

Clarington

Council

Agenda

Date: September 17, 2018

Time: 7:00 PM

Place: Council Chambers, 2nd Floor
Municipal Administrative Centre
40 Temperance Street
Bowmanville, Ontario



Inquiries & Accommodations: For inquiries about this agenda, or to make arrangements for accessibility accommodations for persons attending, please contact: Michelle Chambers, Administrative Assistant to the Clerk, at 905-623-3379, ext. 2101 or by email at mchambers@clarington.net.

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Copies of Reports are available at www.clarington.net

1 Call to Order

2 Moment of Reflection

3 Declaration of Interest

4 Announcements

5 Adoption of Minutes of Previous Meeting(s)

5.1 Council Minutes Minutes of a regular meeting of Council July 3, 2018 Page 9
July 3, 2018

5.2 Council Minutes Minutes of a special meeting of Council Page 32
September 4, 2018 September 4, 2018

6 Presentations

6.1 Chris Kooy, Board Chair, Kirk Kemp, Vice-Chair and Frank Cerisano, Chief Executive Officer, Bowmanville Hospital Foundation - Proceeds of the Mayor's Golf Classic

6.2 Louise Foster, Director of Land Development, Tribute Communities, and Jason Pantalone, President & Managing Partner, National Homes – Recognition of Sponsorship for the Mayor's Golf Classic

6.3 Clarington Orioles Peewee T2 – 2018 Provincial Champions

7 Delegations

7.1 Jordan McCormack, Emily Allison, Alison Ridding regarding Report EGD-015-18, Rainbow Crosswalks (Item 5 of the General Government Committee Report)

7.2 Emidio DiPalo, Durham Region Home Builders' Association, regarding Report LGL-008-18, Draft By-law to Regulate the Pre-Construction Sale of Residential Real Estate (Agenda Item 13.3)

7.3 Frenando Ponte regarding Report PSD-075-18, Applications by Alpha Pre-Engineered Panel Systems Inc. to allow the expansion of the existing industrial business at 2021 Baseline to 2033 Baseline Road (Item 11 of the Planning and Development Committee Report)

- 7.4 Bob Schickedanz, Farsight Investments Limited, regarding Report LGL-008-18, Draft By-law to Regulate the Pre-Construction Sale of Residential Real Estate (Agenda Item 13.3)
- 7.5 Christopher J. Tzekas & Carmina Tupe, WeirFoulds LLP on behalf of the Durham Chapter of the Building Industry and Land Development Association (BILD), regarding Report LGL-007-18, Pre-Construction Sale of Residential Real Estate - Update on Industry Consultation (Item 16 of the Planning and Development Committee Report)
- 7.6 Alison Woollocott regarding Report EGD-015-18, Rainbow Crosswalks (Item 5 of the General Government Committee Report)
- 7.7 Ryan Guetter and Jonathan Sasso, Weston Consulting, regarding Report LGL-008-18, Draft By-law to Regulate the Pre-Construction Sale of Residential Real Estate (Agenda Item 13.3)

8 Communications – Receive for Information

There are no Communications to be received for information as of the time of publication.

9 Communications – Direction

- 9.1 South Glengarry Kelli Campeau, Clerk, The Corporation of the Township of South Glengarry - Paramedics as an Essential Service Page 34

(Motion to Endorse)
- 9.2 The Biglieri Group Anthony Biglieri, The Biglieri Group Ltd. - Request for Council Resolution to Proceed with Official Plan Amendment Application Part of Lot 34, Concession 1, Darlington 1539 Prestonvale Road Page 35

(Motion as detailed in Memo from Planning Services, to permit The Delpark Homes Ltd. to file an application)
- 9.3 BILD Carmina Tupe, Building Industry and Land Development Association (BILD), regarding Report LGL-007-18, Pre-Construction Sale of Residential Real Estate - Update on Industry Consultation (Item 16 of the Planning and Development Committee Report)

(Motion to refer to the consideration of Report LGL-007-18 (Item 16 of the Planning and Development Committee Agenda))

- 9.4 Weston Consulting Ryan Guetter, Weston Consulting, regarding Report LGL-008-18, Draft By-law to Regulate the Pre-Construction Sale of Residential Real Estate

(Motion to refer to the consideration of Report LGL-008-18 (Agenda Item 13.3))

10 Committee Reports

10.1 Advisory Committee Reports

- | | | |
|--|---|---------|
| 10.1.1 Museum Minutes | Minutes of the Clarington Museum and Archives Board dated June 27, 2018 | Page 39 |
| 10.1.2 Affordable Housing Task Force Minutes | Minutes of the Clarington Affordable Housing Task Force dated April 20, May 29, and June 26, 2018 | Page 52 |
| 10.1.3 Agricultural Advisory Committee Minutes | Minutes of the Agricultural Advisory Committee dated July 12, 2018 | Page 63 |
| 10.1.4 SWNAMAC Minutes | Minutes of the Samuel Wilmot Nature Area Management Advisory Committee dated August 14, 2018 | Page 68 |
| 10.1.5 AAC Minutes | Minutes of the Accessibility Advisory Committee dated June 7, 2018 | Page 71 |

10.2 General Government Committee General Government Committee Report of September 4, 2018 Page 77

10.3 Special Planning & Development Committee Special Planning and Development Committee Report of September 10, 2018 Page 83

10.4 Planning & Development Committee Planning and Development Committee Report of September 10, 2018 Page 86

11 Staff Reports

None

12 Business Arising from Procedural Notice of Motion

13 Unfinished Business

13.1 **Confidential** Memo from Municipal Solicitor **Confidential** Memo from the Municipal Solicitor regarding Election Signs and Freedom of Expression (Referred from the September 4, 2018 General Government Committee Meeting)

[Distributed Under Separate Cover]

13.2 Memo from Engineering Delegation of Craig Sabine Regarding - The Water Supply to Heritage Estates Plan No. 10M-755 – Impacts of Northglen Development (Referred from the September 10, 2018 Planning and Development Committee Meeting)

13.3 Confidential
Report
LGL-008-18

Draft By-law to Regulate the Pre-Construction Sale of Residential Real Estate [Referred from the September 10, 2018 Planning and Development Committee Meeting]

[Report Distributed Under Separate Cover]

14 By-laws

14.1 2018-069

Being a By-law to exempt a certain portion of Registered Plan 40M-2615 from Part Lot Control

14.2 2018-070

Being a By-law to exempt a certain portion of Registered Plan 40M-2603 and 2048 from Part Lot Control

14.3 2018-071

Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (1816451 Ontario Ltd. (Owasco).) (Approved by Council on September 18, 2017)

14.4 2018-072

Being a by-law to provide for the administration and enforcement of the Building Code Act within the Municipality of Clarington (Item 8 of General Government Committee Report)

14.5 2018-073

Being a by-law to amend the Procedural By-law 2015-029 (Item 9 of General Government Committee Report)

14.6 2018-074

Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 2 of Special Planning and Development Committee Report)

14.7 2018-075

Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 3 of Special Planning and Development Committee Report)

14.8 2018-076

Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 4 of Special Planning and Development Committee Report)

Date: September 17, 2018

Time: 7:00 PM

Place: Council Chambers

- 14.9 2018-077 Being a By-law to amend By-law 2017-009 in accordance with the Order of the Local Planning Appeal Tribunal dated July 25, 2018 (Item 7 of Planning and Development Committee Report)
- 14.10 2018-078 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 8 of Planning and Development Committee Report)
- 14.11 2018-079 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 9 of Planning and Development Committee Report)
- 14.12 2018-080 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 10 of Planning and Development Committee Report)
- 14.13 2018-081 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 11 of Planning and Development Committee Report)
- 14.14 2018-082 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 12 of Planning and Development Committee Report)
- 14.15 2018-083 Being an Interim Control By-law passed pursuant to section 38 of the Planning Act, R.S.O. 1990, c. P.13, as amended (Item 13 of Planning and Development Committee Report)
- 14.16 2018-084 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By-law for the Corporation of the Municipality of Clarington (Item 14 of Planning and Development Committee Report)
- 14.17 2018-085 Being a By-law to amend the Election Sign By-law 2016-004 (Referred from the September 4, 2018 General Government Committee Meeting – Election Sign Content)

- 14.18 2018-086 **Being a By-law to protect consumers of unapproved residential real estate** (Item 16 of Planning and Development Committee Report)
- 14.19 2018-087 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (Bowmanville Lakebreeze West Village Ltd.) (Approved by Council on April 30, 2018)
- 14.20 2018-088 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (Akerio Developments & Zester Developments Inc.) (Approved by Council on June 11, 2018)
- 14.21 2018-089 Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (Modo Bowmanville Towns Ltd., Devon Daniell and WED Investments Ltd.) (Approved by Council on March 20, 2017)
- 14.22 2018-090 **Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (2084165 Ontario Ltd.) (Approved by Council on May 13, 2014)**
- 14.23 2018-091 **Being a By-law to exempt a certain portion of Registered Plan 40M-2615 from Part Lot Control**
- 14.24 2018-092 **Being a Being a By-law to amend the Election Sign By-law 2016-004 (Item 15 of the General Government Committee Agenda - Elections Signs – Amending Placement Restrictions)**

15 Procedural Notices of Motion

16 Other Business

17 Confirming By-Law

18 Adjournment

If this information is required in an alternate format, please contact the Accessibility Co-ordinator at 905-623-3379 ext. 2131

Minutes of a regular meeting of Council held on July 3, 2018, at 7:00 PM, in the Council Chambers.

Present Were: Mayor A. Foster, Councillor S. Cooke, Councillor R. Hooper, Councillor J. Neal, Councillor W. Partner, Councillor C. Traill until 11:30 PM, Councillor W. Woo

Staff Present: A. Allison, T. Cannella until 11:34 PM, J. Caruana until 11:34 PM, F. Horvath, F. Langmaid, M. Marano until 11:54 PM, R. Maciver, N. Taylor until 11:34 PM, G. Weir until 11:34 PM, A. Greentree, M. Chambers

1 Call to Order

Mayor Foster called the meeting to order at 7:00 PM.

2 Moment of Reflection

Councillor Cooke led the meeting in a moment of reflection.

3 Declaration of Interest

Councillor Partner declared an interest in Agenda Item 9.6 – Report of Integrity Commissioner on File 2018-01.

Councillor Woo declared an interest in Agenda Item 13.1 – Confidential Report CAO-008-18.

Councillor Neal declared an interest in Report PSD-054-18 - Regarding Applications by 2556079 Ontario Inc. (CCT AutoTrans) to recognize the existing industrial business at 1960 Baseline Road West and to allow an expansion of the business onto a portion of 1972 Baseline Road West (Item 5 – Planning and Development Committee Report).

4 Announcements

Members of Council announced upcoming community events and matters of community interest.

Suspend the Rules

Resolution #C-213-18

Moved by Councillor Neal, seconded by Councillor Traill

That the Rules of Procedure be suspended.

Carried

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Resolution #C-214-18

Moved by Councillor Neal, seconded by Councillor Traill

That Mike Dargahi be permitted to address Council regarding Report EGD-013-18, Tooley Road Sidewalk, West Side from Nash Road to 275 meters North.

Carried

Suspend the Rules

Resolution #C-215-18

Moved by Councillor Traill, seconded by Councillor Partner

That the Rules of Procedure be suspended to add a proposed motion and seven delegations regarding Phase 2 of the Soper Creek Trail to the Agenda.

Carried

Alter the Agenda

Resolution #C-216-18

Moved by Councillor Traill seconded by Councillor Partner

That the Agenda be altered to consider Item 16.1, Regarding Phase 2 – Soper Creek Trail immediately following the delegations portion of the Agenda.

Carried

5 Adoption of Minutes of Previous Meeting

Resolution #C-217-18

Moved by Councillor Traill seconded by Councillor Partner

That the minutes of the regular meeting of the Council held on June 11, 2018, be approved.

Carried

6 Presentations

There are no Presentations scheduled for this meeting.

7 Delegations

7.1 Andrew Clowes Regarding Report EGD-014-18, Traffic Concerns - Old Scugog Road between Concession Road 4 and Regional Road 57

Mr. Clowes advised Councillor Hooper, prior to the meeting, that he would be unable to attend as a delegation. On the approval of the Chair, Councillor Hooper read a letter to the Members of Council in place of Mr. Clowes delegation. The letter thanked Members of Council and Staff for the recommendations detailed in Report EGD-014-18. Mr. Clowes encouraged Staff to continue to looking into options to resolve the traffic concerns on Old Scugog Road.

Resolution #C-218-18

Moved by Councillor Hooper, seconded by Councillor Cooke

That the correspondence from Andrew Clowes regarding Report EGD-014-18, Traffic Concerns - Old Scugog Road between Concession Road 4 and Regional Road 57, be received with thanks.

Carried

7.2 Mike Dargahi, Regarding Report EGD-013-18 –Tooley Road Sidewalk, West Side from Nash Road to 275 meters North

Mike Dargahi, local resident, was present regarding Report EGD-013-18, Tooley Road Sidewalk, West Side from Nash Road to 275 meters North. He explained to the members of Council he is opposed to the placement of the sidewalk on the west side of Tooley Road. Mr. Dargahi noted that the lot depth of the properties on the west side of Tooley Road are limited and the sidewalk will add to this issue. He added that the original site plan of these homes did not indicate a sidewalk on the west side of Tooley Road. Mr. Dargahi stated that the lots across the road are much larger and would he would prefer the sidewalks to be on the east side of the road. Mr. Dargahi concluded by asking Council to reconsider the sidewalks on the west side of Tooley Road as it will increase foot traffic and the potential for vandalism in the area. Mr. Dargahi answered questions from the Members of Council.

7.3 Dennis Roberts Regarding Phase 2 of Soper Creek Trail

Dennis Roberts was present regarding Phase 2 of the Soper Creek Trail. He made a verbal presentation to accompany and electronic presentation. Mr. Roberts reviewed the current proposed location for Phase 2 of the Soper Creek Trail. He continued by explaining that Phase 3 of the walking trail will be extremely close to the back of his property. Mr. Roberts listed his concerns with the trail being built which included theft, littering, noise, trespassing, illegal activities, decreased property values, grass fires, concerns of for the wildlife, parking and traffic. He referred to a video of a grass fire behind his home last year. Mr. Roberts noted that he was advised at the Public Information Session that Phase 2 and 3 of the Soper Creek Trail will cost approximately

\$800,000 and he believes this money can be better spent elsewhere in the Municipality. He added that he does appreciate the need for walking trails as long as they are not too close to residential areas. Mr. Roberts concluded by asking for Council to support the motion to stop the construction of Phase 2 of the Soper Creek Trail as currently planned. He answered questions from members of Council.

Suspend the Rules

Resolution #C-219-18

Moved by Councillor Neal, seconded by Councillor Traill

That the Rules of Procedure be suspended to allow Members of Council to ask questions to the delegation of Dennis Roberts, a second time.

Carried

7.4 Jim Boate Regarding Phase 2 of Soper Creek Trail

Jim Boate, was present regarding Phase 2 of the Soper Creek Trail. He made a verbal presentation to accompany an electronic presentation. Mr. Boate explained that he is an active urban hiker and rural biker and noted his involvement with trails within the Municipality of Clarington. He explained that he was recently appointed to the new Active Transportation and Safe Roads Committee. He added that he is speaking on behalf of himself and the not necessarily the views of the Committee. Mr. Boate highlighted the benefits of the trails and explained the difference between identified and unidentified trails. He believes the positives outweigh the negatives of the trails. Mr. Boate noted that he attended the Public Information Centre and offered his support. He explained that trails will often be close to residential properties which is no different than having a side walk in front of a home. Mr. Boate noted that the concerns of having a trail near your property typically only lasts a few years. He referred to slides of different types of walking trails with varying proximities to residential properties. Mr. Boate explained that this trail will be a major connector trail for Bowmanville and will provide many connections and provide a loop around Bowmanville and fears if it is delayed now it may never get constructed. He added that active transportation needs to be a part of the future. Mr. Boate concluded by asking Council to not let the opinion of a few deter the building of this trail. Mr. Boate answered questions from the Members of Council.

7.5 Robert Grovum Regarding Phase 2 of Soper Creek Trail

Robert Grovum, local resident, was present regarding Phase 2 of the Soper Creek Trail. He noted that he attended the Public Information Centre for the Jury Lands Vision and Soper Creek Trail Phase 2. Mr. Grovum noted that he is concerned with the trail being directly behind his home and so close to his fence line. He added that he is also concerned with safety, theft, increased foot traffic, decreased property values, and on-street parking. Mr. Grovum concluded by asking for the path to be located on the other side of the creek to ensure the safety of the residents in the area.

7.6 Alana Williamson Regarding Phase 2 of Soper Creek Trail

Alana Williamson, local resident, was present regarding Phase 2 of the Soper Creek Trail. She noted that she had not received any notification of the trail until she received Notice of the Public Information Centre. Ms. Williamson explained that her home backs on to Camp 30 and they are constantly hearing the security alarms and helicopters when people are trespassing at Camp 30. She believes the trail is inviting more foot traffic and will compromise the safety of the area. Mr. Williamson asked if the Municipality will install privacy fences for the homes backing onto the trail. She concluded by asking for the trail to be moved to the other side of the creek.

7.7 Michael Black Regarding Phase 2 of Soper Creek Trail

Michael Black, was present regarding Phase 2 of the Soper Creek Trail. He made a verbal presentation to accompany an electronic presentation. He explained that he is concerned with the Phase 3 of trail. Mr. Black noted that his main concern is with decreased privacy due to the trail being located so close to the homes backing onto the trail. He is concerned with potential break-ins, theft, and people not picking up after their dogs. Mr. Black is asking for Council to make safety a priority and he feels that this trial will decrease safety and decrease the value of the properties in the area. He concluded by asking the Members of Council to look at alternative locations and address the concerns of the residents in this area. Mr. Black answered questions from the Members of Council.

7.8 JC Dougan Regarding Phase 2 of Soper Creek Trail

JC Dougan, local resident, was present regarding Phase 2 of the Soper Creek Trail. She advised the Members of Council that her main concern is with the wildlife that will be affected in the area if the trail is constructed. Ms. Dougan feels there should be more public consultation and an Environmental Assessment conducted. She explained that the trail will cause changes to the natural habitat, erosion, and soil compaction. Ms. Dougan added that noise can also negatively affect the species in the area and they need to be protected. She concluded by stating that if \$400,000 is being spent on a project there needs to be more public consultation.

7.9 Phil Williamson Regarding Phase 2 of Soper Creek Trail

Phil Williamson, local resident, was present regarding Phase 2 of the Soper Creek Trail. He asked Council to obtain more input from the public prior to constructing the trail. Mr. Williamson asked for the trail to be relocated to the other side of creek. He believes this trail will provide another access point to Camp 30. Mr. Williamson concluded by noting he is concerned with street parking and increased traffic.

Suspend the Rules

Resolution #C-220-18

Moved by Councillor Traill, seconded by Councillor Partner

That the Rules of Procedure be suspended.

Carried

Resolution #C-221-18

Moved by Councillor Traill, seconded by Councillor Partner

That the correspondence from the following individuals related to Phase 2 of the Soper Creek Trail be added to the Agenda; and

- Debra Alldread
- Dennis Roberts
- JC Dougan
- Abbie Wright
- Shelley Thomas
- Anne Black
- Krista Witherspoon
- Michael Black
- Alana Williamson
- Terry Snooks
- Brent Fletcher
- Dennis Roberts
- Krystal Trofimov
- Brent Lassila

That the correspondence be referred to the consideration of Item 16.1, the motion regarding Phase 2 of the Soper Creek Trail.

Carried

Alter the Agenda

Resolution #C-222-18

Moved by Councillor Traill, seconded by Councillor Cooke

That the Agenda be altered to consider Item 16.1, Phase 2 – Soper Creek Trail, at this time.

Carried

Recess

Resolution #C-223-18

Moved by Councillor Neal, seconded by Councillor Partner

That Council recess for 10 minutes.

Carried

The meeting reconvened at 9:25 PM.

16.1 Phase 2 of Soper Creek Trail

Resolution #C-224-18

Moved by Councillor Traill, seconded by Councillor Cooke

Whereas Phase 2 of the Soper Creek trail was approved in the capital budget for an allocation of approximately \$400,000;

Whereas new information has been introduced by residents with respect to formation and location of the trail;

Now Therefore be it resolved:

That this matter be referred to Staff for further public consultation and input; and

That no public funds be expended until the consultation is completed and a full report is presented to Council early in the next Term of Council.

Lost on the following recorded vote:

Council Member	Yes	No	Declaration of Interest	Absent
Councillor Woo		X		
Councillor Cooke	X			
Councillor Hooper		X		
Councillor Neal		X		
Councillor Partner		X		
Councillor Traill	X			
Mayor Foster		X		

Councillor Traill left the meeting at 10:10 PM.

Resolution #C-225-18

Moved by Councillor Neal, seconded by Councillor Cooke

That the delegations and correspondence related to Phase 2 of the Soper Creek Trail be received for information.

