



COUNCIL MEETING AGENDA

Tuesday, June 20, 2017

7:00 P.M.

COUNCIL CHAMBERS – CIVIC SQUARE

**1. COMMITTEE-OF-THE-WHOLE (IN-CAMERA) (6:00 p.m.)
(See yellow tab)**

- Proposed or pending acquisition or disposition of land by the municipality or local board.
 - *Request to purchase the western portion of the Santone Road allowance, north side of Broadway adjacent to 403 Broadway.*
 - *Proposal to declare surplus city-owned lands south of the Welland Community Wellness Complex, east of the Welland Recreational Waterway.*
 - *Skate park update.*
 - *Civic Square development.*

2. ARISE FROM COMMITTEE-OF-THE-WHOLE (IN-CAMERA) (6:55 p.m.)

3. OPEN COUNCIL MEETING (7:00 p.m.)

3.1 NATIONAL ANTHEM

3.2 OPENING REMARKS

3.3 ADDITIONS/DELETIONS TO AGENDA

3.4 ADOPTION OF MINUTES

Regular Council Meeting of June 6, 2017 and Special Council Meetings of June 13 and 14, 2017 (*Previously Distributed*).

3.5 CALL UPON THE CITY CLERK TO REVIEW COMMITTEE-OF-THE-WHOLE ITEMS (IN-CAMERA) TO BE ADDED TO BLOCK

3.6 DISCLOSURES OF INTEREST

3.7 COUNCILLORS TO DETERMINE AGENDA ITEMS AND BY-LAWS TO BE REMOVED FROM BLOCK FOR DISCUSSION IN COMMITTEE-OF-THE-WHOLE (OPEN) (See pink tab)



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4. ORAL REPORTS AND DELEGATIONS

4.1 PRESENTATION

17-28 Sarah Ane, Community Development & Volunteer Coordinator and Cassandra Magazzeni, Arts & Culture Coordinator, Recreation & Culture Division re: Healthy Kids Community Challenge.

(Background information included in Council members agenda).

4.2 DELEGATION(S) (maximum 5/10/5 policy) - Nil

4.3 AGENCIES, BOARDS, COMMISSIONS AND COMMITTEES REPORT(S) - Nil

4.4 LEGISLATED PUBLIC HEARINGS PURSUANT TO THE *PLANNING ACT*

17-85Z A complete application has been made by PIOTR LUKASZCZYK, BABY MARIA CRISTETA LUKASZCZYK AND SARAH LUKASZCZYK to rezone Part Lot 16, Concession 1, being Part 1 on Plan 59R-8222, former Township of Crowland, now in the City of Welland for lands at 335 Biggar Road to amend the existing Site Specific RA-X2 District to a permit agricultural uses. The purpose of the Amendment is to allow for the use of the property as a farm. The Official Plan designation is GOOD GENERAL AGRICULTURE.

(See Report P&B-2017-40, pages 138 to 142)

5. COMMITTEE-OF-THE-WHOLE (OPEN) (to discuss items removed from Agenda Block)

6. BY-LAWS (SEE AGENDA INDEX)

7. NOTICES OF MOTION

7.1 Councillor matters discussed with staff for reporting purposes

7.2 Notices of Motion (previously submitted for discussion) - Nil

7.3 Call for Notices of Motion (for introduction at the meeting)

8. CORPORATION REPORTS

8.1 Mayor's Report

8.2 Chief Administrative Officer's Report



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9. CONFIRMATORY BY-LAW

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 20th day of June, 2017. Ref. No. 17-1

