



Stratford City Council Regular Council Open Session MINUTES

Meeting #: 4714th
Date: Monday, February 27, 2023
Time: 7:00 P.M.
Location: Council Chamber, City Hall

Council Present: Mayor Ritsma - Chair Presiding, Councillor Beatty, Councillor Biehn, Councillor Burbach, Councillor Henderson, Councillor Hunter, Councillor McCabe, Councillor Nijjar, Councillor Sebben, Councillor Wordofa

Regrets: Councillor Briscoe

Staff Present: Joan Thomson - Chief Administrative Officer, Tatiana Dafoe - City Clerk, Kim McElroy - Director of Social Services, John Paradis - Fire Chief, Taylor Crinklaw - Director of Infrastructure and Development Services, Karmen Krueger - Director of Corporate Services, Anne Kircos - Director of Human Resources, Michael Mousley – Manager of Transit, Mike Beitz – Corporate Communications Specialist, Andrea Hächler – Manager of Planning

Also Present: Members of the public

1. Call to Order:

Mayor Ritsma, Chair presiding, called the Council meeting to order.

Councillor Briscoe provided regrets for this meeting.

Land Acknowledgment

Moment of Silent Reflection

Singing of O Canada

2. Declarations of Pecuniary Interest and the General Nature Thereof:

The *Municipal Conflict of Interest Act* requires any member of Council declaring a pecuniary interest and the general nature thereof, where the interest of a member of Council has not been disclosed by reason of the member's absence from the meeting, to disclose the interest at the first open meeting attended by the member of Council and to otherwise comply with the *Act*.

Name, Item and General Nature of Pecuniary Interest

No declaration of pecuniary interest were made by a member at the February 27, 2023, Regular Council meeting.

3. Adoption of the Minutes:

R2023-76

Motion by Councillor Burbach

Seconded by Councillor Hunter

THAT the Minutes of the Regular Meeting of Council of The Corporation of the City of Stratford dated February 13, 2023 be adopted as printed.

Carried

4. Adoption of the Addenda to the Agenda:

R2023-77

Motion by Councillor Beatty

Seconded by Councillor McCabe

THAT the Addenda to the Regular Agenda of Council and Standing Committees dated February 27, 2023, to add Item 7.2 and draft by-law 11.8 and 11.9 regarding the Daly Avenue and Worsley Street Residential Development, be added to the Agenda as printed.

Carried

5. Report of the Committee of the Whole In-Camera Session:

5.1 February 27, 2023, Committee of the Whole In-camera Session

The February 27, 2023, Committee of the Whole In-camera Session was cancelled.

6. Hearings of Deputations and Presentations:

6.1 Presentation by Mayor Ritsma

Mayor Ritsma presented the Director of Social Services, Kim McElroy, with her 25 years of service. Mayor Ritsma shared a background of Director McElroy's career with the City and noted her primary focus during her career has been the safety and wellbeing of individuals in the community. Director McElroy has spent 25 years in service of others and supporting change and positive outcomes. Mayor Ritsma thanked Director McElroy on behalf of Council, staff, and residents, for her 25 years of service to the community.

Director McElroy thanked Mayor Ritsma. She stated how fulfilling and rewarding her career has been with the City and that it has taken a team effort to help our most vulnerable.

7. Orders of the Day:

7.1 Correspondence - Resignation from Energy and Environment Committee

R2023-78

Motion by Councillor McCabe

Seconded by Councillor Nijjar

THAT the resignation of Justine Nigro from the Energy and Environment Committee be accepted.

It was questioned whether the vacant position would be advertised. The City Clerk advised that a report would be forthcoming to Council with options available to address to vacancy.

Mayor Ritsma called the question on the motion.