Carried

8 Communications – Receive for Information

8.1 Tammy Fowkes - Deputy Clerk, Town of Amherstburg - Cannabis Grace Period Request

8.2 Integrity Commissioner Annual Report

Resolution #C-226-18

Moved by Councillor Woo, seconded by Councillor Partner

That recommendations contained in Communication Items 8.1 and 8.2 be received for information, with the exception of Correspondence Item 8.2.

Carried

Councillor Traill returned to the meeting.

Resolution #C-227-18

Moved by Councillor Woo, seconded by Councillor Partner

That the Communications Item 8.2, Integrity Commissioner Annual Report, be referred to Staff.

Carried

9 Communications – Direction

Resolution #C-228-18

Moved by Councillor Cooke, seconded by Councillor Hooper

That Correspondence Item 9.1 to 9.8 be approved on consent with the exception of Items 9.3, 9.4, 9.6, 9.7 and 9.8 as follows:

9.1 John A. Roznik – Request to Extend the Use of Temporary Living Quarters at 1093 Gifford Road, Clarke

That the request from John A. Roznik to extend the use of temporary living quarters at 1093 Gifford Road, Clarke for a six month period, be approved, subject to the signing of a further Letter of Undertaking.

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9.2 Michelle Roth – Request to Extend the Use of Temporary Living Quarters at 9209 Grasshopper Park Road

That the request from Michelle Roth to extend the use of temporary living quarters at 9209 Grasshopper Park Road, for a six month period, be approved, subject to signing a further Letter of Undertaking.

9.5 Andrew Clowes - Regarding Report EGD-014-18, Traffic Concerns - Old Scugog Road between Concession Road 4 and Regional Road 57 (Agenda Item 13.3)

That Correspondence Item 9.5 from Andrew Clowes be referred to the Consideration of Report EGD-014-18, Traffic Concerns – Old Scugog Road Between Concession Road 4 and Regional Road 57.

Carried

9.3 James Alexandre – Request Regarding Backyard Chickens

Resolution #C-229-18

Moved by Councillor Cooke, seconded by Councillor Trill

That Correspondence Item 9.3 from James Alexandre regarding a request regarding backyard chickens, be received for information.

Carried

9.4 Association of Municipalities of Ontario - AMO Stands with Canada and Ontario on NAFTA

Resolution #C-230-18

Moved by Councillor Partner, seconded by Councillor Woo

WHEREAS, the North American Free Trade Agreement (NAFTA) governs nearly every aspect of Canada and the United States economic relationship including manufacturing, agriculture, resources industries, and services;

WHEREAS, about 80% of all of Ontario's exports go to the United States and Ontario is the top trading partner of half of all American States;

WHEREAS, even minor changes to the established trade relationship between Canada and the United States could have significant consequences for workers, consumers, and governments on both sides of the border;

WHEREAS, Canada's and Ontario's economic future and the continued well-being of communities and their local economies depend on free and fair trading relationships based in current future trade agreements;

Now therefore, be it resolved:

That Ontario municipal governments, represented by the Association of Municipalities of Ontario (AMO), stand together with the Federal and Ontario governments in their efforts to protect Canadian jobs and local economies;

That AMO will work with the Province of Ontario to support the interests of municipalities and communities affected by trade disputes and during ongoing trade agreement negotiations; and

That AMO will work with the Federation of Canadian Municipalities to ensure that Canada understands the municipal impacts affected by trade disputes and during ongoing trade agreement negotiations.

Carried

9.6 Report of Integrity Commissioner on File 2018-01

Councillor Partner declared an interest in Correspondence Item 9.6, Report of Integrity Commissioner on File 2018-01, as she was a named party in the Report. Councillor Partner left the room and refrained from discussion on this matter.

Resolution #C-231-18

Moved by Councillor Hooper, seconded by Councillor Woo

That the recommendations in the Report of Integrity Commissioner on File 2018-01 be approved as follows:

That the finding that Councillor Partner contravened section 8.3 of the Code of Conduct be adopted;

That Council impose no penalty on Councillor Partner; and

That following the 2018 election, all incoming Council Members (new and returning) receive training in their obligations under the Code of Conduct.

Carried

Councillor Partner returned to the meeting.

9.7 Rudy W. Kraayvanger, President, “Kraaco” Carpentry and Contracting, Regarding Rainbow Crosswalks in Clarington (Item 3 of General Government Committee Agenda)

Resolution #C-232-18

Moved by Councillor Partner, seconded by Councillor Hooper

That the Correspondence Item 9.7 from Rudy W. Kraayvanger, President, “Kraaco” Carpentry and Contracting, regarding Rainbow Crosswalks in Clarington be referred to Staff for the Consideration in their report to the General Government Committee meeting of September 4, 2018.

Carried

9.8 Gabriel Medel-Carratala, Design-Build Director Blackbird Constructors 407 General Partnership – Highway 407 East Phase 2 Noise By-law Exemption Request

Resolution #C-233-18

Moved by Councillor Neal, seconded by Councillor Cooke

That the request from Gabriel Medel-Carratala, Design-Build Director, Blackbird Constructors 407 General Partnership - Highway 407 East Phase 2, regarding a request for exemption to the Municipality’s Noise By-law 2007-071 for work along the future Highway 418 from Nash Road to approximately 300 metres south of Highway 2 from July 9, 2018 to December 31, 2018, be approved; and

That the approval be contingent on the Blackbird responding to the issues raised by the Agricultural Advisory Committee at their meeting dated May 10. 2018.

Carried

Alter the Agenda

Resolution #C-234-18

Moved by Councillor Neal, seconded by Councillor Hooper

That the Agenda be altered to consider Item 10.2, General Government Committee Report to Council, at this time.

Carried

10.2 General Government Committee Report of June 18, 2018

Resolution #C-235-18

Moved by Councillor Woo, seconded by Councillor Hooper

That the recommendations contained in the General Government Committee Report of June 18, 2018, be approved, on consent, with the exception of items #11, #14 and #3 and #7.

Carried

Item 11 –GBRRC and Fire Station #1 Parking Lot Rehabilitation

Resolution #C-236-18

Moved by Councillor Hooper, seconded by Councillor Partner

That Report COD-026-18 be received;

That Coco Paving Inc., with a total bid amount of \$1,573,858.54 (Net HST Rebate), being the lowest compliant bidder meeting all terms, conditions and specifications of Tender CL2018-7, be awarded the contract for the GBRRC and Fire Station #1 Parking Lot Rehabilitation project as required by the Engineering Services Department;

That the funds required for this project in the amount of \$1,755,500.00 (Net HST Rebate) which includes the construction cost of \$1,573,858.54 (Net HST Rebate) and other related costs such as design, inspection, contract administration, materials testing and contingencies of \$181,641.46 (Net HST Rebate) be funded by the Municipality as follows:

GBRRC and Fire Station#1 Parking Lot Rehabilitation 110-32-327-84256-7401
\$1,755,500.00

That all interested parties listed in Report COD-026-18 and any delegations be advised by the Corporate Services Department of Council's decision regarding the award.

Carried on the following recorded vote:

Council Member	Yes	No	Declaration of Interest	Absent
Councillor Neal		X		
Councillor Partner	X			
Councillor Traill		X		
Councillor Woo	X			
Councillor Cooke	X			
Councillor Hooper	X			
Mayor Foster	X			

Item 3 –Jordan McCormack, Allison Ridding and Emily Allison, Regarding a Rainbow Crosswalk in Clarington

Resolution #C-237-18

Moved by Councillor Partner, seconded by Councillor Traill

That staff report back to the General Government Committee meeting of September 4, 2018 with preferred location(s) for a rainbow crosswalk in the Municipality of Clarington; and

That the report include options for funding the rainbow crosswalk(s).

Carried on the following recorded vote:

Council Member	Yes	No	Declaration of Interest	Absent
Councillor Partner	X			
Councillor Traill	X			
Councillor Woo	X			
Councillor Cooke	X			
Councillor Hooper	X			
Councillor Neal	X			
Mayor Foster	X			

Item 7 - Appointment to the Diversity Advisory Committee

Resolution #C-238-18

Moved by Councillor Woo, seconded by Councillor Hooper

That Report CLD-017-18 be received;

That the Terms of Reference for the Diversity Advisory Committee (as included in Report CSD-001-18) be amended to amend the Committee composition from seven to eight and that four members of the inaugural Committee will service a 2 year term;

That the following be appointment for a term ending December 31, 2020 or until a successor is appointed, to the Diversity Advisory Committee:

- Ashfaque Choudhry
- Derryck Lamptey
- John Sawdon
- Kenneth Ilechukwu

That the following be appointment for a term ending December 31, 2022 or until a successor is appointed, to the Diversity Advisory Committee:

- Dorothy Koziarz
- Rajeshwari Saharan
- Laila Shafi
- Rachel Traore

That all interested parties listed in Report CLD-017-18 and any delegations be advised of Council's decision.

Carried

Suspend the Rules

Resolution #C-239-18

Moved by Councillor Neal, seconded by Councillor Woo

That the Rules of Procedure be suspended to extend the meeting until 11:30 PM.

Carried

Item 14 –Election Sign By-law

Resolution #C-240-18

Moved by Councillor Neal, seconded by Councillor Woo

That the Election Sign By-law 2016-004, be amended to delete Sub-section 10 d) to lift the prohibition of placing signs on boulevards.

Carried

10 Committee Reports

- | | | |
|-------|---|--|
| 1.1.1 | Accessibility
Advisory
Committee
Minutes | Minutes of the Accessibility Advisory Committee dated May 3, 2018 |
| 1.1.2 | Agricultural
Advisory
Committee
Minutes | Minutes of the Agricultural Advisory Committee dated June 14, 2018 |
| 1.1.3 | Heritage
Committee
Minutes | Minutes of the Clarington Heritage Committee dated June 19, 2018 |

Resolution #C-241-18

Moved by Councillor Partner, seconded by Councillor Traill

That Advisory Committee Report Items 10.1.1 to 10.1.3, be approved.

Carried

10.1 Planning & Development Committee Report of June 25, 2018

Resolution #C-242-18

Moved by Councillor Neal, seconded by Councillor Hooper

That the recommendations contained in the Planning & Development Committee Report of June 25, 2018 be approved, on consent, with the exception of items #5 and #10, #12.

Carried

Item 5 –Applications by 2556079 Ontario Inc. (CCT AutoTrans) to recognize the existing industrial business at 1960 Baseline Road West and to allow an expansion of the business onto a portion of 1972 Baseline Road West

Councillor Neal declared an indirect interest in Report PSD-054-18 (Item 5 of the Planning and Development Committee Report), regarding Applications by 2556079 Ontario Inc. (CCT AutoTrans) to recognize the existing industrial business at 1960 Baseline Road West and to allow an expansion of the business onto a portion of 1972 Baseline Road West, as it relates to his law practice. Councillor Neal left the room and refrained from discussion on this matter.

Resolution #C-243-18

Moved by Councillor Traill, seconded by Councillor Cooke

That Report PSD-054-18 be received;

That the Official Plan Amendment and Zoning By-law Amendment applications submitted by 2556079 Ontario Inc. continue to be processed and that a subsequent report be prepared; and

That all interested parties listed in Report PSD-054-18 and any delegations be advised of Council's decision.

Carried

Councillor Neal returned to the meeting.

Item 10 – An application by IBIS Foods Inc. to amend the Zoning By-law to allow a drive-through, accessory to a proposed Tim Hortons

Resolution #C-244-18

Moved by Councillor Hooper, seconded by Councillor Cooke

That Report PSD-060-18 be received;

That the application to amend the Zoning By-law submitted by IBIS Foods Inc. be approved and that the Zoning By-law contained in Attachment 1 to Report PSD-060-18 be passed;

That, should a minor variance application be required for the CP REIT Ontario Properties Limited lands at 2375 Highway 2 during the two-year time-out period as referenced in Section 2.4, no further Council resolution is required;

That the Durham Regional Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-060-18 and Council's decision; and

That all interested parties listed in Report PSD-060-18 and any delegations be advised of Council's decision.

Carried on the following recorded vote:

Council Member	Yes	No	Declaration of Interest	Absent
Councillor Neal		X		
Councillor Partner	X			
Councillor Traill	X			
Councillor Woo	X			
Councillor Cooke	X			
Councillor Hooper	X			
Mayor Foster	X			

Item 12 - Proposed alterations to three designated heritage properties: 5161 Main Street, 2662 Concession Road 8, and 110 Wellington Street, Bowmanville

Resolution #C-245-18

Moved by Councillor Partner, seconded by Councillor Hooper

That Report PSD-062-18 be received;

That permission be granted to alter the existing soffit and fascia on the dwelling at 5161 Main Street, Orono, in accordance with Section 33(4) of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18;

That permission be granted to replace the siding on the northeast wall of the sawmill building at 2662 Concession Road 8, Darlington, in accordance with Section 33(4) of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18;

That permission be granted to repair the front verandah roof and columns on the dwelling at 110 Wellington Street, Bowmanville, in accordance with Section 33(4) of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18; and

That the Ontario Heritage Trust, the Clarington Heritage Committee, the property owners, and all interested parties listed in Report PSD-062-18 be advised of Council's decision.

Carried

11 Staff Reports

11.1 Report CLD-018-18 – 2018-2022 Council/Committee Meeting Schedule

Resolution #C-246-18

Moved by Councillor Woo, seconded by Councillor Hooper

That Report CLD-018-18 be received; and

That the meeting schedule for the term of Council 2018 to 2022, attached as Attachment 1 to Report CLD-018-18, be approved.

Carried

11.2 Report EGD-013-18 –Tooley Road Sidewalk, West Side from Nash Road to 275 meters North

Resolution #C-247-18

Moved by Councillor Neal, seconded by Councillor Cooke

That Report EGD-013-18 be received;

That the location of the proposed sidewalk on the west side of Tooley Road from Nash Road to 275 meters north follow the same alignment as the existing sidewalk; and

That all interested parties listed in Report EGD-013-18 and any delegations be advised of Council's decision.

Lost on the following recorded vote:

Council Member	Yes	No	Declaration of Interest	Absent
Councillor Neal	X			
Councillor Partner		X		
Councillor Traill	X			
Councillor Woo		X		
Councillor Cooke	X			
Councillor Hooper		X		
Mayor Foster		X		

Resolution #C-248-18

Moved by Councillor Partner, seconded by Councillor Woo

That Report EGD-013-18 be received;

That the location of the proposed sidewalk on the west side of Tooley Road from Nash Road to 275 meters north remain unchanged from the approved subdivision drawings; and

That all interested parties listed in Report EGD-013-18 and any delegations be advised of Council's decision.

Carried on the following recorded vote:

Council Member	Yes	No	Declaration of Interest	Absent
Councillor Neal		X		
Councillor Partner	X			
Councillor Traill		X		
Councillor Woo	X			
Councillor Cooke	X			
Councillor Hooper	X			
Mayor Foster	X			

Suspend the Rules

Resolution #C-249-18

Moved by Councillor Neal, seconded by Councillor Woo

That the Rules of Procedure be suspended to extend the meeting until 12:00 AM.
Carried

Councillor Traill left the meeting.

11.3 Report EGD-014-18 –Traffic Concerns - Old Scugog Road between Concession Road 4 and Regional Road 57

Resolution #C-250-18

Moved by Councillor Hooper, seconded by Councillor Neal

That Report EGD-014-18 be received;

That staff collect data and work with residents to address traffic concerns on Old Scugog Road between Concession Road 4 and Regional Road 57; and

That all interested parties listed in Report EGD-014-18 and any delegations be advised of Council's decision.

Carried

11.4 Report CAO-009-18 – Clarington Task Force on Affordable Housing

Resolution #C-251-18

Moved by Councillor Woo, seconded by Councillor Cooke

That Report CAO-009-18 be received;

That the Terms of Reference for the Clarington Task Force on Affordable Housing (Attachment #1 to Report CAO-009-18) be approved;

That the following individuals be appointed to the Clarington Task Force on Affordable Housing:

Councillor Partner
Councillor Hooper
Henry Wildeboer, Former Pastor
Bob Malone, Newcastle & Bond Head Ratepayers Association
Sylvie Parker, Orono Community Collective
Selena Blake, DAFRS
Milt Dakin, Forestree Place
Anthony Adrien, CMHC
Mary Bone, CEO, Habitat for Humanity
Charlie Trim, Parkview Lodge
Joyce Kufta, Parkview Lodge

That all interested parties listed in Report CAO-009-18 and any delegations be advised of Council's decision.

Carried as Amended
(See following motions)

Resolution #C-252-18

Moved by Councillor Neal, seconded by Councillor Partner

That the foregoing Resolution #C-251-18 be amended to include Councillor Traill in the individuals appointed the Clarington Task Force on Affordable Housing.

Carried

That the foregoing Resolution #C-251-18 was then put to a vote and carried as amended.

12 Business Arising from Procedural Notice of Motion

None

13 Unfinished Business

13.1 CAO-008-18 Confidential Report Delegation of Authority [Referred from the June 18, 2018 General Government Committee Meeting]

Councillor Woo declared an interest in the CUPE Local 74 Negotiations matter as his wife is a CUPE member with Lakeridge Health. Councillor left the room and refrained from discussions and voting on this matter. Councillor Woo did not participate in the Closed Session discussions related to this matter.

Closed Session

Resolution #C-253-18

Moved by Councillor Neal, seconded by Councillor Cooke

That, in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing the following:

- A proposed or pending acquisition or disposition of land by the Municipality,
- A matter that deals with labour relations or employee negotiations, and
- a matter that deals with advice that is subject to solicitor-client privilege, including communications necessary for that purpose.

Carried

Rise and Report

The meeting resumed in open session at 12:06 AM.

Mayor Foster advised that two items were discussed in “closed” session in accordance with Section 239(2) of the *Municipal Act, 2001* and one resolution was passed to extend the meeting and two resolutions were passed to provide direction to staff.

13.2 Memo from Faye Langmaid Regarding Communication Item 10.3 - Dave Collins, Regarding a street being named after Irma Wreggitt [Referred from the June 25, 2018 Planning and Development Committee Meeting]

Resolution #C-254-18

Moved by Councillor Woo, seconded by Councillor Partner

That the request to name a street in Bowmanville after Irma Wreggitt in the immediate future, be approved; and

That Dave Collins be informed of Council's decision.

Carried

14 By-laws

Resolution #C-255-18

Moved by Councillor Hooper, seconded by Councillor Cooke

That leave be granted to introduce By-laws 2018-062 to 2018-065

- | | |
|----------|--|
| 2018-062 | Being a By-law to amend the Election Sign By-law 2016-004 (Item 14 of the General Government Committee Report) |
| 2018-063 | Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (Item 8 of the Planning and Development Committee Report) |
| 2018-064 | Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (Item 9 of the Planning and Development Committee Report) |
| 2018-065 | Being a By-law to amend By-law 84-63, the Comprehensive Zoning By law for the Corporation of the Municipality of Clarington (Item 10 of the Planning and Development Committee Report) |

That the said by-laws be approved.

Carried

15 Procedural Notices of Motion

16 Other Business

16.1 Phase 2 of Soper Creek Trail

Agenda 16.1 – Phase 2 of Soper Creek Trail was considered earlier in the meeting.

Councillor Neal sought and received clarification regarding if the Municipality has any site plan control when a minor variance is approved.

Councillor Woo enquired about the status of the correspondence submitted by the Stacey's.

17 Confirming By-Law

Resolution #C-256-18

Moved by Councillor Hooper, seconded by Councillor Cooke

That leave be granted to introduce By-law 2018-066, being a by-law to confirm the proceedings of the Council of the Municipality of Clarington at a regular meeting held on the 3rd day of July, 2018; and

That the said by-law be approved.

Carried

18 Adjournment

Resolution #C-257-18

Moved by Councillor Neal, seconded by Councillor Woo

That the meeting adjourn at 12:15 AM.

Carried

Mayor

Municipal Clerk

If this information is required in an alternate format, please contact the Accessibility Co-ordinator at 905-623-3379 ext. 2131

Minutes of a special meeting of Council held on September 4, 2018, at 4:00 PM, in the Council Chambers.

Present Were: Mayor A. Foster, Councillor S. Cooke, Councillor R. Hooper, Councillor J. Neal, Councillor W. Partner, Councillor C. Traill, Councillor W. Woo

Staff Present: A. Allison, A. Greentree, T. Pinn, M. Marano, S. Gray

1 Call to Order

Mayor Foster called the meeting to order at 4:00 PM.

2 Declaration of Interest

There were no disclosures of interest stated at this meeting.

3 Committee Reports

3.1 General Government Committee Report of September 4, 2018

Resolution #C-258-18

Moved by Councillor Woo, seconded by Councillor Partner

That the recommendation contained in the General Government Committee Report of September 4, 2018 be approved.

Carried

4 By-laws

Resolution #C-259-18

Moved by Councillor Hooper, seconded by Councillor Neal

That leave be granted to introduce By-laws 2018-067

2018-067 Being a by-law to appoint a Deputy Treasurer and to amend By-law 2001-125

5 Confirming By-Law

Resolution #C-260-18

Moved by Councillor Hooper, seconded by Councillor Neal

That leave be granted to introduce By-law 2018-068, being a by-law to confirm the proceedings of the Council of the Municipality of Clarington at a special meeting held on the 4th day of September, 2018; and

That the said by-law be approved.

