillor Dekker

**SECONDED BY:** Councillor Sentance

That Council adopt the agenda for the meeting of April 6, 2021.

**CARRIED**

**5. Adoption of the Minutes**

a Council Meeting Minutes of March 23, 2021

MOVED BY: Councillor DeRose

SECONDED BY: Councillor Kenny

That the Council meeting minutes of March 23, 2021, be hereby adopted.

**CARRIED**

**6. Mayor's Report**

On Wednesday, March 24, 2021, the Mayor and the Manager of Economic Development virtually attended the Greater Niagara Chamber of Commerce, Niagara Business Achievement Awards. Norgen Biotek received the Innovative Leaders Award and My Local Collection received the Excellence in Agribusiness, Farming & Rural Achievement Award. The Niagara Industrial Association (NIA), received the Community Leadership Award.

Mayor Ugulini, congratulated Thorold resident Tyler Angle, for signing a 3 year NHL contract with the Columbus Blue Jackets.

Mayor Ugulini expressed his thanks to Melissa and Don Baptiste for their garbage collecting efforts this past weekend. The Mayor expressed his gratitude to all the volunteers that take time to beautify the City of Thorold.

On March 30, 2021, the Downtown Parking Committee met to discuss issues and concerns with downtown parking. The meeting focused on Albert Street - between Ormond and Towpath Streets.

Mayor Ugulini thanked Councillors Sentance and Neale for representing the Thorold City Council by volunteering to deliver meals to seniors and adults living with disabilities, in Thorold. This was part of the March for Meals 2021 campaign, to help raise awareness of the services provided by Meals on Wheels Thorold - St. Catharines.

On Wednesday, March 31, 2021, Mayor Ugulini, Councillor Sentance and members of City staff attended an Official Plan Workshop hosted by Region staff.

Mayor Ugulini updated that Regional Council continues to meet every two weeks, Friday, 2:00 p.m. to receive COVID-19 pandemic and vaccine updates from Public Health. The meetings are live streamed on the Niagara Region website.

Mayor Ugulini asked that everyone follow Public Health Safety Measures and support one another, frontline workers, those less fortunate or living alone and out local businesses.

Information regarding vaccine rollout is available on the Niagara Region Website under COVID-19: Vaccination Clinics. All the necessary links are there and information is updated on a regular basis. Further information will be posted on the City of Thorold Website and Facebook Page.

## **7. Public Meetings**

### **a Proposed Zoning By-law Amendment Confederation Heights Phase 8**

Mayor Ugulini opened the Public Meeting at 6:41 p.m. and provided the following information.

This Public Meeting is being held pursuant to the provision of Sections 34 of the Planning Act, R.S.O. 1990, c. P.13, as amended.

The applicant also proposes to amend Zoning By-laws 2140 (97) and (60) 2019 by increasing maximum lot coverage from a maximum of 45% to a maximum of 55% for townhouse lots in Confederation Heights Phase 8 (Bur Oak Drive). No additional units are proposed as a result of this amendment.

Council will receive and consider all comments received at the public meeting; no decision on the application is being made this evening.

Any of the following, no later than 20 days after giving notice, may appeal the decision by filing with the City the notice of appeal that must set out the reasons for the appeal accompanied by the Tribunal's fee:

- The applicant;
- A person or public body who, before the by-law was passed, made oral submission at a public meeting or written submissions to Council;
- The Minister

Ethan Laman and William Heikoop, Planners, from Upper Canada Consulting, provided a PowerPoint presentation regarding the lot coverage increase.

Denise Landry, Manager, Planning Services provided a PowerPoint presentation.

Mayor Ugulini asked speakers to provide their name and address for the public record.

No members of the public were in attendance to speak for or against the applications.

Mayor Ugulini provided the following information.

This fulfills the requirements of the Planning Act R.S.O. 1990, c. P.13, pursuant to Sections 34. Council will consider staff's recommendation report at a future meeting date.

Please provide your contact information and indicate to the Clerk at [clerk@thorold.ca](mailto:clerk@thorold.ca) if you wish to receive notice of Council's decision.