10. ADJOURNMENT



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AGENDA BLOCK

1. BUSINESS ARISING FROM MINUTES, PREVIOUS MEETINGS AND OTHER ITEMS REFERRED FROM COUNCIL FOR DISCUSSION - Nil

2. COMMITTEE AND STAFF REPORTS

1. Business Arising from Committee-of-the-Whole (closed)

1	2. General Committee Report to Council - May 23, 2017	
2 - 5	<u>CAO-2017-07</u>	Chief Administrative Officer, G. Long - Regional Development Charges. Ref. No. 06-75
6 - 38	<u>R&C-2017-03</u>	Gen. Mgr., Corporate Services, Chief Financial Officer/Treasurer, S. Zorbas - Arena Ice Allocation Policy. Ref. No. 17-19
39 - 41	<u>TRANS-2017-03</u>	Gen. Mgr., Corporate Services, Chief Financial Officer/Treasurer, S. Zorbas - Transit Service Improvements update. Ref. No. 17-13
42 - 43	<u>CLK-2017-09</u>	Gen. Mgr., Human Resources and Legislative Services, R. Mantesso - Option for choosing Niagara Peninsula Conservation Authority (NPCA) Board Representative - City of Welland. Ref. No. 16-129
44	General Committee Report to Council - June 14, 2017	
45 - 47	<u>FIN-2017-13</u>	Gen. Mgr., Corporate Services, Chief Financial Officer/Treasurer, S. Zorbas - 2017 Vacancy Rebate Program update. Ref. No. 17-4.
48 - 50	<u>R&C-2017-04</u>	Gen. Mgr., Corporate Services, Chief Financial Officer/Treasurer, S. Zorbas - WCWC Programming - Fall Registration Procedures. Ref. No. 06-84.



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- 51 - 94** **P&B-2017-28** Gen. Mgr., Infrastructure & Development Services/City Engineer, S. Iannello - Application for Official Plan Amendment and Zoning By-law Amendment (File No. 2016-09) Mike Knapp Ford Sales Limited for lands on the West side of Aqueduct Street, East side of Niagara Street, Southwest of Hilda Street Lot 61, Plan 665, City of Welland known Municipally as 383 Aqueduct Street. Ref. No. 17-68Z. (See By-law 1)
- 3. Staff Reports**
- 95 - 114** **P&B-2017-34** Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Policy on Extension of Draft Plan Approval for Subdivisions. Ref. No. 17-84
- 115 - 116** **P&B-2017-35** Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Update on the City of Welland Brownfield Community Improvement Project. Ref. No. 03-133
- 117 - 120** **P&B-2017-36** Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Request for Extension to Draft Plan Approval - West Creek Estates Subdivision - Demac Properties Inc., east side of South Pelham Road, north of Webber Road (File: 26T-14-08002). Ref. No. 08-77
- 121 - 125** **P&B-2017-37** Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Request for Extension to Draft Plan Approval - Forks Common Subdivision - 1650725 Ontario Limited, south side of Forks Road, east of Crescent Drive (File: 26T-14-97004). Ref. No. 04-94
- 126 - 130** **P&B-2017-38** Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Application for Red-Line Revision of Draft Plan of Subdivision (File 26T-14-08004) - Central Village Subdivision - 2090572 Ontario Inc., Part of Lots 18 and 19, Concession 2 and 3, former Township of Crowland, now in the City of Welland, west of the Welland By-Pass Canal, east of Lochness Golf Course and south of the Terminus of Daimler Parkway. Ref. No. 09-72
- 131 - 137** **P&B-2017-39** Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Brownfield Tax Assistance Program and Brownfield Rehabilitation Grant Program - Turriss Holdings Inc., 175 Southworth Street. Ref. No. 17-78 (See By-law 2)



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| 138 - 142
Remove From
Block | <u>P&B-2017-40</u> | Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Application for Zoning By-law Amendment (File No. 2017-09) Piotr, Baby Maria Cristeta and Sara Lukaszczk for lands on the south side of Biggar Road, west of Darby Road, adjacent to the railway lines, Part Lot 16, Concession 1, being Part 1 on Plan 59R-8222, in the former Township Crowland, now in the City of Welland, known municipally as 335 Biggar Road. Ref. No. 17-85Z |
| 143 - 145 | <u>P&B-2017-41</u> | Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Proposed Demolition Agreement with David Pearson and Rochelle Pearson (File No. A17/2017) south side of Forks Road, east of Highway 58, Part Lot 29, Concession 4, former Township of Humberstone, City of Welland, known municipally as 659 Forks Road. Ref. No. 17-86 |
| 146 - 147 | <u>P&B-2017-43</u> | Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Initiation of Secondary Plan Process for the Northwest area of the City. Ref. No. 17-87 |
| 148 - 153 | <u>TRAF-2017-05</u> | Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Update to Traffic and Parking By-law 89-2000. Ref. No. 17-22 (See By-law 3) |
| 154 - 157 | <u>ENG-2017-19</u> | Gen. Mgr., Infrastructure and Development Services/City Engineer, S. Iannello - Demolition of 469 Rice Road. Ref. No. 04-152 (See By-law 4) |
| 158 - 213 | <u>FIN-2017-14</u> | Gen. Mgr., Corporate Services, Chief Financial Officer/Treasurer, S. Zorbas - Capital Close Out Reports. Ref. No. 17-4 |
| 214 - 219 | <u>FIN-2017-15</u> | Gen. Mgr., Corporate Services, Chief Financial Officer/Treasurer, S. Zorbas - City of Welland Financing of Niagara Central Airport Commission Capital Projects. Ref. No. 13-50 (See By-law 5) |
| 220 - 224 | <u>CLK-2017-10</u> | Gen. Mgr., Human Resources and Legislative Services, R. Mantesso - Town and Gown Committee - Updated Terms of Reference. Ref. No. 09-152 |