Carried

6 Adjournment

Resolution #C-261-18

Moved by Councillor Partner, seconded by Councillor Neal

That the meeting adjourn at 4:03 PM.

Carried

Mayor

Municipal Clerk



CORPORATION OF THE TOWNSHIP OF SOUTH GLENGARRY

MOVED BY Trevor Bougie

RESOLUTION NO 255-18

SECONDED BY Frank Prevost

DATE September 4, 2018

WHEREAS Paramedic Services in Ontario are not considered an Essential Service like Fire and Police services;

AND WHEREAS Paramedic Services across Ontario operate under The Ambulance Services Collective Bargaining Act, 2001, allowing a reduction in paramedic services to 75% (The Essential Services Act).

THEREFORE, BE IT RESOLVED THAT the Township of South Glengarry petition the Province of Ontario to list Paramedic Services as a full Essential Service;

AND FURTHERMORE, that this resolution be forwarded to Premier Doug Ford, local MPP Jim McDonnell, the Ministry of Labour, the Association of Municipalities Ontario and all Ontario municipalities.

CARRIED

DEFEATED

POSTPONED

Mayor Ian McLeod

Recorded Vote:	Yes	No
Mayor McLeod	___	___
Deputy Mayor Prevost	___	___
Councillor McKenzie	___	___
Councillor Bougie	___	___
Councillor Warden	___	___

CERTIFIED A TRUE COPY

Kelli Campeau, Clerk

2018-09-06
Date



September 11, 2018

Municipality of Clarington
Clerk's Department
40 Temperance Street
Bowmanville, Ontario
L1C 3A6

Attention: Ms. C. Anne Greentree, Municipal Clerk

Dear Ms. Greentree,

**RE: Request for Council Resolution to Proceed with Official Plan Amendment Application
Part of Lot 34, Concession 1, Darlington
1539 Prestonvale Road
TBG Project No. 17473**

The Biglieri Group Ltd. has been retained by Delpark Homes Ltd. to prepare planning applications for the lands municipally known as 1539 Prestonvale Road ("subject site"). A pre-consultation meeting to discuss a two-phase residential development on the subject site was held on January 18, 2018. The first phase would be the northerly portion with a total of 78 single-detached and townhouses units based on the currently available sanitary sewer capacity. Draft Plan of Subdivision and Zoning By-law Amendment applications would be required in order to proceed with the development.

Following written submissions and delegations made as part of the Official Plan review, the land use designation of the subject site changed from "Future Urban Residential" to "Urban Residential" with the adoption of OPA 107. The northerly portion was also added to the 'Secondary Plan Competed' area on Map C of the Official Plan (**Figure 1**). It was anticipated that appropriate adjustments to the South-West Courtice Secondary Plan would be made as part of a future Secondary Plan conformity update.

Since the South-West Courtice Secondary Plan was included in the adoption of OPA 107, Planning Staff have advised that a Minor Official Plan Amendment to the Secondary Plan is necessary in order to proceed with the proposed development ahead of the Secondary Plan update. Only the Phase One lands would be included in the Official Plan Amendment application.

As OPA 107 came into effect less than two years ago, a Council Resolution is required to proceed with an application to amend to the Secondary Plan. Without a resolution to proceed we will not be able to submit our application until July 2019, the two-year anniversary of OPA 107 coming into effect. A lot of time, effort and resources have been used to get the applications to their current state of preparedness. We have been working with Delpark Homes and their consultants to prepare the required planning application documentation and will be in a position to submit to the Municipality in the coming weeks.

Therefore, we are respectfully requesting Council to provide a resolution to proceed with an application to amend the South-West Courtice Secondary Plan for the Phase One lands (**Figure 2**).

PLANNING | DEVELOPMENT | PROJECT MANAGEMENT

20 Leslie Street, Suite 121, Toronto, Ontario M4M 3L4
Office: (416) 693-9155 Fax: (416) 693-9133
tbg@thebiglierigroup.com

This would allow for the development of 66 single-detached dwellings, 12 townhouse units, and the creation of an Environmental Protection block (**Figure 3**). The development of these lands will not preclude the development of the Phase Two lands, nor lands further south within the Secondary Plan area. These lands will develop following the update to the South-West Courtice Secondary Plan and the availability of sanitary services.

Should you have any questions or require any additional information, please contact Mark Jacobs and / or the undersigned at 416-693-9155 at your earliest convenience.

Respectfully,
THE BIGLIERI GROUP LTD.

A handwritten signature in blue ink, appearing to read 'A. Biglieri', written over a faint grid background.

Anthony Biglieri, MCIP, RPP
Principal

CC. Eddy Chan, Delpark Homes

Figure 1 – Subject Site within “Secondary Plan Completed” area



Figure 2 – Subject Site within South-West Courtice Secondary Plan

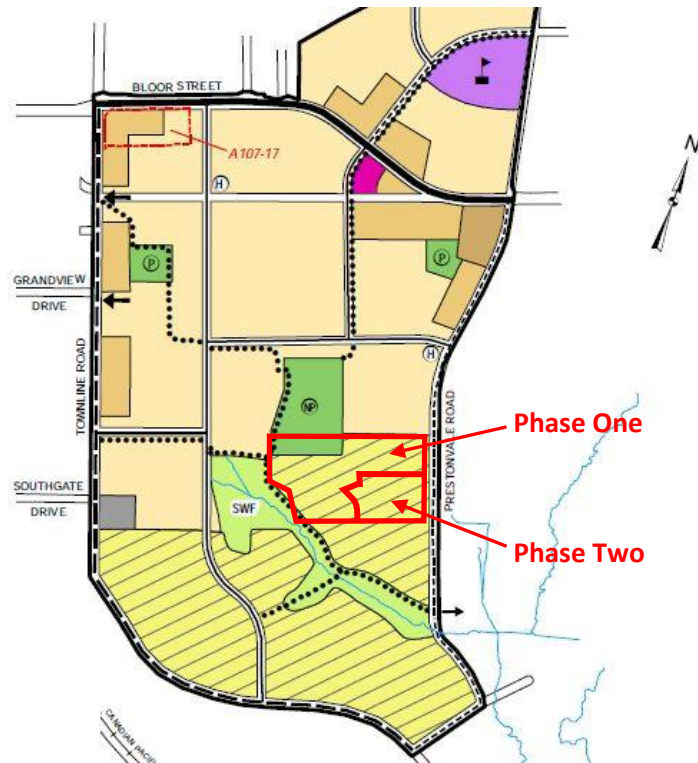
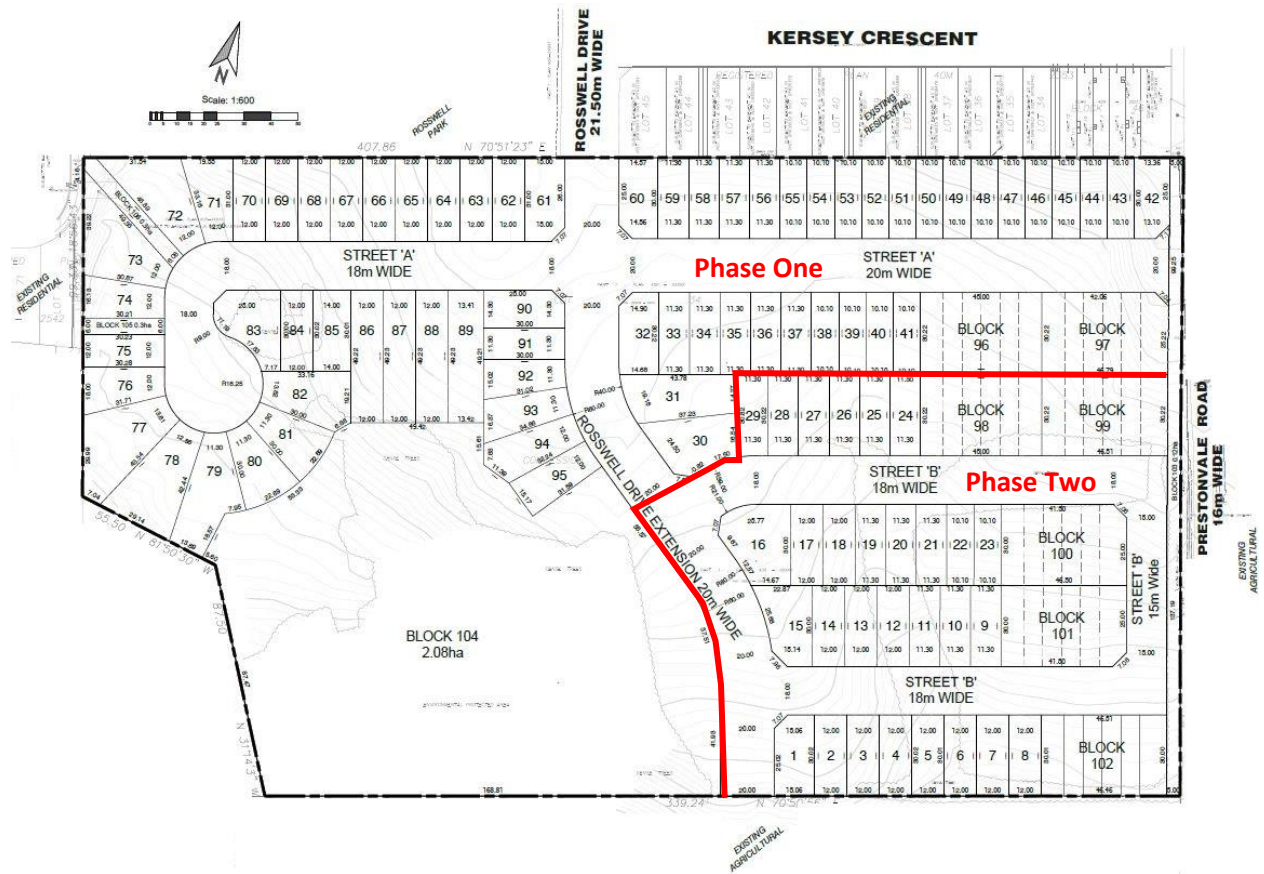


Figure 3 – Proposed Draft Plan of Subdivision





Clarington Museums

BOARD MEETING

June 27, 2018

Sarah Jane Williams Heritage Centre

62 Temperance St, Bowmanville, Ontario

Present: M. Morawetz W. Woo S. Bobka S. Middleton
 S. Cooke K. Warren (Interim Executive Director) H. Raj

Regrets: H. Ridge (ED) S. Elhajjeh

1. Call to Order:

S. Cooke called the meeting to order at 7:04 p.m.

2. Adoption of Agenda:

Moved by: S. Middleton Seconded by: S. Bobka

THAT: the agenda be approved as presented.

MOTION CARRIED

3. Approval of Minutes:

Moved by: H. Raj Seconded by: W. Woo

THAT: the minutes be approved as submitted.

MOTION CARRIED

4. Business Arising from Minutes:

None.

5. Disclosure of Interests:

None.

6. Correspondence:

None received.

7. Announcements:

M. Morawetz took the opportunity to thank the Board and staff for the excellent support and assistance for Doors Open Clarington on June 9, 2018. Museum staff Katharine and Alex were an integral part of the display and experience for visiting guests at the SS #4 Newcastle School House owned by Frank & Betty Stapleton.

8. Reports:

a) **Finance:** See Appendix A

Note that the number of rentals at the property for weddings and events is up this year generating more revenue than in recent years. Regarding PCards, the municipality is setting those up and the Board was made aware that the limit can be changed from month to month depending on seasonal needs and special event requirements. MasterCard can also be used at Costco. Printer/copier contract and use of ancestry.com were also discussed, as well as the need for petty cash floats for the Canada Day event.

Moved by: H. Raj

Seconded by: W. Woo

THAT: the Finance Report of June 2018 be received, and

THAT: the board approves using Xerox for printer/scanner/copier services on a 5 year contract, and

THAT: the board approve a \$1000 petty cash cheque be issued to cover Canada Day expenses and floats.

MOTION CARRIED.

b) Membership (& Fundraising): See Appendix B

Numbers are up for attendance this year, new memberships, summer camp bookings, and Summer Tea reservations.

Moved by: S. Bobka

Seconded by: S. Middleton

THAT: the Membership report of June 2018 be received.

MOTION CARRIED

c) Property: See Appendix C

Discussion on need to examine further snow and salt contract options for the coming year. K. Warren is waiting for quotes to come in. The hope for the development including carpeting, of the children's exhibit area is late August or early September 2018. Congratulations to summer students Heather and Jordan for the work being done on the "native plants" garden area.

Moved by: H. Raj

Seconded by: W. Woo

THAT: the Property report of June 2018 be received.

MOTION CARRIED

d) Curatorial: See Appendix D

Noted exhibit development of the theatre and Camp 30 exhibits. Collection deaccession processes reviewed again including a list of 103 items for consideration by the board at tonight's meeting. It was recommended that each list be date stamped as part of the process. Lists developed over the summer are to be emailed out to Board members for review and comment in an effort to keep the work by volunteers and staff progressing on the Collection.

Moved by: H. Raj

Seconded by: M. Morawetz

THAT: the Curator report of June 2018 be received, and

THAT: the deaccessioned list dated June 27, 2018 be approved, and

THAT: the board approve the deaccessioning process for the summer requiring that only after lists are emailed to Board members to be checked and no reservations are expressed, will items be deaccessioned prior to the September Board meeting.

MOTION CARRIED

e) Programming: See Appendix E

Canada Day preparations and need for more volunteers were discussed. This year's event will support and promote knowledge of Grandview. S. Cooke will act as MC for the day with official ceremonies scheduled for 1 pm. Events of note include a successful Teddy Bears Picnic, Active Adult 55+ BBQ and Doors Open Clarington participation, 3 events at the Clarke Schoolhouse, with Canada Day, Edwardian Teas and Summer Camps to look forward to. The "Wild Ontario" 2018-2019 school year exhibit in partnership with Soper Creek Wildlife Rescue registration has been overwhelming with 5000+ students scheduled to attend.

A sincere thanks was noted to students of Fleming College's Cultural Heritage and Conservation Management graduate program for spending a day at Waverley Place professionally cleaning the first floor rooms, handling artifacts with the greatest of care, and noting conservation concerns.

Moved by: S. Bobka

Seconded by: W. Woo

THAT: the Program Coordinator Report of June 2018 be received.

MOTION CARRIED.

f) Executive Director Report: See Appendix F

Board members discussed expectations regarding attendance and recommended K. Warren find out the language used in the Municipal Bylaws. K. Warren reminded the Board that CMOG is required no later than July 2nd, 2018 so finalizing policies at this meeting along with the Strategic Plan was essential.

Moved by: W. Woo

Seconded by: S. Bobka

THAT: the Executive Directors Report of June 2018 be received, and

THAT: the Board approve getting the "premium" level Wordpress account for website development, and

THAT: the Board approve the changes to Policy 2.1 Governance, and

THAT: the Board approve the Strategic Plan.

MOTION CARRIED.

9. New Business:

Nothing brought forward.

10. In Camera

Moved by: S. Bobka

Seconded by: W. Woo

That: at 8:50 pm in accordance with Section 239 (2) of the Municipal Act, 2001, as amended, the meeting be closed for the purpose of discussing the following matter that deals with b) personal matters about an identifiable individual, including municipal or local board employees.

MOTION CARRIED

Discussion followed.

Moved by: W. Woo

Seconded by: S. Bobka

That: at 8:55 pm the meeting move out of camera, returning to Open Session.

MOTION CARRIED

11. Date and Place of Next Board Meeting:

The next meeting will be held **September 12, 2018** at 7 p.m

Location: Library at Town Hall Meeting Room 1C

12. Adjournment:

Moved by: S. Middleton

THAT: the meeting be adjourned at 8:58 p.m.

Minutes for the meeting of the Clarington Museums and Archives Board have been accepted and approved on _____

Chair,
Clarington Museums and Archives Board

Executive Director,
Clarington Museums and Archives

June 2018 Finance Report

Overview

- 1.1 Weddings have been great for rentals so far, we have another bridal shower and another wedding coming up. We also have birthday party rental scheduled as well
- 1.2 TD Visa is in, we have bought the outstanding items from last years budget for Clarke and SJWHC programming (storage, camera, button maker)
- 1.3 I have told Catherine Carr to go ahead with setting up PCards
- 1.4 The Xerox company has provided a quote for printer/copier replacement, they will buy out our old contract and have lower non-profit pricing for copies which should save us an average of \$40 dollars a month from our current services with Clarke Office concepts. 5 year lease agreement.
- 1.5 I have looked into ancestry.com memberships for business "library edition" but the cost is too high (\$1000 a year approx.) to have it be open for all employees and the public to use, so we would like to just get one personal account for Jen so she can use it when researching or establishing Genealogies for curatorial purposes. I recommend getting one personal account at the cost of \$21.99 per month.
- 1.6 I am looking into getting a TD non-profit bank account as the services charges last year were approx. \$1100 and interest earned was only \$1800, I am waiting on TD to see if we qualify for that type of account.
- 1.7 We traditionally pay the band for Canada Day in cash (\$600) and we will need two floats for the ticket takers cash boxes. I recommend we have a \$1000 petty cash cheque issued to cash so we can pay the band from that and then use the \$400 for each float to have \$200, which will also cover nay immediate purchases that may arise on the day. Then all funds from Canada Day will be deposited in one large deposit back to the account along with those two temporary floats.
- 1.8 We received the \$11,000 for YCW students and will get remaining 25% after they are finished and all paperwork is filed.

Recommendations:

1. That Finance Report of June 2018 be received:
2. That the board approves using Xerox for printer/scanner/copier services on a 5 year contract.
3. That the board approves creating an ancestry.ca account for the curator to use under Jennifer Steen's name
4. That the board approve a \$1000 petty cash cheque be issues to cover Canada Day expenses and floats.

June 2018 Membership and Fundraising Report

Overview

- 1.1 Attendance for year- 2058
- 1.2 7 new members signed up in May and first week of June- total 33
- 1.3 12 Summer camp bookings so far
- 1.4 Members only Summer Tea reservations started June 1, June 11 for the public, we have 44 bookings so far.

Recommendations:

1. That Membership Report of June 2018 be received:

Appendix B)

June 2018 Property Report

Overview

- 1.1 Large item pick up has been partially picked up, lower level still needs to be done
- 1.2 Painting had been done on lower level of SJWHC
- 1.3 I have contacted 3 services (maple lane landscaping, the Gardener and Johnny Snowplow services) for quotes for snow removal services for the next season, still waiting for actual quotes to come in. I have one for just salt delivery if we were to salt ourselves but ideally it would be an all in one service.
- 1.4 We are looking at scheduling the children's exhibit area to start going in right after carpet in September
- 1.5 New "native plants" garden area for programming, we are looking to have Home Depot Team come install pathway for free, and other local nurseries for possible perennial donations. This would go behind the parking lot and would be used for spring/summer camps/programming. Heather and Jordan working on programming and design.

Recommendations:

1. That Property Report of June 2018 be received:

Appendix C)

Curator Report

1.0 Exhibits

- 1.1 The exhibit space has been painted in the downstairs hallway.
- 1.2 Exhibit development continues for the theatre exhibit and the Camp 30 exhibit.

2.0 Collections Management

- 2.1 The Collection swing space has been set up
- 2.2 Reorganization of the Collection and the collection areas continue
- 2.3 Please see attached list of items to be deaccessioned. These 103 items are the first group of items to be deaccessioned. They are mostly all in very poor condition and have no provenance or connection to local history.
- 2.4 As we will have many items up for potential deaccession over the summer and while we have the staff on hand to deal with this process it is recommended that the board allow all items to be deaccessioned over the summer, with poor condition, no provenance or no connection to local history, be allowed to begin the deaccessioning process of being listed on listserve for other museums to express their interest in the items. When the board reconvenes in September the list of these items will be provided to the board for review.

Recommendations:

- 1. That the Curator Report of June 2018 be received.
- 2. That the deaccessioned list be approved.
- 3. That board approve the deaccessioning process for the summer as outlined above.

Appendix D)

Program Coordinator (June 2018) Report

1 Collaborative Partners

- 1.1.1 We will be doing a Get Wild day in partnership with OPG and Soper creek for the OPG Tuesdays in the Park on August 14th
- 1.1.2 Backyard birding partnership with Orono Horticultural society was on June 9th at Clarke, another partnership coming up July 7th at Clarke as well

2 Programming

- 2.1 Teddy Bear picnic was very well attended- #'s
- 2.2 Doors Open-388 came through our site
- 2.3 Canada Day- we need volunteers to man the BBQ, the boards help with that would be greatly appreciated
- 2.4 Tea's- 44 registered so far
- 2.5 Summer camps

3 Education Programming

- 3.1.1 Wild Ontario- close to 5000 students registered for the programming this coming school year

Recommendations:

- 1. That the Program Coordinator Report of June 2018 be received.

