



MINUTES OF
SPECIAL COUNCIL MEETING, JUNE 22, 2010
CIVIC SQUARE, COUNCIL CHAMBERS
60 EAST MAIN STREET

Council met in a Special Meeting of Committee-of-the-Whole closed to the public at 6:32 p.m. and in open session at 7:25 p.m.

Mayor Damian Goulbourne in the Chair.

Members Present:

Councillors R. Alakas, D. Alexander, M. Belcastro, F. Campion, P. Chiochio, M. Dzugan, P. Grenier, J. Larouche (6:40 p.m.), R. Letourneau, B. Sharpe and L. Van Vliet.

Members of the Staff and Others Present:

City Manager, C. Stirtzinger

City Clerk, C. Mintoff

Chief, Fire & Emergency Services, D. Prevost

General Manager, Engineering, Public Works & Transportation Services/City Engineer, S. Iannello

Manager, Budgets and Financial Reporting/Deputy Treasurer, K. Douglas

General Manager, Planning & Development Services, D. Thorpe

General Manager, Parks, Facilities, Recreation & Cultural Services, B. Fenwick

Manager, Economic Development, D. Degazio (until 6:56 p.m.)

10-25 Moved by Dzugan and Campion
THAT THE COUNCIL OF THE CITY OF WELLAND meet, with the Mayor as Chair, in Committee-of-the-Whole, closed to the public at 6:32 p.m. to consider:

- a) proposed or pending acquisition or disposition of land by the municipality or local board;
- b) security of the property of the municipality or local board;
- c) personal matters about an identifiable individual, including municipal or local board employees;
- d) a matter in respect of which a Council, board, committee or other body may hold a closed meeting under another Act; and
- e) for the purpose of educating or training members of Council.

CARRIED

10-25 Moved by Grenier and Belcastro
THAT THE COUNCIL OF THE CITY OF WELLAND arise from its closed Committee-of-the-Whole meeting at 6:56 p.m. with report.

CARRIED

PUBLIC MEETING

09-90 Applications for Official Plan and Zoning By-law Amendments, Upper Canada Consultants on behalf of Gerald van Amelsvoort, Doreen van Amelsvoort, Frank van Amelsvoort, Gerry van Amelsvoort, Louis van Amelsvoort and 1681034 Ontario Inc., Parts 1, 2 and 3, Plan 59R-13141 and unopened Seeley Street Road Allowance, municipally known as 130 Niagara Street and 32 Seeley Street (File 2009-05 and OPA).

Councillor Dzugan explained the purpose of the Public Meeting.

The following spoke at the public meeting:

- Robert Campbell, Applicant
- Norm Wilde, 54 Lock Street, Welland, ON, L3C 1E4
- Doug MacMillan, 12 Merritt Street, Welland, ON, L3C 4S8
- Richard Gallant, 168 Niagara Street, Welland, ON, L3C 1J5
- Ed Neil, 39 Merritt Street, Welland, ON, L3C 4S9

There being no other submissions the Public Meeting was concluded.

09-90 Moved by Sharpe and Campion

THAT THE COUNCIL OF THE CITY OF WELLAND denies the Application made by Upper Canada Consultants on behalf of Gerald van Amelsvoort, Doreen van Amelsvoort, Frank van Amelsvoort, Gerry van Amelsvoort, Louis van Amelsvoort and 1681034 Ontario Inc. for an Amendment to the Official Plan for lands municipally known as 130 Niagara Street and 32 Seeley Street, more specifically described as Parts 1, 2 and 3, Plan 59R-13141 and unopened Seeley Street road allowance, from Residential and Open Space to Residential as the proposed development does not conform to the new Official Plan as adopted by Council on May 4, 2010 particularly as it relates to building height; and further THAT Welland City Council denies the Application made by Upper Canada Consultants on behalf of Gerald van Amelsvoort, Doreen van Amelsvoort, Frank van Amelsvoort, Gerry van Amelsvoort, Louis van Amelsvoort and 1681034 Ontario Inc. for an Amendment to the Zoning By-law for lands municipally known as 130 Niagara Street and 32 Seeley Street, more specifically described as Parts 1, 2 and 3, Plan 59R-13141 and unopened Seeley Street road allowance, from RM4 and O1 to a Site Specific RM4 Zone to permit a seventeen (17) storey apartment building containing a total of 145 units as the proposal does not conform to the new Official Plan adopted by Council on May 4, 2010 and does not conform to the Regional Policy Plan as it relates to setbacks from top of bank.

