

Memorandum

Office of the City Clerk
Fax: 623-5468
Telephone: 625-2230

TO: Members of Council
FROM: Krista Power, City Clerk
DATE: Thursday, October 22, 2020
SUBJECT: **Additional Information/New Business**
Committee of the Whole/City Council – October 26, 2020

COMMITTEE OF THE WHOLE

Additional Information

1. Report to the Community – Special Olympics Final Report
(Due to file size, document can be viewed on the City of Thunder Bay website:
<https://www.thunderbay.ca/en/city-hall/agendas-and-minutes.aspx>)

New Business

1. Establishment of Committee of the Whole - Closed Session

The following resolution will be presented to Committee of the Whole for consideration:

“THAT a Committee of the Whole – Closed Session meeting be scheduled for Monday, November 2, 2020 at 5:30 p.m. in order to receive information relative to a proposed or pending acquisition or disposition of land by the municipality or local board; a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board.”

CITY COUNCIL

Additional Information

1. October 19, 2020 City Council (Public Meeting) Minutes
2. October 19, 2020 Committee of the Whole Minutes



MEETING: City Council (Public Meeting)

DATE: Monday, October 19, 2020

Reference No. CCP11/51

OPEN SESSION in the S.H. Blake Memorial Auditorium at 6:38 p.m.

City Council (Public Meeting)

Chair: Mayor B. Mauro

PRESENT:

Mayor B. Mauro
Councillor A. Aiello
Councillor S. Ch'ng
Councillor A. Foulds
Councillor C. Fraser
Councillor B. Hamilton
Councillor A. Ruberto
Councillor Peng You

ELECTRONIC PARTICIPATION:

Councillor M. Bentz
Councillor T. Giertuga
Councillor R. Johnson
Councillor B. McKinnon
Councillor K. Oliver

OFFICIALS:

Ms. D. Earle, Deputy City Clerk
Ms. F. Track, Committee Coordinator

OFFICIALS - ELECTRONIC PARTICIPATION:

Mr. N. Gale, City Manager
Ms. L. Evans, General Manager – Corporate Services & Long Term Care
Ms. D. Walker, Law Clerk
Ms. K. Marshall, General Manager – Infrastructure & Operations
Mr. M. Smith, General Manager – Development & Emergency Services
Ms. L. McEachern, Director – Development & Emergency Services – Planning
Ms. K. Robertson, General Manager – Community Services
Mr. A. Ward, Project Engineer - Infrastructure & Operations
Mr. J. Kirychuk, Planner II - Development & Emergency Services – Planning

DISCLOSURES OF INTEREST

None.

City Council (Public Meeting) - October 19, 2020

CONFIRMATION OF AGENDA

Confirmation of Agenda - October 19, 2020 - City Council (Public Meeting)

MOVED BY: Councillor Rebecca Johnson
SECONDED BY: Councillor Andrew Foulds

With respect to the October 19, 2020 City Council (Public Meeting), we recommend that the agenda as printed, including any additional information and new business, be confirmed.

CARRIED

PUBLIC MEETING PROCEDURES

Public Meeting procedures were read to Members of Council and those in attendance.

CITY COUNCIL (PUBLIC MEETING)

Corporate Report No. R 89/2020 & R 90/2020 (Development & Emergency Services - Planning Services)

Memorandum from Mr. J. Kirychuk, Planner II - Development & Emergency Services - Planning dated October 9, 2020 relative to the above noted, for information.

Zoning By-law Amendment - 543 Andrew Street

Corporate Report No. R. 119/2020 (Development & Emergency Services – Planning) recommending that the Zoning By-law be amended to add a four-unit apartment dwelling as a permitted use on an interior lot in the “R2” – Residential Zone Two.

Memorandum from Mr. J. Kirychuk, Planner II dated October 15, 2020 containing amended attachments relative to Application for Zoning By-law Amendment – 543 Andrew Street Report no. R 119/2020, was distributed separately on Friday, October 16, 2020.