Carried

7.2 ADDED - Resolution - Subdivision Agreement and Part Lot Control Exemption By-law for the Daly Avenue and Worsley Street Residential Development (COU23-030)

R2023-79

Motion by Councillor Henderson

Seconded by Councillor Biehn

THAT the Mayor and Clerk, or their respective delegates, be authorized on behalf of The Corporation of the City of Stratford

to enter into a Subdivision Agreement with Daly Developments Inc. for the development of the Daly Avenue and Worsley Street Residential Development;

AND THAT a Part Lot Control Exemption By-law be adopted to facilitate the easements required for the purposes of a retaining wall, sanitary sewers, and storm drainage as they relate to the Daly Worsley subdivision.

In response to a question regarding the timing of the new agreement, the Director of Infrastructure and Development Services advised that nothing has changed since the draft plan of conditions was approved a year and a half ago. It was further noted that these conditions will be adhered to and have been accepted by the new developer.

Mayor Ritsma called the question on the motion.

Carried

8. Business for Which Previous Notice Has Been Given:

None scheduled.

9. Reports of the Standing Committees:

9.1 Report of the Infrastructure, Transportation and Safety Committee:

The Director of Corporate services provided an update regarding insurance requirements for business licenses under Item 9.1.4. The Director advised that the change from a \$2 million to \$5 million minimum was a pre-pandemic recommendation with most areas implemented fairly seamlessly in the last few years. Following recently raised concerns, the City's insurer was asked to further justify the increase. The City's insurer has since advised that the insurance coverage of \$5 million should be for programs and services involving use of City property or City services. Further, insurance coverage of \$2 million can be for programs and services not on City property or not involving City services. The Director of Corporate Services stated that, should the amendments be approved, staff would work to communicate information to those impacted.

It was questioned whether Item 9.1.4 should be deferred. The Director of Corporate Services advised that wording in the draft by-law was structured so that insurance coverage was \$5 million, or an amount

deemed appropriate by the City, which is sufficient at this time for implementing the requested changes.

R2023-80

Motion by Councillor Burbach

Seconded by Councillor McCabe

THAT the Report of the Infrastructure, Transportation and Safety Committee dated February 27, 2023 be adopted as printed.

It was requested that Item 9.1.4 be taken separately.

Mayor Ritsma called the question on items 9.1.1 to 9.1.3.

Carried

Mayor Ritsma called the question on item 9.1.4

Carried

**9.1.1 Drinking Water Quality Management Standard 2022
Infrastructure Review (ITS23-002)**

THAT the DWQMS Infrastructure Review 2022 be received by Council to fulfil the requirement of the Ontario Drinking Water Quality Management Standard.

**9.1.2 Drinking Water Quality Management Standard 2022
Management Review (ITS23-003)**

THAT the Management Review Minutes 2022 and Summary Table of Action Items 2022, be received by Council to fulfil the requirement of the Ontario Drinking Water Quality Management Standard.

9.1.3 Earth Day Canada 2023 (ITS23-004)

THAT Staff be authorized to proceed with organizing the tree planting event as outlined in Report ITS23-004.

**9.1.4 Amendment to Business Licensing By-law 187-2004
(ITS23-005)**

THAT Business Licensing By-law 187-2004, as amended, be further amended to increase the minimum commercial general liability requirements of all business licenses from \$2 million to \$5 million.

9.2 Report of the Planning and Heritage Committee:

R2023-81

Motion by Councillor Sebben

Seconded by Councillor Burbach

THAT the Report of the Planning and Heritage Committee dated February 27, 2023 be adopted as printed.

Carried

9.2.1 Heritage Conservation District (HCD) Incentive Program Applications – 56-62 Wellington Street (PLA23-001)

THAT Council approve the Building Code Upgrade Loan application submitted by Rebecca and Geoffrey Cheney for 56-62 Wellington Street in the amount of \$50,000 to assist with physical repair of the roof system, plumbing, electrical and ventilation systems;

THAT Council approve the Façade Improvement Loan application submitted by Rebecca and Geoffrey Cheney for 56-62 Wellington Street in the amount of \$25,000 to assist with physical repair and replacement of masonry and windows;

AND THAT Council approve the Rehabilitation Grant to Rebecca and Geoffrey Cheney for 56-62 Wellington Street in the amount of 10% of increased taxes.

