



CITY OF Welland

MINUTES OF THE

**SEPTEMBER 23, 2025,
COUNCIL MEETING**

**CIVIC SQUARE, COUNCIL CHAMBERS
60 EAST MAIN STREET**

Council met in Committee-of-the-Whole closed to the public at 6:03 p.m. and in open session at 7:00 p.m. on the above date.

His Worship Mayor Frank Campion in the Chair.

Members Present:

Councillors J. Chiocchio, T. DiMarco (virtual), B. Fokkens (virtual), B. Green, M.A. Grimaldi, J. Lee, D. McLeod, A. Moote (6:18 p.m.), S. Setaram, G. Speck, and L. Van Vliet.

Members of Staff and Others Present:

Acting Chief Administrative Officer/ Director of Planning and Development Services, G. Munday

Director of Legislative Services/City Clerk, T. Stephens

Manager of Legislative Services/Deputy City Clerk, S. Conidi

Deputy Fire Chief, M. Richardson (until 7:33 p.m.)

General Manager of Corporate and Enterprise Services/CFO, S. Nagel

City Treasurer, M. Steele

Director of Community Services, J. Ruddell

Director of Infrastructure Services, SM. Millar

Director of Strategic Initiatives and Economic Development, L. DeChellis

Chief Human Resources Officer, A. Daisley (until 6:10 p.m.)

Manager of Facility Operations & Development, F. Pearson (6:37 p.m.)

Manager of Development Engineering, K. Walsh (until 6:37 p.m.)

Manager of Transportation, A. Khan (7:00 p.m.)

Manager of Capital Engineering, L. McEachern, (7:00 p.m.)

Supervisor of Parking & By-Law Enforcement, J. Cronshaw (7:00 p.m.)

Chief Communications & Public Engagement Officer, M. MacDonald (7:00 p.m.)

Manager of Purchasing, A. Beres (7:21 p.m.)

2025 - 123

25-25 Moved by Grimaldi and Lee

THAT Council meet, with the Mayor as Chair, in Committee-of-the-Whole closed to the public at 6:03 p.m. to consider:

- labour relations or employee negotiations; and
 - CUPE Bargaining Update.
- proposed or pending acquisition or disposition of land by the municipality or local board;
 - Quaker Road Reconstruction Land Requirements.
 - District School Board of Niagara Partnership Agreement.

CARRIED

2025 - 124

25-25 Moved by Grimaldi and Lee

THAT Council arise from its closed Committee-of-the-Whole meeting at 6:59 p.m. without report.

CARRIED

2025 - 125

25-1 Moved by Chiocchio and Van Vliet

THAT Council hereby approves and adopts the minutes of the Regular Council Meeting of September 2, 2025, as circulated.

CARRIED

2025 - 126

05-51 Moved by Green and McLeod

THAT Council approves the updated Purchasing Policy as provided in attached Appendix I; and further

THAT Council directs the City Clerk to amend the Purchasing Policy By-Law as appropriate to reflect these updates.

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05-51 Moved by Green and Lee

THAT staff be directed to publish and present to Council an Authorized Purchases Update on a monthly basis, and that such report includes the current details as outlined within the Purchasing Policy.

CARRIED

05-51 Moved by Fokkens and Speck
 THAT Council defers Report FIN-2025-23, Purchasing Policy Revision, for consideration at a meeting to be scheduled after the end of October 2025.

YEAS: Mayor Campion, Chiocchio, DiMarco, Fokkens, Green, Lee and Speck.

NAYS: Grimaldi, McLeod, Moote, Setaram and Van Vliet.

CARRIED

2025 - 127

05-51 Moved by Lee and McLeod (in block)
 THAT Council receives for information competitive purchase results as per the Procurement Policy & By-Law 2024-109.

CARRIED

2025 - 128

21-30 Moved by Lee and McLeod (in block)
 THAT Council appoints Councillor McLeod to the Affordable Housing Advisory Committee for the term September 23, 2025 to November 14, 2026.

CARRIED

2025 - 129

23-122 Moved by Setaram and Moote
 WHEREAS, the Truth and Reconciliation Commission of Canada has called on all levels of government to take action in advancing reconciliation with Indigenous Peoples; and
 WHEREAS, the Association of Municipalities of Ontario (AMO) has developed an Indigenous Reconciliation Action Plan to guide municipalities in strengthening relationships with Indigenous communities and embedding reconciliation into municipal governance and operations; and further
 WHEREAS, the City of Welland recognizes the importance of reconciliation as an ongoing process requiring commitment, reflection, and concrete steps.
 NOW THEREFORE, BE IT RESOLVED THAT Council directs staff to review AMO's Indigenous Reconciliation Action Plan and prepare a report for Council with recommendations on actions the City of Welland could take as an organization to further advance reconciliation locally.