Memorandum from Ms. L. McEachern, Director – Planning Services Division, dated October 16, 2020 relative to Application for Zoning By-law Amendment – 543 Andrew Street Report no. R 119/2020, referencing correspondence received relative to the application, was distributed separately to Members of Council and City Manager only on Friday, October 16, 2020.

Memorandum from Ms. L. McEachern, Director – Planning Services Division, dated October 19, 2020 relative to Application for Zoning By-law Amendment – 543 Andrew Street Report no. R 119/2020, referencing correspondence received relative to the application, was distributed separately to Members of Council and City Manager only on Monday, October 19, 2020.

City Council (Public Meeting) - October 19, 2020

Mr. J. Kirychuk, Planner II - Development & Emergency Services - Planning provided a brief overview of the report and responded to questions from Members of Council.

The Chair asked whether the applicant was in attendance and wished to be heard.

Mr. J. McRae, the applicant, appeared before Council via MS Teams and responded to questions.

The Chair asked if there were any supporters to the application who wished to be heard.

The Deputy City Clerk advised that no supporters had registered to participate electronically.

The Chair asked if there were any objectors to the application who wished to be heard.

The Deputy City Clerk advised that objectors had registered to participate electronically.

Ms. B. D'Angelo appeared before Council via MS Teams (audio participation).

Ms. B. Thomson appeared before Council via MS Teams (audio participation) and responded to questions.

Mr. B. Luby and Ms. L. Luby appeared before Council via MS Teams.

MOVED BY: Councillor Rebecca Johnson

SECONDED BY: Councillor Andrew Foulds

THAT a Public Meeting having been held with respect to the application by John McRae, relative to Lots 45 & 46 of Registered Plan 195, municipally known as 543 Andrew Street, we recommend that the R2-Residential Zone Two Zoning By-law be amended as follows:

That an APARTMENT DWELLING with a maximum of 4 DWELLING UNITS is added as a permitted USE on an interior lot at this location; and

That in the case of an APARTMENT DWELLING the following is applied at this location:

The minimum required LOT FRONTAGE be reduced to 20.0 m;

The minimum width of a DRIVEWAY for two-way traffic leading to a PARKING AREA be reduced to 4.5 m;

The minimum required FRONT YARD SETBACK be reduced to 4.7 m;

The minimum required INTERIOR SIDE YARD SETBACK (east) without ATTACHED garage or carport be increased to 2.5 metres from 1.5 metres

Subject to the following conditions:

City Council (Public Meeting) - October 19, 2020

That prior to the passing of the amending by-law:

The subject property, as shown on Attachment "B", is designated as an area of Site Plan Control.

AND THAT the necessary By-law is presented to City Council for ratification.

ALL as contained in Report No. R 119/2020 (Planning Services) as submitted by the Development & Emergency Services Department.

CARRIED

Zoning By-law Amendment - 184 Brent Street

Corporate Report No. R 120/2020 (Development & Emergency Services - Planning) recommending that the Zoning By-law be amended to add a four-unit apartment dwelling as a permitted use on an interior lot in the "R2" – Residential Zone Two.

Memorandum from Ms. L. McEachern, Director – Planning Services Division, dated October 16, 2020 relative to Application for Zoning By-law Amendment – 184 Brent Street Report no. R 120/2020, referencing correspondence received relative to the application, distributed separately to Members of Council and City Manager only on Friday, October 16, 2020.

Mr. J. Kirychuk, Planner II - Development & Emergency Services - Planning appeared before Council via MS Teams, provided a brief overview of the report and responded to questions from Members of Council.

The Chair asked whether the applicant was in attendance and wished to be heard.

Mr. J. McRae, the applicant, appeared before Council and responded to questions.

The Chair asked if there were any supporters to the application who wished to be heard.

The Deputy City Clerk advised that no supporters had registered to participate electronically.

The Chair asked if there were any objectors to the application who wished to be heard.

The Deputy City Clerk advised that objectors had registered to participate electronically.

Mr. I. Dasti appeared before Council via MS Teams and provided a PowerPoint Presentation.

Ms. S. Mackie appeared before Council via MS Teams.