Alternatively, a letter requesting to receive notice of Council's decision may be sent to the Clerk.

As such, the public meeting portion of this application is now closed.

Mayor Ugolini closed the Public Meeting at 7:17 p.m.

**8. Regional Councillor Update**

None

**9. Civic Recognition**

None

**10. Presentations**

None

**11. Motions for Council Support**

None

**12. Motion to Receive and File Minutes or Adopt Recommendations of Council, Committees, Boards**

That Council receive and file the minutes of the Committees of Council, as presented.

a Minutes to Review for Information Purposes

MOVED BY: Councillor Neale

SECONDED BY: Councillor Handley

That Council receive and file the minutes of the Committees of Council/Local Boards, as presented.

1. Thorold Public Library Board

Re: Minutes of February 17, 2021 Meeting

2. Tourism Advisory Committee

Re: Minutes of the March 18, 2021 Meeting

**CARRIED**

**13. Statement by Councillors**

1. Councillor DeRose advised that residents have expressed concerns over the lack of updates in regards to the Canada Summer Games Legacy Park.

MOVED BY: Councillor DeRose

SECONDED BY: Councillor Longo

That staff provide a report at the next meeting about the Canada Summer Games Legacy Park and the delay in negotiating the required Agreements including the Operating Agreement, cost overruns pertaining to construction of the Park and associated legal fees.

In Favour: Councillors De Rose, Longo, Sentence, Kenny,  
Dekker, Neale, Handley

Opposed: Councillor Wilson

**CARRIED**

2. Councillor Handley read a notice from the OPSEU website about the Provincial Government downloading ODSP casework to municipalities.

MOVED BY: Councillor Handley

SECONDED BY: Councillor Wilson

That the Clerk be directed to provide a report at the April 20, 2021 meeting about changes to the administration of ODSP by the Provincial Government.

**CARRIED**

**14. Delegations to Report**

None

**15. Consent Reports**

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

That Council approve the following consent reports.

**CARRIED**

a CAO2021-05

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That Council authorize the execution of an agreement with Venture Niagara Corporation and the Corporation of the City of Thorold to provide Tourism Services for the year 2021.
2. That the Mayor and Clerk be authorized to sign the subject agreement.

**CARRIED, ON CONSENT**

b DF2021-09

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

That report DF2021-09 be received for information purposes.

**CARRIED, ON CONSENT**

c PWCS2021-05

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That the preferred solutions developed in the St. David's Road Schedule "B" Municipal Class Environmental Assessment (EA) be approved, and,
2. That Council approve the terms of a cost-sharing Agreement with the City of St. Catharines for its share of the costs of completing the EA, and,
3. That the budget cost overrun for the EA in the amount of \$38,856 be approved and funded from the allocation approved in the 2021 Capital Budget for the design phase of this project, and,
4. That Council award the contract for the St. David's Road, Water, Storm Reconstruction detailed design and tendering project to R.V. Anderson Associates Ltd. at a cost of \$202,252.00 (plus HST), and,
5. That Council approve the terms of a cost-sharing Agreement with the City of St. Catharines for its share of the costs to complete the detailed engineering design and tendering phase of the project, and,
6. That the Mayor and Clerk be authorized to execute the necessary agreements.

**CARRIED, ON CONSENT**

d PWCS2021-18

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That staff be authorized to purchase a 2022 International Dump Truck complete with plow and sander at a cost of \$237,745.92 (excluding HST) from Rush Truck Centres of Canada.
2. That the Mayor and Clerk be authorized to execute the necessary agreements.

**CARRIED, ON CONSENT**

e PWCS2021-19

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That Council approve the tender award for the Frank Doherty Arena LED Light Retrofit to Swantech Energy Solutions in the amount of \$43,660 (excluding HST), and,
2. That the Mayor and City Clerk be authorized to execute the necessary contract documents.

