



## **STRATFORD CITY COUNCIL ADDENDA**

Adoption of the Addenda to the Special Council Agenda:

Motion by

**THAT the Addenda to the Special Agenda of Council dated April 20, 2026, be added to the agenda as printed to include the following:**

### **4. Orders of the Day:**

#### **4.1 Resolution - Grand Trunk Renewal Project — Workshop Series Update and April 27 Report Introduction to Recommendations (COU26-047)**

Following the publishing of the agenda, the following persons requested to speak to Council:

- Lesley Walker-Fitzpatrick will be speaking in support of an alternative proposal for the site.
- Sharon Collingwood, representing Perth County Sustainability Hub, will be requesting key environmental considerations be considered in the development of the site.
- Sheila Clarke will be speaking in response to an alternative proposal for the site touching on the architecture, community and trains.
- Stephen Landers will be requesting that Council not repurpose the CNR Shops.
- Tatiana Kalinovska will be requesting that Council support and promote the inclusion of a trampoline and parkour club in the site.
- Julia Schneider will be speaking in support of an alternative proposal for the site.

Following the publishing of the agenda, the following persons provided correspondence which are attached:

- Adam Gardiner dated April 17, 2026
- Patrick O'Rourke dated April 20, 2026

Motion by

**THAT Lesley Walker-Fitzpatrick, Sharon Collingwood, Sheila Clarke, Stephen Landers, Tatiana Kalinovska and Julia Schneider be heard;**

**AND THAT correspondence from Adam Gardiner and Patrick O'Rourke be received.**

April 17, 2026

To: Stratford City Council

**Re: Comments on the Grand Trunk Renewal**

As council considers next steps for the GTR project, I'm writing to voice my support for adaptive reuse of the superstructure for public use, and I ask council to publicly support this goal as we move ahead.

The GTR building is our city's single most important heritage structure. It was the face and economic heart of our city for generations and the foundation of the prosperity we enjoy today. Moreover, we're a city whose built heritage is central to our cultural and economic strength. It helps our tourist industry thrive, attracts residents from across the country and adds to our sense of identity, belonging and community.

All these things – as well as the environment, our sustainability commitments and the city's pocketbooks – are best served by repurposing the entire structure and making it the solution, not the obstacle, to the GTR site's future. It's been done successfully in former industrial sites throughout Canada, and it makes the greatest financial sense to do the same here – preserving the publicly-owned assets and land we already have.

As with a shared community facility and parking, the best time to prioritize the GTR shops is **now** – before the overall project goes further ahead.

- Commit to making reuse of the entire superstructure a condition for site redevelopment, not an option, as we move forward.
- Ensure market sounding conversations include ideas on how the building could be reused for community purposes, including potentially the library and/or YMCA.
- Give serious consideration to some of the alternative concepts citizens have proposed. I'm not in any way affiliated with Robert Ritz, but after attending his public workshops, I believe his plan for the site – and the principles behind how it's developed and paid for – is by far the best option when it comes to spending within our means, optimizing public assets, protecting our heritage and enhancing the downtown core.
- If the structure is reused for private means such as housing, commit to keeping at least part of it under city ownership for community purposes. Even a basic parking lot within the frame, or refurbishing the frame into a gathering space or open-air park, would turn it into something we can all value. There's already plenty of land around the structure that could be developed for other uses.

The GTR building is one of the most important foundations of our history and should not be scaled down or destroyed for the sake of private profit. There may be challenges to overcome – but the long-term rewards are worth it.

As a taxpayer, voter and lifelong resident, I ask you to take the right steps now so that we can transform this incredible structure into something Stratford citizens will continue to enjoy for generations to come.

Sincerely,  
Adam Gardiner

Mayor and Council  
City of Stratford, ON

April 20, 2026

Re: GTR Project

I am writing to express my disagreement with the proposed next steps on the GTR Project as set out in the Draft Management Report on the agenda of the April 20, 2026 Special Council meeting.

As you know, at the second project workshop in April, the CAO advised that the future development of the GTR site would require public private partnerships, then later in the meeting a presentation was made on three possible locations for a new Library/YMCA facility, a 100% public sector project, as the first step in development of the site. No other potential projects or other possible locations for the new structure were identified, nor consideration of the impact of the various locations on the overall development of the site.

The Draft Management Report for April 27 while very detailed, assumes that the new facility is a "go", the only question is where it will be located. Again, no consideration of other options for the facility apart from a short reference to the costs of building within the superstructure, and no mention of the private sector beyond a hope that the private sector will cover the costs of the superstructure.

I recognize that the City has invested considerable staff resources and funds on the YMCA/Library facility and that Council desires to move forward on the GTR site, but I believe the recommendations propose moving too far, too quickly with the shared facility, with no real end in sight for the property as a whole. In effect, piece by piece development. I recommend that the City:

- Defer any further decisions or actions on the current YMCA/Library facility proposal., and in particular any commitments of capital or other funding.
- Undertake appropriate analysis of other locations and models for the facility, including use of the existing structure as proposed by Robert Ritz, and the impact on the overall development of the site (e.g., does the location impede or expedite subsequent development opportunities).
- Initiate the "market sounding" set out in the Draft Report, but expanded to include development of the entire site, including locations identified in the YMCA/Library proposals.

Once these steps are completed, the City would be able to decide on the best location and development model for the YMCA/Library facility in the context of the overall development of the GTR property.

Thank you for considering my views.

Patrick O'Rourke