CARRIED

2025 - 130

24-78 Moved by Green and McLeod
 THAT Council authorize the direct appointment of WSP Canada Inc. to provide contract administration, inspection, and specialized professional services for the construction of the 2025 Stormwater Management Facility Rehabilitation and Cleaning project at a cost of \$175,625.00, excluding HST.

CARRIED

2025 - 131**24-83**

Moved by Fokkens and Grimaldi

THAT Council approves entering into a partnership agreement with the District School Board of Niagara (DSBN) for a community space at the new Dain City School; and further

THAT Council directs staff to include the Dain City Community Centre project in the 2027 capital budget with the capital funding strategy outlined in CS-2025-28.

CARRIED**2025 - 132****25-15**

Moved by Green and Moote

THAT Council approves the naming of Fire Station #3, located at 924 Prince Charles Drive, in honour of the late Captain Craig Bowman, in recognition of his 22.5 years of service to the City of Welland and his significant provincial and national contributions to firefighter health and safety advocacy.

YEAS: Mayor Campion, Chiocchio, DiMarco, Fokkens, Green, Grimaldi, Lee, McLeod, Moote, Setaram and Speck.

NAYS: Van Vliet.

CARRIED**2025 - 133****25-15**

Moved by Lee and McLeod (in block)

THAT Council approve closing capital project 10-210-25055, Replace 2003 Pumper Fort Gary, and reallocating \$300,000 of the budget to the following projects:

- \$300,000 to Replace Pumper #2 (Capital project 10-210-23050).

CARRIED**2025 - 134****25-22**

Moved by Lee and McLeod (in block)

THAT Council approves Report BYL-2025-03 Updates to Traffic and Parking By-law 89-2000 – Parking Prohibitions and Designated Fire Routes; and further

THAT Council approves the recommendations as outlined in APPENDIX I.

CARRIED**2025 - 135****25-22**

Moved by McLeod and Grimaldi

THAT Council approves Report ENG-2025-22, Response to Council Motion - Stop Signs at Daimler Parkway and Magnolia Lane; and further

THAT Council denies the request for the installation of stop signs at Daimler Parkway and Magnolia Lane.

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25-22

Moved by Green and DiMarco

THAT Council directs staff to install stop sign.

LOST

FOLLOWING THE LOST VOTE TO AMEND, THE MAIN MOTION WAS PUT IN ITS ORIGINAL FORM AND.....

CARRIED

2025 - 136**25-45**

Moved by DiMarco and Setaram

WHEREAS, damage to a resident's dwelling or property may occur as a result of City construction activities occurring in close proximity to their residence; and further WHEREAS the current process for submitting a property damage claim requires residents to complete an online form within a prescribed deadline and to provide information that may result in out-of-pocket expenses.

NOW THEREFORE, BE IT RESOLVED THAT Council directs staff to:

1. Review the current Claim Form and related procedures applicable when property is damaged due to City construction activities; and
2. Identify opportunities to make the process more accessible and less burdensome for residents, including consideration of timelines, documentation requirements, and potential costs to claimants; and further
3. Report back to Council with a recommended revised form and procedure for consideration.

CARRIED**2025 - 137****25-74**

Moved by Setaram and Grimaldi

THAT Council formally requests the Province of Ontario to expand the Victim Quick Response Program+ (VQRP+) beyond immediate, short-term emergency relief, to include long-term, practical supports for victims of violent crime - considering the recent sexual assault of a three-year-old child in Welland (August 31, 2025)—by considering:

1. Broader compensation-style supports, including:
 - Replacement of essential personal and household items
 - Relocation or moving expenses
 - Income loss or wage replacement compensation
 - Broader healthcare-related supports
2. Flexible application timelines for children and sexual assault survivors, removing strict deadlines that may hinder access to needed assistance.
3. Recognition of trauma-informed restorative needs, such as the right to replace items that serve as reminders of violence, to help restore dignity and well-being.
4. An interministerial review be undertaken to align Ontario's victim support programs with best practices across Canadian jurisdictions.