City Council (Public Meeting) - October 19, 2020

MOVED BY: Councillor Cody Fraser
SECONDED BY: Councillor Aldo Ruberto

THAT a Public Meeting having been held with respect to the application by John McRae, relative to Lots 141 & 143, Parcels 1957 & 2311 of Registered Plan M18, municipally known as 184 Brent Street, we recommend that the R2-Residential Zone Two of the Zoning By-law be amended as follows:

That an APARTMENT DWELLING with a maximum of 4 DWELLING UNITS is added as a permitted USE on an interior lot at this location; and

That in the case of an APARTMENT DWELLING the following regulations are applied at this location:

The minimum required LOT FRONTAGE be reduced to 20.0 m;

The minimum required LOT AREA be reduced to 643 sq. m;

The minimum required FRONT YARD SETBACK be reduced to 4.2 m;

The minimum width of a DRIVEWAY for two-way traffic leading to a PARKING AREA be reduced to 4.5 m; and

The minimum required INTERIOR SIDE YARD SETBACK (south) without ATTACHED garage or carport be increased to 2.6 metres from 1.5 metres.

Subject to the following conditions:

That prior to the passing of the amending by-law:

The subject property, as shown on Attachment "B", is designated as an area of Site Plan Control.

AND THAT the necessary By-law is presented to City Council for ratification.

ALL as contained in Report No. R 120/2020 (Planning Services) as submitted by the Development & Emergency Services Department.

CARRIED

BY-LAWS

BL 107/2020 - Zoning By-law Amendment - 1510 Victoria Avenue

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (1510 Victoria Avenue)

BL 112/2020 - Zoning By-law Amendment - 543 Andrew Street

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (543 Andrew Street)

BL 113/2020 - Zoning By-law Amendment - 184 Brent Street

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (184 Brent Street)

BL 114/2020 - Site Plan Designation - 543 Andrew Street

A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended.

BL 115/2020 - Site Plan Designation - 184 Brent Street

A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended.

By-law Resolution – October 19, 2020

MOVED BY: Councillor Andrew Foulds
SECONDED BY: Councillor Cody Fraser

THAT the following By-law(s) be introduced, read, dealt with individually, engrossed, signed by the Mayor and Clerk, sealed and numbered:

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (1510 Victoria Avenue)

By-law Number: BL 107/2020

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (543 Andrew Street)

By-law Number: BL 112/2020

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (184 Brent Street)

By-law Number: BL 113/2020

City Council (Public Meeting) - October 19, 2020

A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended. (543 Andrew Street)

By-law Number: BL 114/2020

A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended. (184 Brent Street)

By-law Number: BL 115/2020

CARRIED

ADJOURNMENT

The meeting adjourned at 8:33 p.m.

Mayor

Deputy City Clerk



MEETING: Committee of the Whole

DATE: Monday, October 19, 2020

Reference No. COW 38/51

OPEN SPECIAL SESSION

Open Special Session in S.H. Blake Memorial Auditorium at 5:00 p.m.

Chair: Councillor T. Giertuga

PRESENT:

Mayor B. Mauro
Councillor A. Aiello
Councillor S. Ch'ng
Councillor A. Foulds
Councillor B. Hamilton
Councillor A. Ruberto
Councillor Peng You

OFFICIALS:

Ms. D. Earle, Deputy City Clerk

**OFFICIALS - ELECTRONIC
PARTICIPATION:**

Mr. N. Gale, City Manager
Mr. M. Smith, General Manager –
Development & Emergency Services

ELECTRONIC PARTICIPATION:

Councillor M. Bentz
Councillor T. Giertuga
Councillor R. Johnson
Councillor B. McKinnon
Councillor K. Oliver

Resolution to Amend the Purpose of Closed Session

Confidential memorandum from Ms. D. Earle, Deputy City Clerk, dated October 19, 2020 relative to amending the purpose of the Committee of the Whole - Closed Session meeting on October 19, 2020.

MOVED BY: Councillor Albert Aiello

SECONDED BY: Councillor Shelby Ch'ng

THAT the purpose of the Committee of the Whole –Closed Session meeting on October 19, 2020 at 5:00 p.m. be amended to include information relative personal matters about an identifiable

Committee of the Whole – Monday, October 19, 2020
individual, including municipal or local board employees; and labour relations or employee negotiations;

CARRIED

CLOSED SESSION in S.H. Blake Memorial Auditorium at 5:04 p.m.