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3. NEW BUSINESS

- 225 - 248** 1. Natasha L. Devos, Acting Regional Clerk, Niagara Region re: CSD 24-2017: 2017 Tax Capping Policy. Ref. No. 17-4

RECOMMENDATION

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the correspondence from the Region of Niagara dated May 23, 2017 regarding Report CSD 24-2017: 2017 Tax Capping Policy.

- 249** 2. Harold G. Sawchuk, Chair, Active Transportation Advisory Committee re: Addition to membership. Ref. No. 16-66

RECOMMENDATION:

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information and approves the request from the Active Transportation Advisory Committee to add a representative from the Welland Downtown Business Improvement Area (WDBIA) to the committee membership.

- 250 - 251** 3. Alanna Galeota, North Welland Business Improvement Area re: Requesting approval of its proposed 2017 Budget. Ref. No. 08-95/17-4

RECOMMENDATION:

THAT THE COUNCIL OF THE CITY OF WELLAND approves the 2017 budget from the North Welland Business Improvement Area Board as recommended by their board in the amount of \$42,000.00; and further

THAT Welland City Council authorizes the General Manager, Corporate Services/Chief Financial Officer/Treasurer to make arrangements to levy an amount of \$42,000.00 against the business operations within the defined area on condition that the required financial statements are submitted to the satisfaction of the Chief Financial Officer.

- 252 - 270** 4. Dan Troke, Chief Executive Officer, Niagara Regional Housing (NRH) re: NRH 2017 1ST Quarter Report to Council. Ref. No. 10-130

RECOMMENDATION:

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the correspondence from Niagara Regional Housing (NRH) dated May 26, 2017 regarding the NRH 2017 1ST Quarter Report to Council.



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- 271 - 277** 5. Natasha L. Dovos, Acting Regional Clerk, Niagara Region re: Report PDS 17-2017: Waterfront Investment Program 2017 Funding Recommendations. Ref. No. 17-88

RECOMMENDATION:

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the correspondence from the Region of Niagara dated June 12, 2017 regarding Report PDS 17-2017: Waterfront Investment Program 2017 Funding Recommendations.

- 278 - 280** 6. Giorgio Giovinazzo, Chair, Heritage Welland Committee re: Application from OAN Architect Inc., for 24 Burgar Street, Welland, the “Glasgow-Fortner House”. Ref. No. 05-50

RECOMMENDATION:

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the letter from Heritage Welland dated June 7, 2017; and further THAT Welland City Council approves the proposed alterations for 24 Burgar Street by Architect Inc.

4. BY-LAWS

MAY BE VIEWED IN THE CLERK’S DIVISION PRIOR TO THE MEETING IF DESIRED.

1. A By-law to amend City of Welland Zoning By-law 2667 (Mike Knapp Ford Sales Limited - File 2016-09) 383 Aqueduct Street. Ref. No. 17-68Z
(See Report P&B-2017-28)
2. A By-law to Authorize the execution of a Brownfield Tax Assistance Program Agreement and a Brownfield Rehabilitation Grant Program Agreement (Community Improvement Plan) for 175 Southworth Street. Ref. No. 17-78
(See Report P&B-2017-39)
3. A By-law to amend By-law 89-2000, being a By-law Regulating Traffic and Parking within the City of Welland (Schedule XXXIV). Ref. No. 17-22
(See Report TRAF-2017-05)
4. A By-law to authorize entering into contract with New Rise Demolition Inc. for demolition of 469 Rice Road. Ref. No. 04-152
(See Report ENG-2017-19)



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5. A By-law to authorize Financing of Niagara Central Airport Commission Capital projects. Ref. No. 13-50
(See Report FIN-2017-15)

6. A By-law to authorize execution of an agreement for Tax Increment Grant Program (Community Improvement Plan) for 316 Enterprise Drive. Ref. No. 09-60