CARRIED

01-42 Moved by Alexander and Chiocchio

THAT THE COUNCIL OF THE CITY OF WELLAND approves an extension to Draft Plan Approval for the Draper's Creek Estates (Phase 3) Subdivision (File 26T-14-20002) for an additional one (1) year to July 11, 2011.

CARRIED

10-108 Moved by Dzugan and Belcastro

THAT THE COUNCIL OF THE CITY OF WELLAND approves subject to the satisfaction of the conditions below, the unsolicited proposal from the Welland Soccer Club and partners, Sportstar and Nustadia Recreation Inc. to construct a Multi-Sports Complex at the municipally owned site known as 570 River Road; and further

THAT Welland City Council directs staff to prepare the necessary agreements and By-laws for the Multi-Sports Complex and forward such to City Council as a condition of its approval; and further

...Continued

THAT Welland City Council requires the proponents to prepare and have signed agreements with any sports organizations (confirmed to date) that will be using this facility to be submitted as a further condition of Council's final approval; and further

THAT Welland City Council requires the Welland Soccer Club to release in writing all rights and interests in the Rice Road site to the City of Welland as a further condition of Council's final approval.

YEAS: Councillors Belcastro, Alakas, Grenier, Larouche, Alexander, Chiocchio, Champion, Dzugan, Van Vliet, Sharpe and Mayor Goulbourne.

NAYS: Councillor Letourneau.

CARRIED

AGENCIES, BOARDS, COMMISSIONS AND COMMITTEES REPORTS:

08-143 Moved by Letourneau and Chiocchio

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the report by the Chair of the Health Care Committee arising from its meeting of June 22, 2010.

CARRIED

BUSINESS ARISING FROM COMMITTEE-OF-THE-WHOLE

04-48 Moved by Alexander and Chiocchio

THAT THE COUNCIL OF THE CITY OF WELLAND authorizes the execution of an amendment to the lease agreement dated June 26, 2009 and approved by Council April 28, 2009 (Reference number 04-48 and Ratification By-law 2009-56) between the City of Welland and Integrated Municipal Services Inc. (IMS) to extend the "conditions precedent" in the lease to undertake the "Atlas Remediation Project" to remedy an industrial landfill site located north of Woodlawn Road at River Road; and further

THAT Welland City Council authorizes the Mayor and Clerk to execute the necessary agreement.

CARRIED

99-43 Moved by Alexander and Chiocchio

THAT THE COUNCIL OF THE CITY OF WELLAND approves a capital investment proposal to implement a co-generation (green energy) project with eTime Energy; and further

THAT Welland City Council authorizes an expenditure of \$100,000 over 2 years from the 2010 approved Capital Budget to implement green energy improvements and conservation demand management to City facilities.

CARRIED

BY-LAWS

BY-LAW PRESENTED FOR FIRST READING:

1. Moved by Belcastro and Letourneau

THAT THE COUNCIL OF THE CITY OF WELLAND now gives leave to introduce the following proposed By-law entitled:

10-1

BYL 2010 – 98

A By-law to adopt, ratify and confirm proceedings of the Council of the Corporation of the City of Welland at its meeting held on the 22nd day of June, 2010.

And that same be now read a first time.

CARRIED

BY-LAW PRESENTED FOR SECOND AND THIRD READING:

2. Moved by Belcastro and Letourneau
THAT THE COUNCIL OF THE CITY OF WELLAND having read a first time and considered the By-law listed in the foregoing motion and, as reproduced in this evening's Council Agenda, as amended, now read a second and third time and pass same, and authorize the Mayor and Clerk to sign and seal same.

CARRIED

Council adjourned at 8:59 p.m.

These Minutes approved and adopted by Motion of Council this 13th day of July, 2010.

MAYOR

CITY CLERK