Committee of the Whole - Closed Session
Chair: Councillor T. Giertuga

PRESENT:

Mayor B. Mauro
Councillor A. Aiello
Councillor S. Ch'ng
Councillor A. Foulds
Councillor C. Fraser
Councillor B. Hamilton
Councillor A. Ruberto
Councillor Peng You

ELECTRONIC PARTICIPATION:

Councillor M. Bentz
Councillor T. Giertuga
Councillor R. Johnson
Councillor B. McKinnon
Councillor K. Oliver

OFFICIALS:

Ms. D. Earle, Deputy City Clerk

OFFICIALS - ELECTRONIC PARTICIPATION:

Mr. N. Gale, City Manager
Ms. L. Evans, General Manager – Corporate Services
& Long Term Care
Mr. M. Smith, General Manager – Development &
Emergency Services
Ms. K. Lewis, Director – Corporate Strategic Services
Ms. D. Latta, Acting City Solicitor
Ms. C. Cline, Deputy City Solicitor
Ms. D. Walker, Law Clerk
Mr. E. Zakrewski, CEO – Thunder Bay Community
Economic Development Commission

DISCLOSURES OF INTEREST

None.

NEW BUSINESS

It was the consensus of Committee to consider the following item of New Business relative to Labour Relations.

Labour Relations

Mr. N. Gale, City Manager and Mr. M. Smith, General Manager – Development & Emergency Services, provided an overview relative to the above noted.

Mr. M. Smith, General Manager – Development & Emergency Services responded to questions.

REPORTS OF MUNICIPAL OFFICERS

Ms. L. Evans, General Manager – Corporate Services & Long Term Care, Ms. K. Lewis, Director – Corporate Strategic Services, Ms. D. Walker, Law Clerk, Mr. E. Zakrewski, CEO - Thunder Bay Community Economic Development Commission and Mr. C. Urquhart, Chair - Thunder Bay Community Economic Development Commission entered the meeting room via MS Teams.

Administrative Update

Memorandum from Mr. E. Zakrewski, CEO – Thunder Bay Community Economic Development Commission dated October 13, 2020 relative to the above noted was distributed to City Council, City Manager, City Solicitor, and General Manager – Development & Emergency Services only on Thursday, October 15, 2020.

Mr. E. Zakrewski, CEO – Thunder Bay Community Economic Development Commission provided a PowerPoint Presentation relative to the above noted and responded to questions.

Mr. C. Urquhart, Chair - Thunder Bay Community Economic Development responded to questions.

Mr. N. Gale, City Manager responded to questions.

Mr. M. Smith, General Manager – Development & Emergency Services responded to questions.

OPEN SESSION in S.H. Blake Memorial Auditorium 8:34 PM

Committee of the Whole - Planning Session

Vice Chair: Councillor A. Ruberto

PRESENT:

Mayor B. Mauro
Councillor A. Aiello
Councillor A. Foulds
Councillor C. Fraser
Councillor A. Ruberto
Councillor Peng You

ELECTRONIC PARTICIPATION:

Councillor M. Bentz
Councillor T. Giertuga
Councillor R. Johnson

OFFICIALS:

Ms. D. Earle, Deputy City Clerk
Ms. F. Track, Committee Coordinator

OFFICIALS - ELECTRONIC PARTICIPATION:

Mr. N. Gale, City Manager
Ms. L. Evans, General Manager – Corporate Services
& Long Term Care
Ms. D. Walker, Law Clerk
Ms. K. Marshall, General Manager – Infrastructure &
Operations

Committee of the Whole – Monday, October 19, 2020

Councillor B. McKinnon
Councillor K. Oliver

Mr. M. Smith, General Manager – Development &
Emergency Services
Mr. J. De Peuter, Manager - Development &
Emergency Services – Realty Services

DISCLOSURES OF INTEREST

Councillor A. Ruberto disclosed an interest relative to Corporate Report No. 106/2020 (Development & Emergency Services - Realty Services) Victoriaville Centre Options Analysis– Reimagine Victoriaville as he owns a neighboring property.