June 2018 ED Report

Overview

- 1.1 Still waiting to hear back from Canada Cultural Spaces Fund (they have asked for our 2017 audit), TD FEF(denied as the program was only one year and they are looking on ongoing programming that is environmentally focused) Capstone is giving us \$5000, St. Mary's (has donated)and OPG has approved \$20000 over the 2018/19 years for the children's exhibit are to be called the OPG (whatever it ends up being named) so we are moving ahead with phase two area as well, St. Mary's has not replied to any of my emails.
- 1.2 Soper creek Wild Ontario program is looking to run 3 days a week (4 on some weeks due to high demand) from October to end of May now, we have booked in 4400+ students so far.
- 1.3 Website needs to be upgraded on our current server to allow for our Intern to start editing and creating the new one, it will mean we have to pay a monthly fee to Wordpress of \$10 to allow us to make changes easily and to get new templates to update the look as we go.
- 1.4 policy 2.1 changes and approval

Recommendations:

1. That ED Report of June 2018 be received
2. That the board approve getting the "premium" level wordpress account for our website
3. That the board approve the changes to policy 2.1 governance
4. That the board approve the strategic plan

Appendix F)

AFFORDABLE HOUSING ROUNDTABLE DISCUSSION
FRIDAY, APRIL 20, 2018 at 10:00 a.m.
MEETING ROOM 1C
MUNICIPAL ADMINISTRATIVE CENTRE
40 TEMPERANCE STREET, BOWMANVILLE

ATTENDEES:

Mayor Adrian Foster
Councillor Ron Hooper
Councillor Wendy Partner
Mary Bone, CEO, Habitat for Humanity
Wanda Huntington
Henry Wildeboer
Bob Malone, Newcastle & Bond Head Ratepayers Association
Sylvie Parker
Charlie Trim, Parkview Lodge
Carlo Pellarin, Municipality of Clarington
Andrea Nicholson, Municipality of Clarington
Trevor Pinn, Municipality of Clarington
Alan Robins, Region of Durham
Anthony Adrien, CMHC
Selena Black, DAFRS
Linda Coutu, Municipality of Clarington

Mayor Foster welcomed everyone to the meeting and asked that everyone introduce themselves.

Mayor Foster gave a brief overview of the affordable housing issue and advised that this meeting was called in order to determine what can be done locally and/or in support of what the Region is doing. Mayor Foster advised that he would not be chairing this committee meeting moving forward and asked Councillors Hooper and Partner to consider this role.

Wanda Huntington gave a brief summary of the “My Home My Community” project which is intended to determine the criteria for the National Housing Strategy when it looks at “inclusive, affordable and accessible housing solutions for people with developmental disabilities”. Discussion ensued about the possibility of tax incentives to offset the cost of rent.

Alan Robins gave a brief summary on the Region’s work to date as well as Regional incentives. Mr. Robins advised that a Federal Housing Grant is being proposed at \$200.00 per month. The Region is focused on keeping the current stock of affordable housing and encouraging new affordable housing. Mr. Robins shared that housing priority is given to victims of family violence.

Mr. Robins advised that the Region's Committee on Affordable & Seniors Housing will be bringing an update report to Council in June. The Committee is in the process of begin to implement the 34 recommendations contained within the original report. A copy of the Region's report will be distributed electronically to everyone and hard copies will be available to those who request it.

Anthony Adrien spoke briefly about the Provincial DC rebate program. Clarington has designated the Region to administer on its behalf and ideally we should know before the Provincial election.

Mayor Foster brought up the possibility of Tiny Homes although Mr. Robins advised that they come with accessibility challenges, amongst other things, and they are also considered mobile.

Mary Bone gave a presentation on behalf of Habitat for Humanity Durham. Mary touched on the need for families to obtain affordable housing and talked about rental costs versus home ownership. Habitat for Humanity is breaking ground on 4 new homes in 2018 with 6 more to go in Centre Town; 40 unit potential at Normandy site and 4 units at the Whitby site.

There was discussion pertaining to finishing off basements to allow rental units, but it was determined that homeowners would not be subsidized for this because it would increase the value of private homes.

There was discussion surrounding the next steps for this group moving forward. Councillor Partner agreed to Chair the committee. It was decided that monthly meetings would be held for the time being. Mayor Foster will attend as many meetings as possible. Alan Robins will provide a copy of the Task Force report. Anthony Adrien will provide information pertaining to availability of government funding. It was decided that Brent Rice, Chief Building Official, would be invited to speak to the group at the next meeting.

The meeting adjourned at 12:00 p.m.

Affordable Housing Task Force
Tuesday May 29, 2018 at 10:00 a.m.
Meeting Room 1A
Municipal Administrative Centre
40 Temperance Street, Bowmanville

ATTENDEES:

Councillor Ron Hooper
Councillor Wendy Partner
Mary Bone, CEO, Habitat for Humanity
Karron Jensen (on behalf of Wanda Huntington)
Henry Wildeboer
Bob Malone, Newcastle & Bond Head Ratepayers Association
Sylvie Parker
Charlie Trim, Parkview Lodge
Joyce Kufra
Carlo Pellarin, Municipality of Clarington
Andrea Nicholson, Municipality of Clarington
Trevor Pinn, Municipality of Clarington
Alan Robins, Region of Durham
Selena Blake, DAFRS
Janet Dauncey, Municipality of Clarington

Attendees introduced themselves, for the benefit of those not at the previous meeting.

Councillor Partner stated she wanted to add another section to the agenda, "7. Other Business".

The April 20th minutes were reviewed.

Alan Robins advised that the report is out, and covers the entire region. It is in the implementation phase, and a progress report is going to the Committee of the Whole on June 6, and will be available on the website on May 30. The Region will work with municipalities to see what incentives they can provide. The vision is to create a tactical team with a representative from each municipality, to develop best practices. He is still waiting for a response from five municipalities, including Clarington.

He is part of a group that is giving a presentation to the Planning Commissioners on June 22.

Councillor Hooper asked if there are other Durham municipalities doing the same thing. Alan clarified that all Durham Region municipalities need to have one person appointed to the tactical team, who in return will report to their respective municipality.

Councillor Partner stated developers are looking for DC charges refund; Alan said many developers are not interested in providing affordable housing.

Mary Bone asked if there was any interest from private developers; perhaps look at partnerships/tax deferral.

With respect to funding, Alan Robins explained that upon receiving money from the Government, the Region puts out an RFP, with the funds used for operating or capital expenses. After reviewing the RFP's, the recommendation of staff goes to Council to approve or deny.

Charlie Trim iterated that the current situation is critical, and will only get worse, which is not acceptable. Far too many people are on waiting lists, and they need help today.

What he heard at the last meeting was that the soundest option is basement apartments, and conceded this option does present some obstacles to consider (i.e. snow removal, parking, death of the landlord, etc.) and is not convinced this is the best option

Councillor Partner suggested improvements to the process for funding are needed. As an example, Parkview in Newcastle is ready for immediate occupancy, but money is needed now to get started.

Bob Malone proposed that a specific area of the Municipality be chosen, and the team mobilize homeowners to convert their basements. Sell the idea that it is helping families, rather than making money. Concrete steps needed now to get the ball rolling. Alan again stated he needs the name of the representative from Clarington.

Sylvie Parker asked if the public is aware of the severity of the problem. Alan assured her there was lots of consultation with the public, and their feedback incorporated into the report.

Councillor Hooper wondered if there are other 'Parkviews' out there; shovel ready, just waiting for funding. Alan proposed the creation of an inventory of surplus lands, and stage of readiness for building.

Mary Bone stated that the process to put together a funding RFP is difficult to put together. It is very costly for grass-roots/not-for-profit groups to put one together, and they do not have the funds to hire a professional.

Bob Malone asked if there are any incentives to build (other than profit). He also suggested that the team look at models that would attract a developer to building affordable housing.

Karronn Jensen suggested how to partner and provide a charitable write off, at no cost the Region. Clarington can provide an incentive.

Mary asked about using Section 37 Agreements. Carlo advised Section 37 Agreements and incentives are outlined in the last update in 2015.

Sylvie inquired about combining singles, senior and affordable housing with major commercial. Carlo advised developers want to provide complete neighbourhoods (residential, with some commercial).

Sylvia asked who owns Camp 30, and if they are willing to building housing/senior residences. Carlo said the Jury Lands Foundation is working with the developer.

Trevor Pinn noted that the Courtice CIP has a grant program whereby one criteria is the provision of affordable housing. Also exemptions/deferrals for large developments. Carlo said this is only for Courtice, and experience demonstrates that putting in a condition for affordable housing will not withstand an appeal at LPAT.

Andrea Nicholson said members on the Accessibility Advisory Committee want to know how to encourage accessible housing. Are rental buildings going up? She noted affordable housing generally evokes rental, not home ownership.

Mary asked what sort of incentives are offered to developers. Alan spoke of a condo project in York Region that was looked at, with full DC rebates, and property tax exemptions for a certain number of years.

Mary urged finding developers who accept social responsibility such as affordable housing. Bob said they are definitely around, and added that less reliance on government is needed. He also added that a group form, and sell ideas to those with a social conscience.

Councillor Partner asked if tiny homes are allowed. Carlo advised that as a second dwelling they are not, and are okay on a vacant lot.

Charlie Trim proposed requesting written clarification from the Region, and having a developer attend a future meeting. Councillor Partner said that she invited Hannu Halminen and he had to cancel. She will reach out to other developers as well. She noted their issues are with the Region, not the Municipality.

Andrea Nicholson asked about the targets for affordable housing; Councillor Partner is waiting to hear back from David.

Sylvie asked if it is the developer or Municipality who decides what size of housing to build. Carlo said purchasers set demand for the size, with a mix of high- middle- and lower-end priced homes.

Councillor Partner suggested a possible brain-storming session with developers, in order to determine what they need/want, and give this committee an opportunity to ask questions.

Alan also asked that once Clarington selects its representative, they receive copies of all minutes.

Councillor Partner will invite Brent Rice to the next meeting.

The meeting adjourned at 11:45 a.m.

**Affordable Housing Task Force
Tuesday, June 26, 2018 at 10:00 a.m.
Meeting Room 1A
Municipal Administrative Centre
40 Temperance Street, Bowmanville**

ATTENDEES:

Councillor Wendy Partner, Municipality of Clarington
Councillor Ron Hooper, Municipality of Clarington
Henry Wildeboer, Former Pastor
Bob Malone, Newcastle & Bond Head Ratepayers Association (attended the meeting until 11:20 a.m.)
Sylvie Parker, Orono Community Collective
Cindy Strike, Senior Planner, Municipality of Clarington
Brent Rice, Chief Building Official, Municipality of Clarington
Andrea Nicholson, Accessibility Coordinator, Municipality of Clarington (attended the meeting until 11:30 a.m.)
Trevor Pinn, Deputy Treasurer, Municipality of Clarington
Selena Blake, DAFRS
Milt Dakin, Forestree Place (attended the meeting until 11:40 a.m.)
Bill Daniell, President, The Kaitlin Group Ltd.
Anthony Adrien, CMHC
Heather Keyzers, Community Coordinator, Municipality of Clarington

REGRETS:

Mary Bone, CEO, Habitat for Humanity
Charlie Trim, Parkview Lodge
Joyce Kufra, Parkview Lodge

WELCOME AND INTRODUCTIONS

Councillor Partner welcomed and thanked everyone for attending.

Attendees introduced themselves, for the benefit of those not at the previous meeting.

REVIEW OF THE MINUTES

Members reviewed the minutes from the last meeting dated May 29, 2018.

SPEAKERS

1. Bill Daniell, President of the Kaitlin Group Ltd. provided members with an overview of his background with the Municipality as follows:
 - have been building properties for over 30 years

- started building in Clarington in 1987 as they enjoyed the attraction of affordability
- built 40,000 units and have been through 7 Master Plans
- properties range from empty nesters, starter homes etc.
- assisted in bringing 3 major commercial developments
- sold land for the GO Station
- involved with Toyota coming to Clarington
- have a long term vision that includes affordable housing
- hold 125 rental units which are 100% rented
- own condos behind Kingsway Arms
- wants to do more for affordable housing in the future

Mr. Daniell stated that things have changed over time and it is more difficult to building. He provided examples as follows:

- changes in setbacks from 20ft to 25ft
- zoning by-laws that do not line up with development projects
- development charge fees
- mandatory parking spaces
- lending community has tighten restrictions “stress testing”
- the call for masonry products

Mr. Daniell is asking for assistance with:

- streamlining application process for medium and high density
- site identification and pre-zoning to move forward faster
- site plan process should take priority
- zoning applications take too long
- flexibility with affordable housing applications
- change the demand for masonry products
- financial support – rebates on property taxes

Mr. Daniell stated that he would circulate BILD Magazine’s articles to Members of the Committee for their interest.

Question by Henry Wildeboer - What is the most urgent/ready to go property? Mr. Daniell stated that he would prepare a memo to be circulated to the Committee which would detail approximately 3 or 4 properties.

He stated that he just submitted building permit applications for the Port of Newcastle and if he could get these permits quickly this would save more time and money.

Question by Andrea Nicholson – How much is the rent? Mr. Daniell stated that the rent is between \$1100 and \$1500 in the Bowmanville area.

Ms. Nicholson stated that \$1100 to \$1500 is unaffordable for many single seniors, particularly senior women, and individuals on government assistance.

Councillor Partner stated that Parkview Lodge in Newcastle is shovel ready and cannot receive funding. Mr. Daniell stated that he would look into this. Councillor Partner will provide Mr. Daniell with a contact name and number.

Question by Cindy Strike – What is the funding issues for Parkview? Councillor Partner advised that they are waiting for government approval.

Question by Milt Dakin – would CMHC provide a mortgage to Parkview? Mr. Adrien stated that they should apply.

Milt Dakin provided Members with the background of Forestree Place. He stated that his Board began working on Forestree Place in 1977. It was finally operational by 1983 and included 61 units, 28 are subsidized and 7 units are subsidized by their Board. To rent a 1 bedroom the cost is \$906.00. Every room has outdoor lighting. A survey resulted in 67% of people would pick Forestree Place as their #1 place to live. He receives desperate calls daily from people in need of housing. He advised that 9 people make up the Board of Directors and that they are a not for profit, charitable organization.

Mr. Dakin noted that as soon as the Region took their property over is when they started to have issues. The Region's waiting list has 300 names all over Durham Region wanting to live at Forestree Place. His Board built the property to house people from Clarington not all over the Region. As of September 1, 2018 they will no longer be working with the Region of Durham. They will be subsidizing people without the Region's assistance.

Question by Councillor Partner – are you going to be able to building another facility? Mr. Dakin advised that it would depend on the mortgage and if they had to deal with the Region, which they are not willing to do.

2. Brent Rice advised that he was requested to speak to Committee Members regarding Tiny Homes.

He stated that if Tiny Homes is like what he sees on television that they are very small and on wheels. If this is the case the Building Code does not apply to these.

Minimum area dwelling is 145 sq. ft. not including a washroom. This is the smallest home that you can build provided that it is one combined living space.

He advised that the Province administers the Building Code and that the Municipality enforces it.

Mr. Rice explained that the Municipality collects 4 different development fees: Clarington, Region of Durham, Public School Board and Separate School Board. An incentive or reduction could only be based on the municipal portion of the development charges.

Question by Councillor Wendy Partner – Building a Tiny Home would it be more of a zoning issue? Mr. Rice noted that if you are in the urban area you can have a separate dwelling.

Question by Sylvie Parker – Can you have a garden suite in the Oak Ridges Moraine? Cindy Strike provided additional information that was not provided at the meeting for clarity as follows: a second separate dwelling in a rural area is not permitted unless the property is zoned to accordingly. Outside the Urban Areas, an accessory apartment is permitted within a detached dwelling or above or within a detached garage provided the garage use is maintained, the accessory apartment meets certain criteria as set out in the Official Plan, (parking, building code requirements etc.) and is clearly secondary to the principle use of the dwelling. Except for on the Oak Ridges Moraine, garden suites are permitted through a temporary use by-law for a maximum of 20 year and subject criteria set out in the Official Plan. The cost of a temporary use zoning by-law amendment \$6000.00 (July 2018).

Within the Urban Areas, an accessory apartments are permitted in a single detached or semi-detached unit subject to criteria set out in the Official Plan.

A farmer may have an additional dwelling for farm help without a rezoning provided the minimum lot area is 20 hectares or greater.

Discussion amongst members took place regarding changes to the Development Charges By-law. Mr. Pinn advised that any changes to the Development Charges By-law would take approximately 6 to 18 months due to changes in the Development Charges Act.

Question by Bill Daniell – Could the word masonry be changed to include other products? Mr. Pinn stated that clarification may need to come from Rob McIver, the Municipal Solicitor regarding an interpretation of the use of the product masonry.

Mr. Pinn advised that the Region's Development Charges By-law was revised 2 weeks ago and will take effect on July 1, 2018. He noted that Development Charges are in place to provide for services for the future.

Ms. Parker suggested that the Committee hold an "In-house Apartment Public Awareness meetings to help people understand what they need to do to place an apartment in their home.

Mr. Dakin suggested that the Committee have a meeting at Forestree Place and provided his contact information should anyone wish to have a tour of the building.

STREAMLINING PROVINCIAL AND FEDERAL FUNDING

Mr. Adrien provided Councillor Partner with paperwork entitled "At-A-Glance" and stated that he could provide a higher level presentation on funding at our next meeting.

MEETING OVER THE SUMMER

Councillor Partner stated that she does not want the Committee to stall over the summer.

It was agreed that the next meeting will be held on July 23 at 10:00 a.m. at the Municipal Administrative Centre.

NEXT STEPS

Councillor Partner advised that she, along with Councillor Hooper and Heather Keyzers will be holding a meeting with municipal staff to determine how we can assist developers so that we are able to achieve our goals. Details will be provided at the next meeting.

OTHER BUSINESS

Question by Councillor Partner – If we deferred some expenses for a developer, how does this work? Mr. Pinn stated that he could provide an update but stated that we could defer until the building is occupied.

Cindy Strike noted that the Planning Department is in the process of writing a new zoning by-law so it aligns with newly approved 2017. A staff team heads up the “ZONE CLARINGTON” project which will be releasing a draft zoning by-law next year sometime. Zone provisions for second dwellings will be reviewed further by this team.

Councillor Partner circulated a handout from Bob Malone which is entitled “Affordable Housing for Seniors, A Plan” dated February 6, 2017. Councillor Partner asked members to keep an open mind when reviewing this document and to provide feedback.

Question by Sylvie Parker – can the property at Camp 30 include heritage designation, seniors and affordable housing, parkland etc.? Mr. Daniell said yes it can.

Henry Wildeboer stated that Durham Homes in Whitby have been approved by the government to receive 160 beds. Can we also capitalize on this for Marnwood and Strathaven? Mr. Daniell stated he would look into this and that he would like to get more involved.

Mr. Daniell welcomed the opportunity to attend further meetings.

ADJOURNMENT

The meeting adjourned at 11:55 a.m.



Agricultural Advisory Committee of Clarington Meeting

Thursday, July 12, 2018

Members Present: John Cartwright Brenda Metcalf Ben Eastman
Eric Bowman Tom Barrie Henry Zekveld,
Ted Watson Les Caswell Wendy Partner

Regrets: Don Rickard, Jennifer Knox, Richard Rekker,

Guests: Lindsey Park, MPP, David Piccini, MPP, Andrew Junop and Ralph Kerr (EA's to MPP's respectively), Sheila Hall, CBOT and Charles Stevens, Wilmot Orchards

Staff: Faye Langmaid, Planning Services;

Brenda welcomed all to the meeting, with introductions.

Adoption of Agenda

018-16 *Moved by John Cartwright, seconded by Wendy Partner*

"That the Agenda for July 12, 2018 be adopted"

Carried

Approval of Minutes

018-17 *Moved by Tom Barrie, seconded by Ted Watson*

"That the minutes of the June 14, 2018 meeting be approved"

Carried

Introductions: Lindsey Park provided an overview of her background in environmental studies and law and her role as Parliamentary Assistant to the Attorney General. David Piccini provided an overview of his background in foreign affairs, agricultural policy and health care and his role as Parliamentary Assistant to the Ministry of Training, Universities and Colleges. Lindsey and David thanked the group for the invite, introduced their assistants, indicated where their offices currently are, both are looking for new spaces and will forward their e-mail contact information when it is set up. They welcomed any invitations from the agricultural community to events and gatherings and would like to hear about the issues facing farmers. As part of their campaigns both

have visited numerous farms and been parts of agricultural round tables and look forward to continued dialogue.

Priorities of the new Government are “Rebuilding Ontario - Ontario families deserve major infrastructure investments in both our biggest cities and our smallest towns.” They also plan on investing in expanded broadband, increasing local infrastructure funding, and exploring highway expansion across the province. Specifically:

- Expand natural gas distribution to rural communities by enabling private sector participation and use the up to \$100 million in savings to invest in cellular and broadband expansion.
- Increase the Risk Management Program (RMP) cap by \$50 million annually to help farmers and other producers better manage risks outside of their control.”