**CARRIED, ON CONSENT**

f PWCS2021-21

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That Council (System Owner) approve and endorse the presented Operational Plan for the City of Thorold's Water Distribution systems
2. That Mayor and Clerk be authorized to endorse (sign) the Operational Plan on behalf of Council (System Owner)
3. That "Top Management" as defined in the Operational Plan be delegated authority to endorse future changes to the Operational Plan of minor or administrative nature on behalf of council. (system owner)
4. That report PWCS2021-21 be received for information purposes
5. That the 2020 Annual Water Quality Reports be posted on the City Website

**CARRIED, ON CONSENT**

g PDS2021-13

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That Council receive this report for information purposes.

**CARRIED, ON CONSENT**

h PDS2021-14

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That By-law No. 44-2021 authorizing the temporary use of land for outdoor commercial patios be approved.

**CARRIED, ON CONSENT**

i CC2021-21

MOVED BY: Councillor Kenny

SECONDED BY: Councillor Longo

1. That Council receive and file the items listed in City Clerk's Report CC2021-21.

**CARRIED, ON CONSENT**

**16. Discussion Reports**

None

**17. Notices of Motion**

Councillor Handley advised he will bring a motion to the April 20, 2021, meeting about rescinding the City of Thorold's financial commitment to the Canada Summer Games.

**18. Closed Meeting**

MOVED BY: Councillor Handley

SECONDED BY: Councillor Dekker

In Favour: Councillors Wilson, Dekker, Sentence, Kenny, Neale

Opposed: Councillors Handley, Longo, DeRose

That Council resolve into a closed meeting session at 7:48 p.m. for the purpose of dealing with matters pertaining to:



a Deputy City Clerk's Verbal Report

Canada Summer Games

(Advice Subject to Solicitor-Client Privilege)

**CARRIED**

MOVED BY: Councillor DeRose

SECONDED BY: Councillor Wilson

That Council does now arise and reconvene from closed session at 8:20 p.m.

**CARRIED**

MOVED BY: Councillor Neale

SECONDED BY: Councillor Wilson

That the Verbal Report from the Deputy Clerk be received for information purpose, and

That staff proceed as directed out of closed session.

**CARRIED**

**19. By-laws**

a First Reading of By-laws

MOVED BY: Councillor Sentance

SECONDED BY: Councillor Wilson

That leave be given to introduce the following By-law(s):

By-law 39-2021

Being a By-law to amend Comprehensive Zoning By-law No. 60-2019 to rezone the lands shown on Schedule A to this By-law (Empire Legacy North and South Lands) to facilitate a Plan of Subdivision development

By-law 41-2021

Being a By-Law to Authorize the Execution of a Development Charge Credit Refund Agreement with 1660732 Ontario Limited (Ed Pizzo)

By-law 42-2021

A By-law to Declare Land Adjacent to 131 Queen Street South Surplus to City's Needs

By-law 43-2021

A By-law to Permit the Registration of an Easement to Enbridge Gas Inc. on Part 1 of Reference Plan 59R-16902 and to Stop-Up and Close Part of the Road Allowance on 1049 Niagara Street, Between Lots 225 and 226, being Part 1, 59R-16902

By-law 44-2021

A by-law to Comprehensive Zoning By-law 60(2019) to provide for the temporary use of lands for outdoor patios as an accessory use to permitted uses

By-law 45-2021

A by-law to confirm, adopt and ratify matters dealt with by Council resolution

By-law 46-2021

Being a By-law to Exempt Block 157, Plan 59M-445 from Part Lot Control (31, 33, and 35 Lamb Crescent) – Hansler Heights subdivision

By-law 47-2021

Being a By-law to Exempt Block 158, Plan 59M-445 from Part Lot Control (25, 27, and 29 Lamb Crescent) – Hansler Heights subdivision

And that the same now be read a first time.

**CARRIED**

b Final Reading of By-laws

MOVED BY: Councillor Sentance

SECONDED BY: Councillor Wilson

That the By-laws just read a first time be read a second and third time, and do pass, and that the Mayor and Clerk do sign and seal the same, any rule of this Council to the contrary notwithstanding.

**CARRIED**

**20. Adjournment**

MOVED BY: Councillor Longo

SECONDED BY: Councillor Handley

That this meeting is hereby adjourned at 8:23 p.m.

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Terry Ugolini, Mayor

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Carrie McIntosh, Deputy City Clerk