At the request of the Chair, Councillor A. Aiello assumed the Chair during the discussion of this item and the remainder of the meeting.

CONFIRMATION OF AGENDA – October 19, 2020

MOVED BY: Councillor Andrew Foulds
SECONDED BY: Councillor Cody Fraser

With respect to the October 19, 2020 Committee of the Whole meeting, we recommend that the agenda as printed, including any additional information and new business, be confirmed.

CARRIED

REPORTS OF COMMITTEES

Lakehead Region Conservation Authority

Minutes of Meeting No. 06-2020 of the Lakehead Region Conservation Authority held on August 26, 2020, for information

Heritage Advisory Committee Minutes

Minutes of Meeting No. 04-2020 of the Heritage Advisory Committee held on August 27, 2020, for information.

REPORTS OF MUNICIPAL OFFICERS

Victoriaville Centre Options Analysis– Reimagine Victoriaville

Report No. R 106/2020 (Development & Emergency Services - Realty Services) Victoriaville Centre Options Analysis– Reimagine Victoriaville, re-presented.

Committee of the Whole – Monday, October 19, 2020

At the September 21, 2020 Committee of the Whole Meeting Report No. R 106/2020 (Development & Emergency Services - Realty Services) Victoriaville Centre Options Analysis– Reimagine Victoriaville including Urban Systems’ evaluation of development options for Victoriaville Centre was received as a First report.

Attachment A - Reimagine Victoriaville Study - Consultant Report distributed separately on Thursday, September 17, 2020.

Memorandum from Mr. P. Olsen, Property Agent, Realty Services Division dated October 12, 2020 relative to the above noted, for information.

Written Deputation from Dr. Ernie Epp, Professor Emeritus of History - Lakehead University dated October 16, 2020 relative to the above noted, was distributed separately to City Council and EMT on Friday, October 16, 2020.

Mr. J. Palmer, Consultant - Urban Systems appeared before Committee via MS Teams and responded to questions.

MOVED BY: Mayor Bill Mauro
SECONDED BY: Councillor Rebecca Johnson

With respect to Report No. R 106/2020 (Development & Emergency Services – Realty Services) Victoriaville Centre Options Analysis– Reimagine Victoriaville, we recommend that the City demolish Victoriaville Centre and restore Victoria Avenue as a through street be approved as the preferred option;

AND THAT Administration proceed with the steps required to demolish Victoriaville and reconstruct Victoria Avenue seeking Council direction and approvals as required;

AND THAT Appropriation No. 19 be approved (Attachment C);

AND THAT any necessary by-laws be presented to City Council for ratification.

CARRIED

PETITIONS AND COMMUNICATIONS

Creation of a South Core Renewal Committee – Report Request

Memorandum from Councillor M. Bentz dated October 6, 2020 relative to the above noted.

Committee of the Whole – Monday, October 19, 2020

MOVED BY: Councillor Mark Bentz
SECONDED BY: Councillor Andrew Foulds

With respect to the development of a Council advisory committee relative to South Core renewal and the Reimagine Victoriaville strategy approved by Council, we recommend that Administration report back to Council with a draft terms of reference for a committee of this nature;

AND THAT the City Clerk and Manager of Realty Services include in this report the administrative impact and any financial considerations;

AND THAT the report be received on or before January 25, 2021;

AND THAT any necessary by-laws be presented to City Council for ratification.

CARRIED

NEW BUSINESS

Establishment of a Closed Session Meeting

The following resolution was presented to Committee of the Whole for consideration.

MOVED BY: Councillor Rebecca Johnson
SECONDED BY: Councillor Brian McKinnon

THAT a Committee of the Whole – Closed Session meeting be scheduled for Monday, October 26, 2020 at 5:30 p.m. in order to receive information relative to a trade secret or scientific, technical, commercial or financial information that belongs to the municipality or local board and has monetary value or potential monetary value; and a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board.

CARRIED

ADJOURNMENT

The meeting adjourned at 9:11 pm