Delegation: Charles Stevens regarding crop protection materials and the reviews that have been occurring by Health Canada Pest Management Regulatory Agency (PMRA). PMRA is responsible for pesticide regulation in Canada. Created in 1995, this branch of Health Canada consolidates the resources and responsibilities for pest management regulation.

Pesticides are stringently regulated in Canada to ensure they pose minimal risk to human health and the environment. Under authority of the *Pest Control Products Act*, Health Canada:

- registers pesticides after a stringent, science-based evaluation that ensures any risks are acceptable;
- re-evaluates the pesticides currently on the market on a 15-year cycle to ensure the products meet current scientific standards; and
- promotes sustainable pest management.

Health Canada also promotes and verifies compliance with the Act and enforces situations of non-compliance warranting action. Our programs and initiatives look to improve the regulatory process and provide Canadians pest control products and strategies with acceptable risk and value. Health Canada is committed to providing an open, transparent and participatory process for pesticide regulation.

Health Canada works with provincial, territorial and federal departments in Canada to help refine and strengthen pesticide regulation across the country. These partnerships ensure that the diverse needs of the Canadian public are addressed at all levels of government, and that the policies developed by Health Canada meet these needs.

Beyond Canada, Health Canada also works closely with a number of international organizations including: United States Environmental Protection Agency, the North American Free Trade Agreement Technical Working Group, and the Organization for Economic Co-operation and Development. These close ties contribute to the development of policies and regulations.

Charles in his roles with the Ontario Apple Growers, Ontario Fruit and Vegetable Growers Association and the Canadian Horticultural Council (CHC) – Crop Protection has been very involved in the advocacy work with PMRA about fungicides and in particular Captan and EBDC. In brief:

- CHC continues to advocate on behalf of growers via the Pest Management Regulatory Agency (PMRA)'s process for the re-evaluation of crop protection products, and to advocate for improvements to the policies that guide the PMRA's regulatory decisions.
- CHC hosts an annual crop protection tour to show the PMRA and Health Canada's Pest Management Centre (PMC) firsthand how pesticides are used by fruit and vegetable growers. The tour is funded by CHC and is grower-led and focused.
- CHC continues to advocate for the harmonization of many aspects of the pesticide regulatory system, including maximum residue limits and joint international reviews. For more information, visit our web page on Non-tariff Trade Barriers.
- CHC continues to support the PMC's Minor Use Pesticide Program and pesticide risk reduction activities.

Recently the PMRA re-evaluation of EBDC has recommended it be eliminated. There is major concern in the agricultural industry, in particular for crops such as apples, grapes, sugar beets, most all fruits and vegetables except potatoes for the recommendations by the re-evaluation group at PMRA. Because PMRA is under Health Canada the focus has been on pesticide application exposure, cancer risk in drinking water and dietary exposure. These criteria while health indicators do not relate to how we consume fruits and vegetables. 70% of fruits and vegetables come from outside Canada and the international market is not eliminating EBDC, EBDC has not been found in drinking water in Canada.

At this point in time the PMRA process appears to be out of whack with agricultural practice. Charles has been very involved in seeking a review of how PMRA does its re-evaluations and looking for support from provincial agencies/politicians, educating new Minister of Agriculture for Ontario The Honourable Ernie Hardeman. Unfortunately we are now at a point where agriculture and how food is produced to feed the masses is not upmost in the mind of policy makers and is often not based on scientific fact but lack of knowledge/understanding and social trends and emotion.

This is true not just for Fruits and Vegetables but is also seen in the feather industries and animal rearing farms. Less than 2% of Canadians farm but everybody thinks they know how to farm.

Charles presentation evolved into a general discussion on to educate consumers. Brenda provided insight on the efforts of Farm Connections and the educational programs they are working on. One of the items stressed was that stable funding for such programs should be put in place rather than having groups spend time writing

grant proposals. In addition is funding is made available through incentives to reduce herbicide and pesticide use it should be province wide.

Business Arising

Broadband “Fact Sheet” Faye and Sheila provided an overview of the information that has been compiled from the Region’s Broadband Strategy and the Business Retention and Expansion study that illustrate the issues that rural business (farmers, home occupations, retail, etc) are facing in being able to communicate effectively and efficiently because of the lack of broadband infrastructure.

The new provincial government had a campaign promise of investment in rural infrastructure of 100 million.

407 Issues: Blackbird and MTO staff were invited to attend the July meeting to respond to issues identified at the May 10 meeting, they declined. Blackbird requested a noise exemption from Council at their meeting of July 3, 2018. Council approved the noise exemption contingent on Blackbird responding to the issues raised by the Agricultural Advisory Committee. Staff are awaiting a response from Blackbird and MTO.

It was determined that Faye would follow-up with Jennifer Knox to determine if a resolution should be passed by the committee in August to go to the September Council meeting.

Council and Committee Reports

Council received another request for backyard chicken which they received for information. In future it is suggested that the reason for not acting upon the request be given. Essentially it is a risk management measure for the feather crop producers in the area. There is a possibility of avian flu from unregistered chickens. This is the reason for not allowing chickens within the urban areas of Clarington, it is to safeguard the rural feather farm neighbours from this bio-security risk.

As a result of a delegation to Council regarding Agri-Tourism and Special Event Considerations for On-Farm Diversified Uses, Staff were asked to prepare a policy for the September 10th Planning and Development Committee meeting. The Staff Report will rely on the work of the AACC for the Countryside Discussion Paper (the framework for decision-making) and the input the group is currently providing on the Zone Clarington review.

Durham Agriculture Advisory Committee: - DAAC Tour for September 13th at Reesor’s to involve equipment dealers.

Durham Region Federation of Agriculture: (Farm Connections) The summer students are working on research for the Emily 911 project and trying to have consistent implementation of the this signage across Durham. They are also working on revisions to the Ag Media Directory so if any are willing to be spokespeople of specific topics please let Brenda know. The Heritage Committee formed to led the successful Canada

150/150 agriculture families in Durham will be working on having the histories compiled into a coffee table book.

Clarington Board of Trade – Sheila provided an update on the video they are putting together to promote agriculture and agri-business in Clarington. Farm Boy Productions has been hired to create a video on the Real Dirt on Agriculture. Filming has started and hope to have the video for the Mayor’s dinner in the fall.

New Business

Liberty Street Bridge – Width of the new bridge is appreciated.

Fire Chief – Automated Message to those with burn permits was noted and appreciated. Enfield barn fire was John Geissberger’s barn.

Future Agendas– Suggestions for future agendas DRPS and farm safety. John is working on invitation to the Premier.

John Cartwright moved to Adjourn.

Next Meeting: Thursday, August 23rd or 30th, 2018 at 7:30 pm, Max Chipman from Starseed on the Cannabis Industry in Clarington.



Draft minutes – Not yet approved by Committee

**NOTES OF MEETING OF
SAMUEL WILMOT NATURE AREA
MANAGEMENT ADVISORY COMMITTEE
HELD TUESDAY AUGUST 14, 2018
7:00 PM**

Present: Brian Reid Tom Hossie
 Kate Potter Meaghan Vandenbrink
 Leo Blindenbach Patrick Bothwell

Regrets: Councillor Corinna Traill Paul Davidson
 Suzanne Land Rod McArthur
 Jim Cleland

Staff Present: Peter Windolf

1. AGENDA

MOVED: by Leo Blindenbach **SECONDED** by Kate Potter
THAT: the agenda for August 14, 2018 be accepted

CARRIED

2. MINUTES OF PREVIOUS MEETING

Approval of Minutes

MOVED: by Patrick Bothwell **SECONDED** by Tom Hossie
THAT: the minutes of May 8, 2018 be approved

CARRIED

3. UPDATES

Fishing line disposal containers

At the April 2018 meeting Leo Blindenbach suggested that fishing line disposal containers be installed at the SWNA in locations convenient to anglers. Several of these, made from poly pipe, have been installed by Bowmanville Anglers along the Bowmanville Creek. Leo was able to obtain free material from Rona Newcastle and 6 containers were built by volunteer Kevin Leckie. Once the identification stickers are available the six containers will be installed.

OPG Planting Project

On Saturday May 26 at 11:00AM a project to plant 500 nectar plants was held at Port of Newcastle Waterfront Park. The project was an extension to the planting that was done in 2017. OPG sponsored the event to plant butterfly and pollinator friendly perennials supplied by Chalk Lake Greenhouses. After a slow start all of the plants were installed within about 1.5 hours. OPG will be asked if they are interested in sponsoring the event again in 2019.

Friends of Second Marsh Festival

On June 2 the SWNA Committee had a booth at the Friends of Second Marsh Festival at the McLaughlin Bay Wildlife Reserve in Oshawa. Kate Potter and Tom Hossie attended on behalf of the committee. A large crowd attended again this year and it was a great opportunity for spreading information about the SWNA, including the 2018 SWNA Monarch Tagging event. Many attendees signed up for the SWNA blog. It was a worthwhile event that the committee should participate in again next year.

Soper Creek Wildlife Event

The committee hosted a public event, themed around urban wildlife, at the SWNA on Saturday June 9. Soper Creek Wildlife displayed several mammals including a porcupine, skunk, and bob cat during their presentation. Many families with children attended the event to view and learn about the wildlife encountered in urban areas. The event was sponsored by Jackie Winterfield from Remax. While the event was successful, the committee suggested moving future events to a location with visibility from the street would help bring in larger walk-up audiences.

4. ACTION ITEMS

Fall Monarch Tagging Saturday September 8

Following the success of the 2017 monarch tagging event, the committee has scheduled to tag monarchs again on Saturday September 8 with a rain date of Sunday September 9. Five hundred tags have been received from Monarch Watch. Twelve new Butterfly nets have been purchased from a private donation which will be used to supplement the nets that we will borrow from GRCA. Four picnic tables will be requested from Operations and a Clarington tent will be requested from Communications and Tourism. To guide people to the event location, two A-frame signs will be placed at the south ends of Port of Newcastle Drive and Toronto Street. Committee members should arrive for the event at 9:00 AM.

MNR Rangers Thursday August 16

The Stewardship Youth Ranger Program is sponsored by the Ontario Ministry of Natural Resources and Forestry and provides summer employment opportunities for students supporting community projects relating to environmental stewardship and resource management.

Two crews of Rangers will be at the SWNA on August 16 to assist with clearing brush from the snake hibernaculum and along various paths at the SWNA. Leo, Rod, and Brian will attend to direct the work.

Highway of Hero's possible 2018 planting project

In 2017 over 200 trees were planted south of the Cobbledick Parking lot with volunteers and funding from the Highway of Hero's Tribute program. The H of H program has asked if the SWNA would like to participate again in fall of 2018. Due to the difficult soil conditions encountered at last year's site and the relatively short time to organize another fall event, the committee decided to decline the offer with thanks.

5. OTHER BUSINESS

Brian Reid advised that Jim Cleland has moved to an assisted living facility and will not be able to participate on the committee in the future. Since the term of this SWNA committee is about to end, no replacement will be requested. Brian suggested a certificate of appreciation be prepared to acknowledge Jim's contribution as the longest serving member of the committee. P. Windolf will follow up with the Mayor's office about getting a certificate.

Patrick Bothwell reported that the interpretive sign at the barrier beach was missing, or hidden by vegetation. When the MNR Rangers are on site on August 16 it will be investigated further.

6. MOTION TO ADJOURN

MOVED: by Patrick Bothwell **SECONDED** by Kate Potter

THAT: the meeting be adjourned.

CARRIED

Adjournment 8:15 PM

Next Meeting: **Tuesday September 11 at 7:00PM in meeting room 3C. Please gather in the lobby before being escorted to the 3rd floor.**

Notes prepared by: P.Windolf

Clarington Accessibility Advisory Committee

June 7, 2018, 6:30 PM

MAC Meeting Room 3C

If this information is required in an alternate format, please contact the Accessibility Coordinator at 905-623-3379 ext. 2131.

- Present:** Shea-Lea Latchford (Chair)
Andre O'Bumsawin (6:30-6:55PM and 7:30-8:10PM)
Tim Van Leeuwen
Councillor Wendy Partner
Pinder DaSilva
Sylvia Jaspers-Fayer
Sally Barrie
- Also Present:** Andrea Nicholson – Accessibility Coordinator
Bronwyn Meech (student)
Sean Bagshaw (until 7:00PM)
Basia Radomski (until 6:45 PM)
- Regrets:** Jacqui Watchorn
Maureen Reed

The meeting was called to order at 6:30 PM.

1. Adoption of Minutes

Moved by Councillor Partner, seconded by Andre O'Bumsawin

That the minutes of the meeting of May 3, 2018 be approved.

Carried

2. Presentations

- a) **Basia Radomski, Manager of Corporate Communications and Tourism**, addressed the Committee regarding Tourism and Tourism's role during special events. Basia reported that Tourism is able to share space with AAC during events. Basia also reported that with limited Tourism staff and so many events, Tourism is changing the way they participate at events, such as engaging in partnerships with other tourism based organizations, and walking during events rather than setting up a booth. For example, during Ribfest 2018 Tourism has provided their information bags to Bowmanville Older Adult Association who will hand out the bags. AAC materials have been included the bags. When Tourism partners with other organizations, AAC materials are included. Safety concerns were discussed regarding location, congestion, and crowds. Tim Van Leeuwen inquired about the resource the Committee created and provided to Tourism regarding accessible washrooms. Basia will look into how that information has been used and

report back to the Committee via an email to Andrea Nicholson. The Committee will be considering purchasing a banner to use at events. Basia estimated the cost would be \$200-\$300 per banner and will report back with a quote. A banner could be placed at the Tourism office. The Communications staff can help design banners for the Committee as needed.

Andrea Nicholson read an email received from Councillor Hooper offering for the Committee to use space outside of his store(s) during Applefest. Basia requested the Committee let Tourism know as soon as possible if they wish to partner with Tourism for Applefest.

- b) **Sean Bagshaw, Capital Works Engineer**, addressed the Committee regarding timed crossings. Sean explained that the Region of Durham is responsible for the design and maintenance of all timed crossings. The Region has been rigid in the past regarding the timing of crossings, however new management has been looking at the walk signal timing.

The Committee raised concerns regarding accessing the button to trigger the pedestrian crossing in winter time. People with disabilities, whether walking or using mobility devices find it hard to reach the button when snow is piled in the area and the snow itself creates a slipping hazard as a person attempts to get close to the button.

The Committee asked if the walk signal could be automatic so that a button does not have to be used. Sean explained that when the button is pushed it will extend the light/crossing time for the person crossing, otherwise the traffic lights are times for traffic optimization.

The Committee also raised concerns regarding curb cuts that don't match the width of the painted markings at the crossing. People with vision loss may trip going up and coming down the curb because they assume the curb cut follows the pedestrian crossing markings. Sean explained the paint markings are required to be 2.5m wide and Clarington's sidewalks are not as wide.

The Committee noted areas of concern regarding timing, with specific concerns Green Road and Highway 2. In addition, the area between the sidewalk and the signal button has a mud surface which creates a risk for people with disabilities, in particular for people using wheelchairs who may become stuck particularly when the ground is wet.

The Committee complemented the Municipality regarding the newer designs for sidewalks and crossings. Sean also explained that new sidewalks are designed to minimize cracks during temperature fluctuation, and that the

newer sidewalks have a smoother surface where the joint scribing tool is used.

The Committee may forward any additional concerns to Sean and he can forward to the appropriate staff member. He can also forward concerns to the Region where the concern falls under regional jurisdiction.

3. Business Arising From Minutes

a) AAC Awareness at Community Events

i. June 23 Summer kickoff event

Andrea Nicholson provide details regarding the event. One Committee member expressed interest in attending but was unable to confirm during the meeting. The Committee noted there are no sidewalks on the east side of Liberty, making it difficult for those who use public transit to attend.

ii. October 23 Applefest

The Committee discussed options of partnering with Tourism or with Councillor Hooper's store location. The Committee agreed to try the location at Councillor Hooper's store. The Committee has access to a tent and a family member has offered to help them set up the tent. Andrea Nicholson will confirm details with Councillor Hooper and report back to the Committee.

iii. Banner

The Committee discussed having their own banner to display at events. Andrea provided sample images of pull-up style banners.

Moved by Sally Barrie, and seconded by Tim Van Leeuwen,

That the AAC purchase two branded banners.

Carried

Andrea Nicolson agreed to coordinate the design and purchase of the banners, in consultation with Corporate Communications and the Committee Chair.

iv. August 18 Clarington Honey Bee Festival

Councillor Partner is attending this event at Kendall Community Centre and requested to have AAC materials to display. Andrea Nicholson will prepare a

package of materials for Councillor Partner.

b) Durham Region Accessibility Award for Clarington

Committee members put forward the following businesses for nomination:

- Swiss Chalet (Bomanville)
- The Courtyard (Courtice)
- Captain George's Fish and Chips (Bowmanville)
- Swiss Chalet (Courtice)

Moved by Pinder DaSilva, and seconded by Andre O'Bumsawin,

That a vote be conducted to determine the individual, business or organization in Clarington who will be nominated for the Durham Region Accessibility Award for Clarington, in accordance with the voting process outlined in the Appointments to Boards and Committees policy.

Carried

Moved by Andre O'Bumsawin and seconded by Pinder DaSilva

That the nomination for Swiss Chalet Bowmanville be forwarded to the Region of Durham to receive the Durham Region Accessibility Award for Clarington.

Carried

4. New Business

a) Recognition event for Accessibility Award nominees

The Committee agreed to host a recognition event at the September 5 AAC meeting, following the same format as in 2017. Businesses will be notified of their nomination and invited to attend the event. Council and Department Heads will be invited. Andrea Nicholson will prepare materials and coordinate with the Committee Chair.

5. Regional Updates

a) Regional AAC

Andre O'Bumsawin reported that the Committee did not have quorum at the last meeting, however the Committee members present had a discussion regarding Durham Region Transit (DRT) and the need to inform Regional Councillors about the experience of DRT users.

6. Other Business

a) Durham Region Transit changes to Specialized Services Appeals Panel

Andrea Nicholson read an email that was received from Bill Homes (DRT) regarding changes to the Specialized Services Appeals Panel. The changes were approved by the Transit Executive Committee and the changes will be implemented by the end of March 2019. Mr. Holmes stated that, once implemented, the Appeals Panel will consist of an “Occupational Therapist (to provide informed review of medical information provided by the appellant and their functional abilities), a DRT Conventional Transit Supervisor (to provide informed view of characteristics of conventional services, vehicles and infrastructure) and a representative from the Community with a disability (to provide an informed view from the perspective of a person with a disability who uses conventional transit).”

The terms of reference previously stated that “the appeal panel shall be comprised of the Accessibility Coordinators or designates from local area municipalities within the Durham Region and representatives from the Region of Durham that are not employees of Durham Region Transit, and whose responsibilities include the provision of services for residents with physical or cognitive disabilities.”

Under the newly approved Terms of Reference, appeal panel members may not be members of the AAC of the Region or any of the local municipalities, or employees of the Region or any of the local municipalities.

b) Service Ontario

Councillor Partner requested an update on Service Ontario. Andrea Nicholson reported that the issue was reported to Municipal By-law Enforcement and a site visit was requested.

Follow up action: Andrea Nicholson followed up with Municipal By-law Enforcement on June 8, 2018 and was informed that on June 5, 2018, Service Ontario was issued an Order to repair the parking area by July 6. A Municipal By-Law Enforcement Officer will follow up after this date.

c) May 28 Delegation to General Government Committee

Syliva Jaspers-Feyer thanked Andre O’Bumsawin for giving the delegation to Council during National Access Awareness Week. The Committee briefly discussed housing and the need to advocate for accessible housing. Councillor Partner reported that she has had contact with a developer who is interested in

building communities that provide different types of housing that will allow people to move through different housing options as their needs change but still remain within the same community.

7. Next meeting

Wednesday September 5 at 6:30 PM, Council Chambers

Note: On this date, the AAC will host the recognition event, followed by a short meeting (as time permits).

8. Adjournment

Moved by Andre O'Bumsawin and seconded by Tim Van Leeuwen,

That the meeting adjourn.

Carried

The meeting concluded at 8:10 PM.

Chair

Secretary

Report to Council Meeting of September 17, 2018

Subject: General Government Committee Meeting of Tuesday, September 4, 2018

Recommendations:

1. Receive for Information

- (a) 8.1 Minutes of the Bowmanville Business Improvement Authority dated June 12, 2018
- (b) 8.2 Minutes of the Newcastle Business Improvement Authority dated June 14, 2018, July 12, 2018 and August 9, 2018.
- (c) 8.3 Minutes of Tyrone Community Centre dated May 16, 2018 and June 20, 2018
- (d) 8.4 Minutes of the Ganaraska Region Conservation Authority dated June 21, 2018
- (e) 8.5 Sheila Hall, Executive Director, Clarington Board of Trade, Regarding Economic Development Activity Report January 1, 2018 to July 31, 2018
- (f) 9.4 Ulli Watkiss, City Clerk, City of Toronto, Regarding Immediate Steps to Address Gun Violence
- (g) ESD-007-18 Emergency Services Activity Report - Q2 2018
- (h) COD-028-18 Contract Awards During Council Recess
- (i) FND-013-18 Financial Update as at June 30, 2018
- (j) CAO-010-18 Strategic Plan 2015-2018 Final Report

2. Ryan Paquette, Project Coordinator, R.W. Tomlinson Limited – MTO - Hwy #115 Culverts Noise By-law Exemption Request

That the request of Ryan Paquette, Project Coordinator, R.W. Tomlinson Limited for an exemption to the Municipality's Noise By-law 2007-071 for Hwy #115 Culverts Construction from September 7, 2018 until October 31, 2018, be approved.