NOW THEREFORE, BE IT RESOLVED THAT copies of this motion be forwarded to the Ontario Ministry of Children, Community and Social Services and the local MPP, urging immediate policy reform.

YEAS: Mayor Campion, Chiocchio, DiMarco, Fokkens, Green, Grimaldi, Lee, McLeod, Moote, Setaram, Speck and Van Vliet.

NAYS: None.

CARRIED

2025 - 140**25-108** Moved by Green and Fokkens

THAT Council reviews and considers funding options shown in this report regarding the local share contribution request for the South Niagara Hospital (Niagara Falls) as requested by Niagara Health; and

THAT Council provides directions to staff on the total amount of the local share contribution, and the funding approach, based on the information provided in this report; and further

THAT Council chooses option D3.

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25-108 Moved by Grimaldi and Setaram

THAT Council refers back to staff with direction.

YEAS: Mayor Campion, Chiocchio, Fokkens, Green, Grimaldi, Lee, Setaram and Speck.

NAYS: DiMarco, McLeod, Moote and Van Vliet.

CARRIED

Action Items/Direction to Staff:

- Negotiate Agreement with NHS: Explore the feasibility of a contractual commitment ensuring that the Welland Hospital remains in Welland.
- Financial Options: Provide options for funding, including the annual impact on taxpayers.
- Service Delivery: Clearly identify which services will be provided at the Niagara South Hospital and which will remain at the Welland Hospital.
- Tax Bill Presentation: Consider presenting the contribution as a separate line item on the property tax bill for transparency.
- Alternative Funding Sources: Evaluate the use of \$17.8 million from land sales and investments, rather than relying solely on taxpayers.
- Hospital Reserve: Provide options for establishing a dedicated budget item/reserve fund to begin saving for the Welland Hospital.
- Funding Holdback: Recommend that the \$17.8 million allocation be held back until NHS confirms the services and commitments for the Welland Hospital.

2025 - 138**25-109** Moved by Lee and McLeod (in block)

THAT Council adopts Official Plan Amendment No. 60 to redesignate lands known as 519 Thorold Road from Low Density Residential to Medium Density Residential; and further

THAT Council approves an amendment to Zoning By-law 2017-117, as amended for the lands known as, 519 Thorold Road from Residential Low Density 1 – RL1 to Site-Specific Residential Medium Density – RM-145.

CARRIED

2025 - 139**25-111**

Moved by Green and DiMarco

WHEREAS, the east section of Quaker Road currently has no sidewalks; and
 WHEREAS, as engineering staff have advised that urbanization of the east end of Quaker Road will not take place until 2029; and further
 WHEREAS, as multiple pedestrians have been struck by vehicle and many close calls as this section has high pedestrian traffic for the communities, Welland Jackfish games and in the future built commercial plaza.
 NOW THEREFORE, BE IT RESOLVED THAT Council directs staff to prepare a report on improved / brighter lighting on Quaker Road from Niagara to the east limit. This report to include options for brighter light fixtures and that the report be presented to council by November 18, 2025.

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25-111

Moved by McLeod and Green

THAT staff present temporary sidewalk solutions and any other feasible safety measures.

CARRIED

**FOLLOWING THE VOTE ON THE AMENDMENT, THE MAIN MOTION
 WAS PUT AS AMENDED AND**

CARRIED**BY-LAWS**

Moved by Lee and McLeod (in block)

THAT Council having given due consideration to the following By-laws, as reproduced in this evening's Council Agenda, now read a first, second and third time and pass same, and authorize the Mayor and Clerk to sign and seal same.

25-109

BYL 2025 - 94

A By-law to amend City of Welland Zoning By-law 2017-117 (File No. 2025-05) - 519 Thorold Road.

25-109

BYL 2025 - 95

A By-law to authorize the adoption of Official Plan Amendment No. 60 - 519 Thorold Road.

25-22

BYL 2025 - 96

A By-law to amend By-law 89-2000, being a By-law regulating Traffic and Parking with the City of Welland (Schedule V and VI).

CARRIED

Moved by Moote and Van Vliet

THAT Council having given due consideration to the following By-law, as reproduced in this evening's Council Agenda, now read a first, second and third time and pass same, and authorize the Mayor and Clerk to sign and seal same.

25-1

BYL 2025 - 97

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 23rd day of September 2025.

CARRIED

Council adjourned at 9:31 p.m.

These Minutes to be approved and adopted by Motion of Council this 14th day of October 2025.