3. Andrew Brouwer, City Clerk, City of Oshawa, Regarding Addressing Affordable Accessible Housing Needs in Ontario

That the following City of Oshawa resolution, regarding Addressing Affordable Accessible Housing Needs in Ontario, be endorsed by the Municipality of Clarington:

Whereas on May 14, 2018, Oshawa City Council held its annual special meeting to allow the public the opportunity to provide their views and/or concerns regarding accessibility issues; and,

Whereas a number of public comments received at this meeting related to the need to consider providing more accessible housing units including those that are affordable; and,

Whereas there is a need to consider such matters as providing accessible model home designs/concepts in new home sales office and to advance a discussion on providing more flexible and universal housing designs that can allow seniors and others that's have accessibility challenges over time to be able to age in place without the need to move; and,

Whereas it is important to ask the Province to consult with the building and development industry and municipalities to see if there are ways to advance the affordable accessible housing discussion to address the needs of Ontario residents including a review of the Ontario Building Code as appropriate;

Therefore be it resolved:

That the Province of Ontario be requested to consult with the building and development industry and municipalities to determine practical and appropriate ways to address the affordable accessible housing needs in Ontario which may include a review of the Ontario Building Code; and,

That the City's Chief Building Official be requested to advance the discussion of affordable accessible housing matters related to the Ontario Building Code at the Large Municipalities Chief Building Officials Forum; and,

That a copy of this resolution be provided to the Premier of Ontario, all M.P.P.s in the Region of Durham, the Region of Durham, all local

municipalities in the Region of Durham, the Association of Municipalities of Ontario, the Building Industry and Land Development Association, the City's Building Industry Liaison Team, the Ontario Association of Architects, Canada Mortgage and Housing Corporation, the Ontario Non-Profit Housing Association and the Accessibility Directorate of Ontario.

**4. Stephen Covey, Chief of Police and Chief of Security Officer, CN,
Regarding Rail Safety Week**

That the following CN resolution, regarding Rail Safety Week be endorsed by the Municipality of Clarington:

Whereas Public - Rail Safety Week is to be held across Canada and the United States from September 23 to 29, 2018;

Whereas it is in the public's interest to raise citizens' awareness on reducing avoidable accidents, injuries and damage caused by collisions at level crossings or incidents involving trains and citizens;

Whereas Operation Lifesaver is a public/private partnership whose aim is to work with the rail industry, governments, police services, the media and other agencies and the public to raise rail safety awareness; and

Whereas CN has requested Council to adopt this resolution in support of its ongoing effort to save lives and prevent injuries in communities, including the Municipality of Clarington; and

It is hereby resolved to support national *Public - Rail Safety Week*, to be held from September 23 to 29, 2018.

5. Rainbow Crosswalks

That Report EGD-015-18 be received;

That the location for the Rainbow crosswalk be the South leg of the all way stop intersection of Apple Blossom Blvd. and Mearns Ave.;

That 50% of the funding come from the Municipality's annual budget with the other 50% of the funding come from the requesting group;

That the Municipality of Clarington's cost sharing, be referred to the 2019 Budget for consideration; and

That all interested parties listed in Report EGD-015-18 and any delegations be advised of Council's decision.

6. GO Transit Newcastle Village - Annual Status Update

That Report EGD-016-18 be received;

That the demolition of the former fire hall in the Village of Newcastle be further delayed to continue to allow GO Transit to use the property as a turnaround until such time as

Durham Region Transit is able to provide a local service that ensures continuity for residents;

That Staff be directed to continue to work with Durham Region Transit to define future growth patterns and establish appropriate service levels;

That Staff be directed to report back to Council in the summer of 2019 on the progress of our discussions; and

That scheduling of the demolition of the former fire hall in Newcastle be revisited at that time.

7. Municipal Wide Whistle Cessation Study

That Report EGD-017-18 be received;

That the Municipal Wide Whistle Cessation Study be referred to the Municipality's 2019 budget; and

That all interested parties listed in Report EGD-017-18 and any delegations be advised of Council's decision.

8. Proposed Amendment to Emergency Management By-law 2018-010

That Report ESD-006-18 be received; and

That the draft amending By-Law (Attachment 1 to Report ESD-006-18), being a by-law to amend the Emergency Management By-law 2018-010 regarding the appointment of the Emergency Management Program Committee (EMPC) by the Municipality of Clarington, and the deletion of Section 2.8 in its entirety, be approved.

9. Amendment to Procedural By-law

That Report CLD-019-18 be received; and

That the draft By-law attached to Report CLD-019-18, being an amending by-law to the Procedural By-law, 2015-029 be approved to include a clause to address circumstances where notice is received from the Local Planning Appeal Tribunal (LPAT) that gives Council the opportunity to make a new decision in respect of an Official Plan or Zoning By-law.

10. 2018/2019 Insurance Program

That Report FND-012-18 be received;

That the general insurance placement, in conjunction with the other member municipalities of the Durham Municipal Insurance Pool, with the Frank Cowan Company for an integrated pooling arrangement that includes integrated insurance coverages and common self-retention deductible levels for the period July 1, 2018 to June 30, 2019, at an approximate cost to Clarington of \$932,094 be confirmed; and

That the purchase of cyber liability coverage through the Frank Cowan Company at a cost of \$20,000 be confirmed.

11. Exceptional Compensation Policy B8 Update

That Report CAO-011-18 be received; and

That the updated Policy B8 (Attachment 3 to Report CAO-011-18) be approved.

12. Tourism Service Delivery Review

That Report CAO-012-18 be received;

That Council endorse the establishment of Tourism Stakeholders Advisory Committee and that staff report back with Terms of Reference for such Committee;

That Council endorse the development of a Tourism Strategy including a Digital Marketing Strategy; and

That staff continue to consider other opportunities for service improvement identified in WSCS Consulting Inc.'s Clarington Tourism Service Delivery Review.

13. Clarington Best Ideas Contest

That staff be directed to investigate and report to Council in 2019 on the consideration of a “Clarington’s Best Ideas” contest, with a view to solicit input from our residents on simple, practical measures that could be implemented to enhance our communities and the quality of life.

14. Bell Canada

That Bell Canada be advised that if all outstanding repairs are not made to holes and sod within 10 days, consent will be withheld for further use of municipal roadways and road allowances; and

That Bell Canada shall ensure that the affected grass shall be repaired with sod.

15. Elections Signs – Amending Placement Restrictions

That where there is a sidewalk, the sight triangle for the boulevard shall be measured 3 metres from the intersection of the driveway and the road.

Report to Council Meeting of September 17, 2018

Subject: Special Planning & Development Committee Meeting of Monday,
September 10, 2018

Recommendations:

1. An Application by R. W. Carr Investment Co. for two separate single detached homes each with a 12.9 metre frontage

That Report PSD-063-18 be received;

That the proposed application for Rezoning ZBA2018-0017 continue to be processed including the preparation of a subsequent report;

That staff consider the public comments received in the further processing of the Zoning By-law Amendment application submitted by R.W. Carr Investment Co. to permit two single detached house properties; and

That all interested parties listed in Report PSD-063-18 and any delegations be advised of Council's decision.

2. Applications by 2510267 Ontario Ltd. for a Zoning By-law Amendment and Draft Plan of Subdivision for a 27 unit development on the south-east corner of Liberty Street North and Longworth Avenue, Bowmanville

That Report PSD-064-18 be received;

That the revised application for Draft Plan of Subdivision S-C-2017-0008 submitted by 2510267 Ontario Ltd., to permit the development of 27 residential units, be supported subject to the conditions generally as contained in Attachment 1 to Report PSD-064-18;

That the application to amend Zoning By-law by 2510267 Ontario Ltd. be approved and that the By-law in Attachment 2 to Report PSD-064-18 be passed;

That once all the conditions contained in the Official Plan and Zoning By-law with respect to the removal of the (H) Holding Symbol are satisfied, the By-law authorizing the removal of the (H) symbol be approved;

That the Durham Regional Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-064-18 and Council's decision; and

That all interested parties listed in Report PSD-064-18 and any delegations be advised of Council's decision.

- 3. Application by Terrance Tiller to amend Zoning By-law 84-63 to facilitate a surplus farm dwelling severance at 3648 Concession Road 5, Clarke**

That Report PSD-065-18 be received;

That the application to amend the Zoning By-law submitted by Terrance Tiller be approved and that the By-law contained in Attachment 1 to Report PSD-065-18 be passed;

That the Durham Regional Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-065-18 and Council's decision; and

That all interested parties listed in Report PSD-065-18 and any delegations be advised of Council's decision.

- 4. An Official Plan Amendment Application by the Municipality of Clarington and Zoning By-law Amendment Application by Durham Hospice – Clarington to permit a hospice on a portion of 1785 Cobbledick Road**

That Report PSD-066-18 be received;

That Council declare as surplus, approximately an additional 0.4 hectares (1 acre) of the municipally-owned property, south of 1895 Cobbledick Road and direct staff to transfer a total parcel of 1.2 hectares (3 acres) to Durham Hospice - Clarington subject to the conditions identified in Council Resolution #C-019-18;

That Official Plan Amendment No. 119 to the Clarington Official Plan be adopted as contained in Attachment 1 to Report PSD-066-18;

That the application submitted by Durham Hospice - Clarington to amend the Zoning By-Law to permit a hospice be approved and a zoning by-law amendment contained in Attachment 2 to Report PSD-066-18, be passed;

That once all requirements contained in the Zoning By-law and Site Plan approval are satisfied, the By-law authorizing the Removal of the (H) Holding Symbol be approved;

That the Durham Regional Planning Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-066-18 and Council's decision; and

That all interested parties listed in Report PSD-066-18 and any delegations be advised of Council's decision.

Report to Council Meeting of September 17, 2018

Subject: Planning & Development Committee Meeting of Monday, September 10, 2018

Recommendations:**1. Receive for Information**

- (a) 9.1 Minutes of the St. Marys Cement Community Relations Committee dated February 6, 2018
- (b) PSD-072-18 Electric Vehicle Charging Infrastructure - Requirements for New Development
- (c) PSD-077-18 An Proposed Private Cannabis Retail Stores

2. Myron Pestaluky, Delta Urban Inc., On behalf of the Southeast Courtice Landowners Group, Regarding Report LGL-007-18 Pre-Construction Sale of Residential Real Estate - Update on Industry Consultation

That Communication Item 10.1, from Myron Pestaluky, Delta Urban Inc., On behalf of the Southeast Courtice Landowners Group, be received; and

That Myron Pestaluky, Delta Urban Inc., be advised of Council's decision.

3. Myron Pestaluky, Delta Urban Inc., On behalf of the Southwest Courtice Landowners Group, Regarding Report LGL-007-18 Pre-Construction Sale of Residential Real Estate - Update on Industry Consultation

That Communication Item 10.2, from Myron Pestaluky, Delta Urban Inc., On behalf of the South- West Courtice Landowners Group, be received; and

That Myron Pestaluky, Delta Urban Inc., be advised of Council's decision.

4. Community Vision for Jury Lands, Urban Design Master Plan and Design Guidelines for former Ontario Boys Training School and WWII Prison of War Camp 30

That Report PSD-067-18 be received;

That COPA 2018-0003 continue to be processed including the preparation of a subsequent report; and

That all interested parties listed in Report PSD-067-18 and any delegations be advised of Council's decision.

5. Foster Northwest Secondary Plan Amendment No. 117 to the Clarington Official Plan

That Report PSD-068-18 be received;

That the Official Plan Amendment No. 117 be adopted;

That the Region of Durham Planning and Economic Development Department and the Municipal Property Assessment Corporation be forwarded a copy of Report PSD-068-18; and

That all interested parties listed in Report PSD-068-18 and any delegations be advised of Council's decision.

6. Rural Special Event Venues and Agri-Tourism Uses

That Report PSD-069-18 be received; and

That all interested parties listed in Report PSD-069-18 and any delegations be advised of Council's decision.

7. A Local Planning Appeal Tribunal (LPAT) Decision on the Appeal by Deborah & Oswin Mathias regarding meat processing accessory to a farm

That Report PSD-070-18 be received for information;

That Council enact the Zoning By-law Amendment contained in Attachment 3 of Report PSD-070-18 in accordance with the Order of the Local Planning Appeal Tribunal to establish additional regulations and remove the holding symbol for the meat processing use accessory to a farm;

That a copy of Report PSD-070-18 and the amending by-law be forwarded to the Local Planning Appeal Tribunal, the Region of Durham Planning and Economic Development Department and the Municipal Property Assessment Corporation (MPAC); and

That all interested parties listed in Report PSD-070-18 and any delegations be advised of Council's decision.

8. An Application by Farsight Investments Limited and Savannah Land Corporation to Amend a Draft Approved Plan of Subdivision and Rezoning by adding lands into the Draft Plan

That Report PSD-071-18 be received;

That the application to amend Draft Approved Plan of Subdivision submitted by Farsight Investments Limited and Savannah Land Corporation by adding lands into the draft plan and changing the configuration of the park, stormwater management pond and roads to permit 69 additional residential units be supported subject to conditions as contained in Attachment 1 of Report PSD-071-18;

That the Zoning By-law Amendment application by Farsight Investments Limited and Savannah Land Corporation be approved as contained in Attachment 3 of Report PSD- 071-18;

That once all conditions as contained in the Clarington Official Plan and the Zoning Bylaw with respect to the removal of the (H) Holding Symbol are satisfied, the By-law authorizing the removal of the (H) Holding Symbol be approved;

That the Durham Regional Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-071-18 and Council's decision; and

That all interested parties listed in Report PSD-071-18 and any delegations be advised of Council's decision.

9. Recommended disposition of outstanding Zoning By-law amendment applications in the Courtice Main Street Area

That Report PSD-073-18 be received;

That the application to amend the Zoning By-law submitted by David West, Wayne West and Ronald Wilson, file number ZBA 99-037, be approved in the context of Zoning By-law Amendment 2018-059;

That the application to amend the Zoning By-law submitted by Charles Murphy and Susan Stephenson, file number ZBA 99-042, be approved in the context of Zoning By-law Amendment 2018-059;

That the application to amend the Zoning By-law submitted by William Bryans, file number ZBA 2000-007, be approved in the context of Zoning By-law Amendment 2018-059;

That the application to amend the Zoning By-law submitted by 988925 Ontario Ltd., file number ZBA 2016-0004, be approved in the context of Zoning By-law Amendment 2018-059;

That the application to amend the Zoning By-law submitted by LDB Holdings Ltd., file number ZBA 2001-019, be approved and that the Zoning By-law contained in Attachment 3 to Report PSD-073-18 be passed;

That the Region of Durham Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-073-18 and Council's decision; and

That all interested parties listed in Report PSD-073-18 and any delegations be advised of Council's decision.

- 10.** Applications by 2556079 Ontario Inc. (CCT AutoTrans) to recognize the existing industrial business at 1960 Baseline Road West and to allow an expansion of the business onto a portion of 1972 Baseline Road West

That Report PSD-074-18 be received;

That Amendment No. 115 to the Clarington Official Plan as contained in Attachment 1 of Report PSD-074-18 be adopted;

That the application to amend the Zoning By-law by 2556079 Ontario Inc. be approved and that the By-law attached to Report PSD-074-18 be passed;

That once all requirements of site plan approval are satisfied, the By-law authorizing the Removal of the (H) Holding Symbol be approved;

That the Region of Durham Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-074-18 and Council's decision; and

That all interested parties listed in Report PSD-074-18 and any delegations be advised of Council's decision.

- 11.** Applications by Alpa Pre-Engineered Panel Systems Inc. to allow the expansion of the existing industrial business at 2021 Baseline to 2033 Baseline Road

That Report PSD-075-18 be received;

That Amendment No. 116 to the Clarington Official Plan as contained in Attachment 1 of Report PSD-075-18 be adopted;

That the application to amend the Zoning By-law be approved and that the By-law attached to Report PSD-075-18 be passed;

That once all requirements contained in the Zoning By-law and Site Plan approval are satisfied, the By-law authorizing the Removal of the (H) Holding Symbol be approved;

That the Region of Durham Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-075-18 and Council's decision; and

That all interested parties listed in Report PSD-075-18 and any delegations be advised of Council's decision.

- 12.** An Application by Newcastle Marina Villa Ltd. Removal of Holding (H) to permit a 65 unit apartment building in the Port of Newcastle

That Report PSD-076-18 be received;

That the application submitted by Newcastle Marina Villa Ltd. to remove the Holding (H) symbol be approved as contained in Attachment 1 to Report PSD-076-18;

That Council's decision and a copy of Report PSD-076-18 be forwarded to the Region of Durham Planning and Economic Development Department and the Municipal Property Assessment Corporation; and

That all interested parties listed in Report PSD-076-18 and any delegations be advised of Council's decision.

13. Residential Neighbourhood Character Study

That Report PSD-078-18 be received;

That Staff be authorized to undertake a Residential Neighbourhood Character Study to inform the Zoning By-law review as described in the proposed Terms of Reference in Attachment 2 of Report PSD-078-18;

That Council pass the Interim Control By-law contained in Attachment 3 of Report PSD-078-18;

That notice of the passing of the Interim Control By-law be given in accordance with Subsection 38(3) of the Planning Act, R.S.O. 1990, C.P. 13, as amended; and

That all interested parties listed in Report PSD-078-18 and any delegations be advised of Council's decision.

14. Development Applications by 2103386 Ontario Inc. (Halminen Homes) and Louisville Homes Ltd. for 297 single detached dwellings, 92 street townhouse dwellings, and 105 unit block townhouse development in Newcastle

That Report PSD-079-18 be received;

That the application for Draft Plan of Subdivision S-C-2017-0005 submitted by 2103386 Ontario Inc. (Halminen) and Louisville Homes Ltd. be supported subject to redlined revisions to conform with the Secondary Plan and subject to conditions of draft approval substantially as contained in Attachment 1 to Report PSD-079-18 as finalized by the Director of Planning Services and as amended by deleting the words "three (3) years" and replacing it with the words "five (5) years" in Part 9 – Notes to Draft Approval, section 9.3;

That the Zoning By-law Amendment application submitted by 2103386 Ontario Inc. (Halminen) and Louisville Homes Ltd. be approved and that a Zoning By-law Amendment as contained in Attachment 2 of Report PSD-079-18 be adopted to implement the redline revised plan of subdivision;

That once all conditions contained in the Official Plan and Zoning By-law with respect to the removal of the (H) Holding Symbol are satisfied, the By-law authorizing the removal of the (H) Holding Symbol be approved;

That the Region of Durham Planning and Economic Development Department and Municipal Property Assessment Corporation be forwarded a copy of Report PSD-079-18 and Council's decision; and

That all interested parties listed in Report PSD-079-18 and any delegations be advised of Council's decision.

15. Renaming of a Portion of Lakeshore Road to Lake Homestead Road

That Report PSD-080-18 be received;

That subject to receipt of the application fee of \$1,200 for a street renaming request, staff be authorized to take appropriate steps to advertise in the local newspapers for a Public Meeting on the renaming of the portion of "Lakeshore Road" from Boulton Street to Stephenson Road as "Lake Homestead Road"; and

That all interested parties listed in Report PSD-080-18 and any delegations be advised of Council's decision.

16. Pre-Construction Sale of Residential Real Estate - Update on Industry Consultation

That Report LGL-007-18 be received;

That staff bring forward a by-law for Council's consideration to prohibit the sale of new homes or condominiums prior to receiving draft plan approval; and

That staff bring forward the draft By-law at the September 17, 2018 Council meeting.

17. Street Renaming – Alice Crown

That the name Alice Crown be placed on the street name list for Bowmanville in recognition of the quiet contribution of early immigrant women who helped build a new life for their families in this community.

18. Amendment of Heritage Designating By-law – The Belmont House

That Report PSD-051-18 be received;

That the recommendation of the Clarington Heritage Committee to amend the designating By-law of The Belmont House at 302 Given Road, Newcastle, under Part IV of the Ontario Heritage continue to be processed;

That the Clerk prepare the required notice to amend the designation pursuant to Section 30.1 (2) of the Ontario Heritage Act;

That depending on the response to the notice to amend the designation, the Clerk either prepare the necessary by-law or report back to Council regarding objection(s) received; and

That all interested parties listed in Report PSD-051-18 and any delegations be advised of Council's decision.

19. Potential Acquisition of Lands

That the recommendations, contained in Confidential Report CAO-014-18 Potential Acquisition of Lands, be approved.

20. Proposed Settlement of OMB Appeals - Excelsior Financial Group Inc.

That the recommendations, contained in Confidential Report LGL-006-18 Proposed Settlement of OMB Appeals - Excelsior Financial Group Inc., be approved.



BUILDING A GREATER GTA
Building Industry and Land
Development Association

September 14, 2018

Mayor Foster and Members of Council
Municipality of Clarington
40 Temperence Street,
Bowmanville, ON
L1C 3A6

Dear Mayor Foster and Members of Council,

Re: Pre-Construction Sale of Residential Real Estate – Update on Industry Consultation (Staff Report LGL-007-18)

With more than 1,500 member-companies, the Building Industry and Land Development Association is the voice of the land development, home building and professional renovation industry in the Greater Toronto Area. Our industry is essential to the Region's long-term economic strength and prosperity. In 2017 alone, the residential construction industry in Durham Region generated over 32,000 on-site and off-site jobs in new home building, renovation and repair – one of the Region's largest employers. These jobs paid \$1.9 billion in wages and contributed \$4.0 billion in investment value to the local economy.

BILD, on behalf of our Durham Chapter members, submits the following comments with respect to Staff Report LGL-007-18 entitled, *Pre-Construction Sale of Residential Real Estate*, which was tabled by the municipality's Planning and Development Committee on September 10, 2018.

As you know, BILD Durham Chapter has been closely monitoring Clarington's consideration of pre-construction sales and the potential for further regulation on pre-sales beyond what is permissible under the *Planning Act, 2017*. A letter (attached) was previously submitted on June 25th expressing our members' concerns with the matter and the adverse effects additional regulation may have on businesses, the industry and housing. Additionally, this letter requested the opportunity to discuss the subject in greater detail to collectively identify solutions that would benefit the municipality, the industry and, ultimately, new home purchasers.

Thank you for accepting our request and directing staff to consult with us on this matter. BILD Durham Chapter members, along with representatives of our partner association, the Durham Region Home Builders' (DRHBA), met with Clarington Planning and Legal staff on July 31st. At this meeting, we believe meaningful, fruitful discussion took place that resulted in a mutual understanding of the overall concerns and issues related to pre-construction sales.

The September 10th Legal Services Report accurately reflects the conversations that took place and the recommendations contained therein are in keeping with the recommendations made by BILD and DRHBA. We strongly support the education-oriented solutions that were put forward by staff in their report. Our members, your community building partners, would be committed to further working with staff on developing a new home purchasers' guide and a one-page information sheet. It is a best practice that has been implemented by the likes of the City of Oshawa, the Town of Milton, and the City of Brampton – it would prudent for the Municipality of Clarington to also undertake this work given the future growth expected.

20 Upjohn Rd, Suite 100
North York, ON M3B 2V9

Tel: 416.391.3445
Fax: 416.391.2118

www.gthba.ca

We are however deeply disappointed to hear that Committee did not endorse staff's recommendation and that a motion was passed to bring forward a draft by-law to the September 17th Council meeting. While we have not seen the content of a draft by-law prior to this letter being prepared, BILD Durham Chapter reiterates their opposition to any additional regulation that would restrict the timing of pre-sales, beyond what is allowed by the *Planning Act*. As echoed in conversations with staff and previous submissions, the following are reasons why additional regulation is problematic:

- Planning and development is an increasingly complex, expensive and time-consuming process. Because of this, new financial requirements for land development, house construction and future home purchasers have been brought forward to mitigate the levels of risk on these large investments. Many financial institutions require our members to demonstrate that a project is marketable with pre-sales in order to proceed with construction. Without pre-sales, there would also be no funding for the installation of services or registration. Therefore, additional regulation preventing pre-sales will only result in slowing down the industry's ability to pull building permits and deliver much needed housing supply.
- Unwarranted intervention resulting in significant delays in home sales and building, ultimately reduces the housing options for Clarington and exacerbates affordability issues. Restricting homes sales to final approval will significantly extend the timing of home building and increase costs to the end user.
- Additional regulation and the increase in costs that come with carrying a project will reduce smaller builders' ability to participate in the market as only large-scale builders will be able to absorb the additional costs. Reducing builder competition will only undermine housing and affordability efforts.

Again, BILD Durham Chapter does not support any form of additional regulation and strongly disagrees with the prohibition of pre-construction sales. We believe education-oriented solutions to better inform purchasers of the new home development and buying process will better support the goals and objectives of the Municipality of Clarington and future home buyers.

Thank you for taking the time to consider our concerns and we trust you find our comments helpful. Should you require more information or would like to discuss next steps, please contact the undersigned at ctupe@bildgta.ca or at 416-391-5704.

Sincerely,



Carmina Tupe, B.URPI
Planner, Policy and Government Relations BILD

*Cc: David Crome, Director of Planning Services, Municipality of Clarington
Robert Maciver, Municipal Solicitor, Municipality of Clarington
Frank Filippo, BILD Durham Chapter Chair
BILD Durham Chapter Members*



BUILDING A GREATER GTA
Building Industry and Land
Development Association

June 25, 2018

Chair Cindy Strike and Members of the Planning and Development Committee
Municipality of Clarington
40 Temperence Street,
Bowmanville, ON
L1C 3A6

Dear Chair and Members of the Planning and Development Committee

Re: Policy Options to Address the Pre-Construction Sale of Residential Real Estate (Legal Services Report No. LGL-004-18)

With more than 1,500 member-companies, the Building Industry and Land Development Association is the voice of the land development, home building and professional renovation industry in the Greater Toronto Area. Our industry is essential to the Region's long-term economic strength and prosperity. In 2017 alone, the residential construction industry in Durham Region generated over 32,000 on-site and off-site jobs in new home building, renovation and repair – one of the Region's largest employers. These jobs paid \$1.9 billion in wages and contributed \$4.0 billion in investment value to the local economy.

It has been brought to the attention of the Building Industry and Land Development Association (BILD), that this evening the Municipality of Clarington's Planning and Development Committee will receive a report that provides an overview of various options for Council to consider in relation to consumer protection in the new housing industry as well as more specific options to regulate pre-construction sales through municipal regulations. BILD, with the members of our Durham Chapter, has reviewed the contents of this report and submit the following comments for your consideration.

We acknowledge that the Municipality, industry, and homebuyers have recently been facing challenges related to the uncertainty and timing behind the sales of residential units, prior to final plan approval. More specifically, it is our understanding that the Municipality is concerned with how purchasers of pre-sold units (which only have a draft plan approval) will be effected should any significant project changes take place prior to final zoning by-law approvals.

While we recognize this concern, Subsection 52(1) of the *Planning Act* provides that once an approval authority has granted draft approval of a plan of subdivision, a developer may enter into conditional agreements to sell the parcel of land, based on the description in accordance with the draft-approved plan of subdivision. This is a significant milestone in the approval process as at this juncture, the developer and the municipality have reached a mutual, conditional agreement on the key planning and building aspects of the project. For many of our members, in order to proceed with the next stage of construction, a critical mass of financial investment is needed at this point to demonstrate that the project is marketable and financially feasible to banks.

Council and staff at the Municipality of Clarington must recognize that planning and development is an increasingly complex, time-consuming process that is subject to three levels

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of government regulation. Because of this, new financial requirements for developments and future home purchasers have been brought forward to mitigate the levels of risk on these large investments.

BILD understands that at this time staff do not suggest a preferred approach or recommend any next steps, but we are disappointed that no consultation with the industry was taken prior to the report being brought forward. As such, should Council direct staff to undertake further research on this matter, it is important for the Municipality to ensure that proper, transparent and comprehensive consultation take place with the local development community.

To better understand the intricacies of this subject, we strongly recommend that Municipal staff be directed to engage in roundtable discussions with our BILD Durham Chapter members, interested and affected stakeholders. Our members will be able to provide practical, knowledgeable perspective on the economics of development and what impact any potential regulation changes may have. We would be happy to assist the Municipality facilitate these discussions with our members, local landowner groups and partnership associations like the Durham Region Home Builders' Association (DRHBA), as required.

Thank you for taking the time to consider our concerns and we trust you find our comments helpful. Should you require more information or would like to discuss next steps, please contact the undersigned at ctupe@bildgta.ca or at 416-391-5704.

Sincerely,



Carmina Tupe, B.URPI
Planner, Policy and Government Relations BILD

*Cc: Frank Filippo, BILD Durham Chapter Chair
BILD Durham Chapter Members*



**WESTON
CONSULTING**

planning + urban design

Council of the Municipality of Clarington
Municipality of Clarington
40 Temperance Street,
Bowmanville, Ontario
L1C 3A6

September 14th, 2018
File 7929

Attn: Anne Greentree, Clarington Municipal Clerk

**RE: Policy Options to Address the Pre-Construction Sales of Residential Real Estate
Bowmanville East Developers Group (BEDG)**

Weston Consulting is the planning consultant for the Bowmanville East Developers Group (BEDG), a group that consists of several landowners with holdings in the Soper Springs and Soper Hills Secondary Plan Areas representing approximately 82.8% of the land areas within these secondary plan areas. The BEDG is comprised of several accomplished developers and home builders with experience in Clarington and the GTA. The group has retained, Davies Howe Partners LLP to advise them on legal issues and they are the Trustee for the BEDG.

The correspondence builds upon the previous submission by the BEDG to the Planning and Development Committee on June 24th, 2018 in relation to the Legal Services Report (LGL-004-18) where a number of policy options, considerations and recommendations were proposed to address consumer protection for pre-construction sales of residential real estate. At the same meeting, the Committee resolved to direct staff to consult with the development industry regarding the options presented in the Report and to reconvene at the September 10th, 2018 meeting of the Committee with the results of the consultation.

It is our understanding that through discussions at that consultation meeting a preferred option emerged which has been identified in the Legal Services Report (LGL-007-18) and was brought forward for consideration at the recent the Planning and Development Committee meeting held on September 10th, 2018.

The BEDG have reviewed the Legal Services Report dated September 10th, 2018 and we agree with the recommendations contained in the report, specifically, to collaborate with the Building Industry and Land Development Association and the Durham Region Home Builders' Association and its members to develop and implement a new home purchasers' guide and a one-page information sheet to be provided to new home purchasers. We note that the Director of Planning Services also concurs with the recommendation outlined in the Report. The BEDG support this initiative to educate potential purchasers on the process of purchasing a home at pre-construction phase and is committed to bring increased awareness to purchasers of the terms of conditions contained in agreements prior to their execution.

The BEDG do not recommend Council pass any by-law or municipal regulation that would further restrict the timing of commencement of real estate sales. Any such municipal regulation would be prejudicial to developers and home builders' legal rights in accordance with the *Planning Act* and could further impact the viability of future residential construction projects.

It is our understanding in speaking with our developer clients that any form of additional regulation that would restrict the timing of pre-sales would negatively impact the development community in terms of timing of bringing product to the market and would impact housing affordability and supply.

We also note that in the letter prepared and submitted to Council on behalf of the Durham Region Home Builders Association, dated September 13, 2018, it states that "If a by-law of this nature is passed, Clarington would be the only municipality in the province of Ontario that has a by-law that overrides provincial legislation regarding pre-construction sales."

As indicated above, the BEDG strongly urges Committee and Council members and Staff to consider the stakeholders input including our submissions in relation to this important issue and we respectfully request that we be notified of any future reports, public meetings and/or decisions in relation to this matter.

If you have any questions or comments, please do not hesitate to contact the undersigned (ext. 241) or Jonathan Sasso (ext. 258).

Yours truly,
Weston Consulting
Per:



Ryan Guetter, BES, MCIP, RPP
Senior Vice President

c. BEDG
Davie Howe LLP
BILD

If this information is required in an alternate format, please contact the Accessibility
Co-ordinator at 905-623-3379 ext. 2131

To: Mayor and Members of Council
From: Anthony S. Cannella
Date: September 14, 2018
Subject: Delegation of Craig Sabine Regarding The Water Supply to Heritage Estates
Plan No. 10M-755 – Impacts of Northglen Development
File: B.03.13.006.D.01

Re: Resolution #PD-159-18

The concerns surrounding the neighbouring wells in the Heritage Estates west of the Northglen Development have been an ongoing concern since the initial complaints were received in late 2015. From the onset, Municipal staff have done their best to facilitate dialog between both the area Developers and the Region of Durham. In addition, staff requested the monitoring be expanded beyond what the Hydrogeologist considered to be necessary in order to better assess any perceived impact the residents felt were related to the servicing of the Northglen Neighborhood. All reported well related concerns were forwarded to the Hydrogeologist at GHD Group Pty Ltd (GHD) to investigate. Residents were also advised to contact the Region of Durham to report or file a claim under the well interference policy. Municipal staff followed-up with the appropriate parties to ensure they investigated the concerns and communicated the findings to the residents. Furthermore, it was recommended the residents have a well technician inspect the well if it was determined that the dewatering had no impact on the well in question.

After review of the reports and documentation related to the well concerns on Mr. Craig Sabine's property, staff have provided the below summary:

January 27, 2016. The previous owner requested their well be monitored moving forward, however did not have any issue with water quantity or quality at the time.

December 18, 2017. All dewatering activities concluded. GHD reported "at the completion of the monitoring program, the water levels in the monitoring wells within the immediate area of the Phase 4 dewatering (BH-16-7, BH-16-8) were recovering toward their pre-dewatering, winter levels. The remainder of the on-site monitoring wells show a general trend towards average winter levels. No water level impact as a result of the dewatering was observed in the local water supply wells. Any decline in water levels correspond to winter trends that are related to the lack of rainfall events."

December 21, 2017. Mr. Sabine reported his well was dry. Mr. Sabine's concerns were forwarded to GHD (Hydrogeologist consultant) for follow up and inspection.

December 22, 2017. GHD staff inspected the well and reported that Mr. Sabine had approximately 1.5 m of water available. It was noted at the time of inspection that Mr. Sabine reported his well went dry after having his well pump replaced.

January 2, 2018. GHD suggested Mr. Sabine verify with his plumber that the submersible pump was installed as low as possible as the intake on the physical pump is quite often not located at the bottom of the device. GHD requested that Mr. Sabine share the contact info of the plumber that installed the pump. GHD also provided the historical data recorded from his well dating back to July 2015 and suggested the resident contact the hydrogeologist at the Region for further assistance and provided the contact information.

At this time it is not clear if Mr. Sabine had a well technician inspect his well.

We must rely on the information provided by the professionals in this field. It should also be noted that the Municipality is familiar with GHD and has worked with this company on Municipal projects for the purposes of dewatering inspection and analysis when dewatering is required.

The process throughout the servicing of the Northglen Neighborhood has been consistent since the development commenced. The Region of Durham manages all municipal water supply, has a Well Interference Policy for these situations and has Hydrogeologists on staff to review and investigate any concerns reported. While Municipal staff can act as facilitators, wells and water supply in general fall under the jurisdiction of the Region of Durham and any concerns should be sent to and resolved by the Region.

Additional reports and information is on file with Engineering Services should further details be required.



Anthony S. Cannella
Director of Engineering Services

cc: Department Heads

THE CORPORATION OF THE MUNICIPALITY OF CLARINGTON

BY-LAW NUMBER 2018-XXX

Being a by-law to protect consumers of unapproved residential real estate

WHEREAS paragraph 8 of subsection 11(2) of the Municipal Act, 2001, S.O. 2001, c.25 authorizes the Municipality of Clarington to pass by-laws respecting the protection of persons and property, including consumer protection;

AND WHEREAS the purchase and sale of residential real estate in advance of all necessary approvals under the *Planning Act* is a speculative activity involving significant financial risk;

AND WHEREAS home buyers, particularly first time home buyers, frequently are not fully aware of the risks involved in the purchase of unapproved residential real estate;

AND WHEREAS it is a pressing and substantial objective to protect a vulnerable consumer population from entering into agreements that involve a significant risk that the homes they have purchased may never be constructed in accordance with the purchasers' expectations;

AND WHEREAS consumers of residential real estate are disadvantaged by the use of complicated and lengthy legal agreements that are difficult to understand and digest;

AND WHEREAS the Municipality has consulted with the home building industry and has considered and had regard for industry views and preferences;

NOW THEREFORE the Council of the Corporation of the Municipality of Clarington enacts as follows:

DEFINITIONS

1. In this By-law:

“Officer” means an individual appointed to enforce the by-laws of the Municipality of Clarington; and

“Person” means an individual or a corporation.

PROHIBITIONS

2. No Person shall sell a pre-construction residential unit in the Municipality of Clarington unless the lot or proposed lot upon which the residential unit is to be situated has been approved for the necessary zoning, and where a plan of

subdivision is required, the lot shall be described on a draft approved plan of subdivision.

3. No Person shall offer for sale a pre-construction residential unit in the Municipality of Clarington unless the lot or proposed lot upon which the residential unit is to be situated has been approved for the necessary zoning, and where a plan of subdivision is required, the lot shall be described on a draft approved plan of subdivision.

VICARIOUS LIABILITY

4. A corporation that sells pre-construction residential units shall be deemed to be jointly liable for any contravention of this By-law by its directors, officers, agents, employees, or contractors, unless the corporation exercised due diligence to prevent such a contravention.

EXEMPTIONS

5. Section 2 of this By-law does not apply to a seller who obtains a statutory declaration from the purchaser that lists the approvals that have not yet been obtained from the Municipality, and that attests that the purchaser is aware of the necessary approvals and has obtained independent legal advice in respect of the approvals and the other terms and conditions of the agreement.
6. Section 3 of this By-law does not apply to a seller who posts conspicuous notice on the sales premises that the residential units being offered for sale have not yet received municipal approval.
7. Any Person may apply to the Municipal Council for further exemption to this By-law.

ENFORCEMENT

8. Where any Person contravenes any provision of this By-law, an Officer may direct such Person to comply with this By-law. Every Person so directed shall comply with such direction without delay.
9. Where an Officer has reasonable grounds to believe that an offence has been committed by a Person, the Officer may require the name, address, and proof of identity of that Person, and the Person shall supply the required information.

INSPECTIONS

10. An Officer may enter and inspect all buildings, structures or parts thereof that are subject to this By-law at any reasonable time for the purposes of determining whether there is compliance with this By-law.

11. That for the purposes of an inspection under this By-law, an Officer may:
- (a) require the production for inspection of documents or things relevant to the inspection;
 - (b) inspect and remove documents or things relevant to the inspection for the purpose of making copies or extracts;
 - (c) require information from any person concerning a matter related to the inspection; and
 - (d) alone or in conjunction with a person possessing special or expert knowledge, make examinations or take tests, samples or photographs necessary for the purposes of the inspection.

OBSTRUCTION

12. No Person shall hinder or obstruct, or attempt to hinder or obstruct, an Officer lawfully carrying out a power, duty or direction under this By-law.

OFFENCES

13. Every Person other than a corporation who contravenes any provision of this By-law, is guilty of an offence and on conviction is liable, for every occurrence, day or part thereof upon which such offence occurs or continues, to a fine of not more than \$10,000 for a first offence; and not and not more than \$25,000 for any subsequent conviction.
14. Every corporation which contravenes any provision of this By-law, is guilty of an offence and on conviction is liable, for every occurrence, day or part thereof upon which such offence occurs or continues, to a fine of not more than \$50,000 for a first offence and not more than \$100,000 for any subsequent conviction.
15. Without limiting any other section of this By-law, every Person who contravenes any provision of this By-law is guilty of an offence and on conviction is liable to a fine in accordance with the Provincial Offences Act, R.S.O. 1990, c. P.33.
16. If any Person is in contravention of any provision of this By-law, and the contravention has not been corrected, the contravention of the provision shall be deemed to be a continuing offence for each day or part of a day that the contravention remains uncorrected.
17. Where any Person contravenes any provision of this By-law, such Person shall be responsible for all costs incurred by the Municipality directly related to the contravention.

SEVERABILITY

18. If any section or sections of this By-law, or parts thereof are found by any court of competent jurisdiction to be illegal or beyond the power of the Municipal Council to enact, such section or sections or parts thereof shall be deemed to be severable from this By-law and all remaining sections or parts of this By-law shall be deemed to be separate and independent therefrom and to be properly enacted and to be of full force and effect.

CONFLICT

19. In the event of a conflict between any provision of this By-law and any applicable Act or regulation, the provision that is the most restrictive prevails.

EFFECTIVE DATE

20. This By-law shall come into force and take effect on January 1, 2019.

SHORT TITLE

21. This By-law may be referred to as the "Real Estate Pre-Sale By-law".

Passed in Open Session this day of , 2018

Mayor Adrian Foster

C. Anne Greentree
Municipal Clerk

Planning Services Department

If this information is required in an alternate format, please contact the Accessibility Co-ordinator at 905-623-3379 ext. 2131

To: Mayor and Members of Council
From: David Crome, Director Planning Services Department
Date: September 17, 2018
Subject: **Request from Delpark Homes Ltd. for an exemption from the two year freeze on making an application to amend the Clarington Official Plan**
File: PC2018-002

The Biglieri Group has submitted a letter, on behalf of Delpark Homes Ltd. (Delpark), to the Mayor and members of Council seeking approval to submit an Official Plan Amendment application for 1539 Prestonvale Road. A copy of the letter is attached to this memo (Attachment 1).

If you will recall Delpark Homes Ltd. made submissions to the Official Plan Review with respect to these lands. The Official Plan Amendment 107 Recommendation Report (Staff Report PSD 060-16 Attachment 2) included comments about these land. Based on information from Delpark and the Region of Durham it was determined that the subject lands could be serviced by connections to the existing infrastructure in this area. In summary it was acknowledged that the subject site is located within an existing Secondary Plan area, and in future, only a minor official plan amendment would be needed to change the Future Urban Residential land use designation.

As the request letter indicates, Delpark had a pre-consultation meeting with Staff (January 2018) to discuss the future development of a plan of subdivision on these lands including the preservation of a large block of Environmental Protection lands. Staff reiterated to Delpark that an amendment to the Secondary Plan would be required and advised that, Council must first grant Delpark permission to apply for the Official Plan Amendment.

The Planning Act states that an applicant may not request an amendment to a new official plan before the second anniversary of when the Official Plan comes into effect. In the case of the Clarington Official Plan, this applies to any application prior to June 19, 2019. The only exception to this provision is if Council by resolution permits a request for an Official Plan Amendment.

The purpose of these sections of the Act is to provide a timeout after a comprehensive review to promote greater compliance to a recently approved Official Plan and to prevent what could be viewed as an abuse of process where a landowner simply files an amendment at the end of a comprehensive review.

In this particular case, while it requires an Official Plan Amendment, it is not an amendment to the parent Official Plan but to the existing Secondary Plan as shown below.

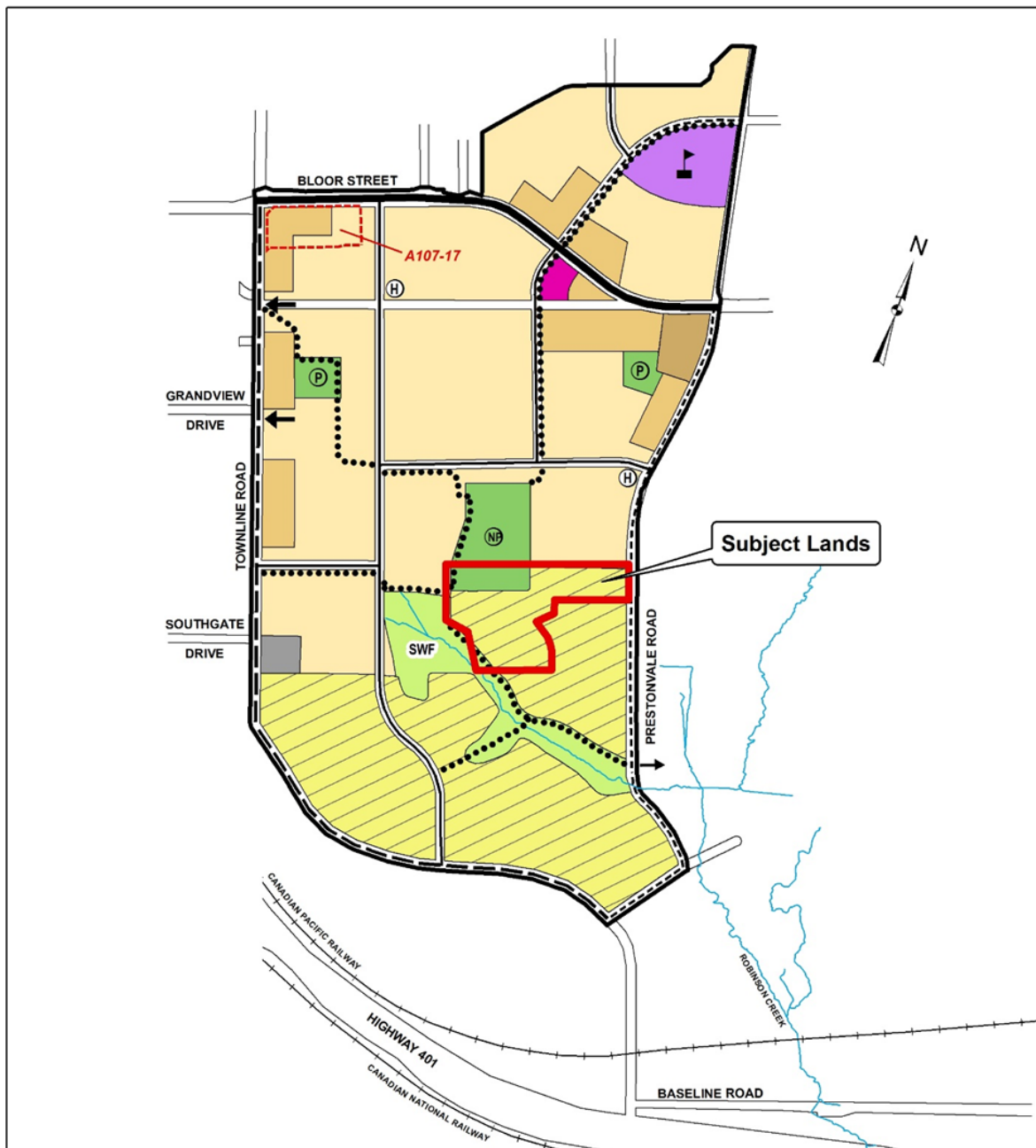


Figure 1: Subject lands identified on the Southwest Courtice Secondary Plan Land Use map. Yellow hatch indicates the Future Urban Residential land use designation.

It is recommended that Council grant Delpark permission to file an amendment to the Secondary Plan for the subject lands (See Figure 1) because through the Official Plan Review process it was acknowledged that servicing is available to lands, it was a limited area and it was not necessary to wait for the larger conformity amendment to the Secondary Plan.

Council's decision to allow an Official Plan Amendment application to be filed cannot be construed as an indication of support for the proposal. The Official Plan Amendment application, if allowed, would be processed and reviewed in the same manner as any other.

If Council wishes to allow this application, the attached resolution should be passed (Attachment 2).



David Crome
Director of Planning

Attachments:

- Attachment 1: Letter from The Biglieri Group Ltd. On behalf of Delpark Homes Ltd.
- Attachment 2: Proposed Council Resolution



September 11, 2018

Municipality of Clarington

Clerk's Department
40 Temperance Street
Bowmanville, Ontario
L1C 3A6

Attention: Ms. C. Anne Greentree, Municipal Clerk

Dear Ms. Greentree,

**RE: Request for Council Resolution to Proceed with Official Plan Amendment Application
Part of Lot 34, Concession 1, Darlington
1539 Prestonvale Road
TBG Project No. 17473**

The Biglieri Group Ltd. has been retained by Delpark Homes Ltd. to prepare planning applications for the lands municipally known as 1539 Prestonvale Road ("subject site"). A pre-consultation meeting to discuss a two-phase residential development on the subject site was held on January 18, 2018. The first phase would be the northerly portion with a total of 78 single-detached and townhouses units based on the currently available sanitary sewer capacity. Draft Plan of Subdivision and Zoning By-law Amendment applications would be required in order to proceed with the development.

Following written submissions and delegations made as part of the Official Plan review, the land use designation of the subject site changed from "Future Urban Residential" to "Urban Residential" with the adoption of OPA 107. The northerly portion was also added to the 'Secondary Plan Competed' area on Map C of the Official Plan (**Figure 1**). It was anticipated that appropriate adjustments to the South-West Courtice Secondary Plan would be made as part of a future Secondary Plan conformity update.

Since the South-West Courtice Secondary Plan was included in the adoption of OPA 107, Planning Staff have advised that a Minor Official Plan Amendment to the Secondary Plan is necessary in order to proceed with the proposed development ahead of the Secondary Plan update. Only the Phase One lands would be included in the Official Plan Amendment application.

As OPA 107 came into effect less than two years ago, a Council Resolution is required to proceed with an application to amend to the Secondary Plan. Without a resolution to proceed we will not be able to submit our application until July 2019, the two-year anniversary of OPA 107 coming into effect. A lot of time, effort and resources have been used to get the applications to their current state of preparedness. We have been working with Delpark Homes and their consultants to prepare the required planning application documentation and will be in a position to submit to the Municipality in the coming weeks.

Therefore, we are respectfully requesting Council to provide a resolution to proceed with an application to amend the South-West Courtice Secondary Plan for the Phase One lands (**Figure 2**).

PLANNING | DEVELOPMENT | PROJECT MANAGEMENT

20 Leslie Street, Suite 121, Toronto, Ontario M4M 3L4
Office: (416) 693-9155 Fax: (416) 693-9133
tbg@thebiglierigroup.com

This would allow for the development of 66 single-detached dwellings, 12 townhouse units, and the creation of an Environmental Protection block (**Figure 3**). The development of these lands will not preclude the development of the Phase Two lands, nor lands further south within the Secondary Plan area. These lands will develop following the update to the South-West Courtice Secondary Plan and the availability of sanitary services.

Should you have any questions or require any additional information, please contact Mark Jacobs and / or the undersigned at 416-693-9155 at your earliest convenience.

Respectfully,
THE BIGLIERI GROUP LTD.

A handwritten signature in blue ink, appearing to read 'A. Biglieri', with a stylized flourish at the end.

Anthony Biglieri, MCIP, RPP
Principal

CC. Eddy Chan, Delpark Homes

Figure 1 – Subject Site within “Secondary Plan Completed” area



Figure 2 – Subject Site within South-West Courtice Secondary Plan

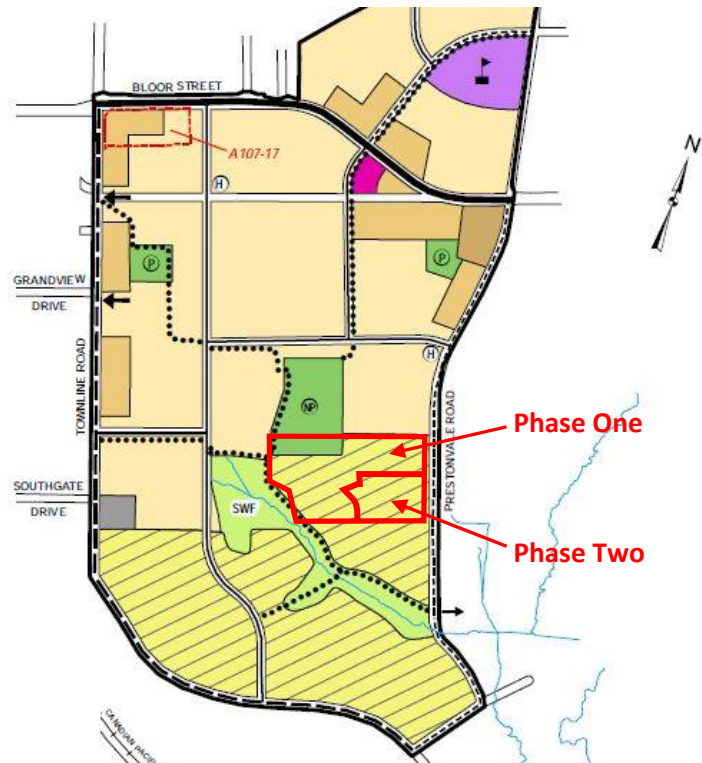
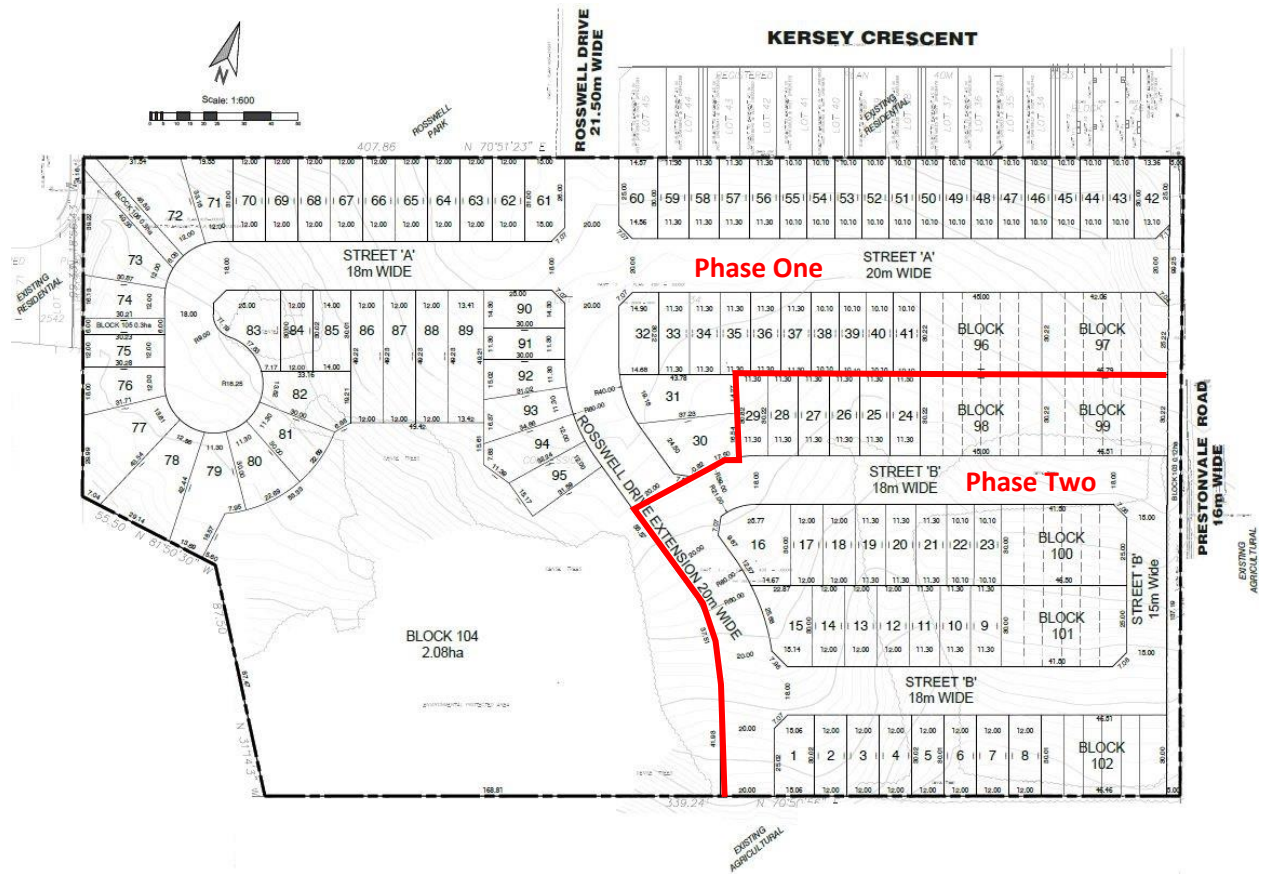


Figure 3 – Proposed Draft Plan of Subdivision



Council Resolution #C-____-2018

Moved By _____

Seconded By _____

Whereas on June 19, 2017, The Regional Municipality of Durham approved Clarington Official Plan Amendment No. 107 (OPA 107); and

Whereas Delpark Homes Ltd. wishes to amend the Clarington Official Plan, specifically the Southwest Courtice Secondary Plan, to facilitate the development of a plan of subdivision at 1539 Prestonvale Road; and

Whereas subsection 22(2.1) of the Planning Act prohibits Delpark Homes Ltd. from requesting an amendment to the Clarington Official Plan before the second anniversary of the first day that OPA 107 came into effect unless Council, as permitted by subsection 22(2.2) of the Planning Act, has declared by resolution that such a request is permitted: and

Council previously acknowledged through the consideration of OPA 107 that a minor change to the Southwest Courtice Secondary Plan was appropriate given the minor area involved and the availability of existing services.

NOW THEREFORE BE IT RESOLVED THAT,

1. Council hereby permits Delpark Homes Ltd. to file an application to amend the Southwest Courtice Secondary Plan for a property at 1539 Prestonvale Road.
2. By granting permission to Delpark Homes Ltd. to make an Official Plan Amendment Application for the Southwest Courtice Secondary Plan, Council is in no way expressing any opinion regarding the planning merits of the Application or any related application.



Durham Region Home Builders' Association

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P.O. Box 26064
206 King Street East
Oshawa, Ontario L1H 1C0
Tel. (905) 579-8080
Fax (905) 579-0141

September 14, 2018

Mayor Foster and Members of Council
Municipality of Clarington
40 Temperance Street
Bowmanville, ON
L1C 3A4

Dear Mayor Foster and Members of Council,

Re: Pre-Construction Sales of Residential Real Estate - Update on Industry Consultation (Staff Report LGL-007-18)

We would like to submit this letter in response to the Planning and Development Committee meeting held on September 10, 2018 in regards to the motion that was passed to bring a by-law forward regarding regulating pre-construction sales. We are aware that staff is directed to bring this by-law to the next council meeting being held on September 17, 2018.

There are several areas of concern regarding a new by-law purposed to further regulate the timing of pre-construction sales, beyond what is permissible under the Planning Act. First and foremost is the speed of which this by-law is being brought to council for approval. With only one week between the motion from Councillor Neal to the council meeting that the by-law is to be voted on, there is not enough time to thoroughly investigate the potentially far-reaching implications this by-law may have. As the by-law has not yet been released, there is also not enough time to have meaningful consultation with the home building industry.

Second, we are concerned that this by-law may interfere with provincial legislation that already addresses pre-construction sales. If a by-law of this nature is passed, Clarington would be the only municipality in the province of Ontario that has a by-law that overrides provincial legislation regarding pre-construction sales.

Third, a by-law regulating pre-construction sales will greatly impact the ability for builders to create affordable housing, especially condominiums. With these types of projects, pre-construction sales are essential for the builder to obtain financing for the project. As Clarington's official plan as well as the Growth Plan, 2017 calls for higher density, it will be very difficult for the municipality to achieve this type of density with a by-law of this nature in place.

With these concerns in mind, the home building industry cannot support this type of by-law.

Sincerely,



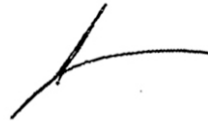
Stacey Hawkins
Executive Officer, DRHBA



Scott Jeffery
President, Jeffery Homes



Johnathan Schickedanz
General Manager, Far Sight Homes



Jamie MacInnis
President, City Homes



Hannu Halminen
President, Halminen Homes

cc: David Crome, Director of Planning Services, Municipality of Clarington
Robert Maciver, Municipal Solicitor, Municipality of Clarington
DRHBA members

From: [Keyzers, Heather](mailto:Keyzers.Heather@clarington.net)
To: [Chambers, Michelle](mailto:Chambers.Michelle@clarington.net)
Subject: FW: rainbow cross walks
Date: September-17-18 4:11:48 PM

-----Original Message-----

From: info@clarington.net [<mailto:info@clarington.net>] On Behalf Of Alison Woollacott
Sent: September-17-18 3:58 PM
To: Council <council@clarington.net>
Subject: rainbow cross walks

Big No from me in regards to rainbow crosswalks, the cost alone is one issue but giving one group over another that kind of exposure will only add future problems. This already is a open country everyone is suppose to be equal?? So why are they not content with being equal, I guess that's not enough. Toronto has had problems with the rainbow crosswalk and Oshawa said NO, Why Clarington. Its bad enough having Pot Plants near residential homes, children in playgrounds not being protected. Please reconsider, several homeowners are outraged over these special controversial, and traffic liability issues from the confusion.

During Pride weekend throughout the country is one thing not 365 days of the year. At Tax payers price, what about the Aboriginal crosswalks that will ne next... what's next.

Hope to make tonights meeting at 7:00

Happy in Clarington just was really hoping we wouldnt get caught up in all this political nonsense, very disappointed when I read last weeks article in regards to special crosswalks for a group that once again, said they wanted equality... which we have in Canada and should have in Clarigton. NO SPECIAL RAINBOW CROSS WALKS no matter what the cost is.

Thanking you in advance for making the right decision.

Origin: <https://www.clarington.net/en/town-hall/mayor-and-council.asp>

This email was sent to you by Alison Woollacott<woollacott0232@rogers.com> through <https://www.clarington.net/>.

From: [Keyzers, Heather](#)
To: [Chambers, Michelle](#)
Subject: FW: rainbow cross walks
Date: September-17-18 4:12:02 PM

-----Original Message-----

From: info@clarington.net [<mailto:info@clarington.net>] On Behalf Of Amy Crawford
Sent: September-17-18 2:51 PM
To: Council <council@clarington.net>
Subject: rainbow cross walks

In regards to the rainbow side walks I do not approve of this, eqal rights have been established so why promote the pride rainbow sidewalk which singles out one group over another, plus confusing and expensive to maintain.

Origin: <https://www.clarington.net/en/town-hall/mayor-and-council.asp>

This email was sent to you by Amy Crawford<amycrawford3@hotmail.com> through <https://www.clarington.net/>.