9.3 Report of the Finance and Labour Relations Committee:

R2023-82

Motion by Councillor Hunter

Seconded by Councillor McCabe

THAT the Report of the Finance and Labour Relations Committee dated February 27, 2023 be adopted as printed.

Carried

9.3.1 Festival Hydro Financial Results 2022 Q3 (FIN23-007)

THAT the Festival Hydro Inc. financial statements and commentary for the period ending September 30, 2022, be received for information;

AND THAT the Festival Hydro Services Inc. financial statements and commentary for the period ending September 30, 2022, be received for information.

9.3.2 Downtown Stratford Business Improvement Area 2023 Draft Budget (FIN23-006)

THAT the 2023 budget of the Downtown Stratford Business Improvement Area be approved as submitted in the amount of \$325,272.50;

THAT the sum of \$299,472.50 shall be levied on properties located within the boundaries of the Downtown Stratford Business Improvement Area for the year 2023;

AND THAT staff be directed to bring the prepared by-law to a subsequent meeting for approval.

9.3.3 2023 Ont Reg 284/09 Excluded Expenses (FIN23-004)

THAT the report titled, "Ontario Regulation 284/09 – Excluded Expenses" (FIN23-004), be adopted.

9.3.4 Asset Retirement Obligations (ARO) (FIN23-005)

THAT the draft Asset Retirement Obligation Policy attached to Report FIN23-005, be approved;

AND THAT staff be authorized to establish a new Asset Retirement Obligation Reserve Fund if/as required, and this new reserve fund be added to F.1.13 Reserve and Reserve Fund Policy.

10. Notice of Intent:

10.1 Notice of Public Meeting under the Planning Act

Stratford City Council will hold a public meeting on Monday, March 20, 2023 at 6:00 p.m. to hear from interested persons with respect to the following planning application:

- Zone Change Application Z09-22 for 46 General Hospital Drive and 130 Youngs Street, Stratford.

10.2 Notice of Motion

At the March 27, 2023, Regular Council meeting, Councillor Sebben intends to put forward the following motion for consideration:

THAT Council consider the November 9, 2021 motion from Heritage Stratford and adopt the following motion, as Heritage Stratford has

adequately demonstrated that the heritage attributes of the site meets one or more of the provincial designation criteria set out in Ontario Regulation 9/06:

“THAT Council issue an intent to designate 86 & 90 John Street South under Part IV, Section 29 of the Ontario Heritage Act specifically the:

1. 1891 hospital (Avon Crest), including the semi-circular landscaped entrance driveway;
2. 1910 extension;
3. 1904 Gardener’s cottage; and
4. 1929 Nurses’ residence.”

11. Reading of the By-laws:

The following By-laws required First and Second Readings and Third and Final Readings and could have been taken collectively upon unanimous vote of Council present:

It was requested that By-law 11.2 be taken separately.

R2023-83

Motion by Councillor Beatty

Seconded by Councillor Burbach

THAT By-laws 18-2023 to 20-2023 be taken collectively.

Carried unanimously

R2023-84

Motion by Councillor Henderson

Seconded by Councillor Hunter

THAT By-laws 18-2023 to 20-2023 be read a First and Second Time.

Carried two-thirds support

R2023-85

Motion by Councillor Beatty

Seconded by Councillor Burbach

THAT By-laws 18-2023 to 20-2023 be read a Third Time and Finally Passed.

Carried

R2023-86

Motion by Councillor Beatty

Seconded by Councillor Burbach

THAT By-law 21-2023 be read a First and Second Time.

Carried two-thirds support

R2023-87

Motion by Councillor Beatty

Seconded by Councillor Burbach

THAT By-law 21-2023 be read a Third Time and Finally Passed.

Carried

11.1 Downtown Stratford Business Improvement Area (BIA) Levy for 2023 - By-law 18-2023

To levy a special charge upon the rateable property in the business improvement area for the Downtown Stratford Business Improvement Area (BIA) (formerly City Centre BIA) for 2023.

11.2 Amend Business Licensing By-law 187-2004 to Increase Minimum Insurance Requirements - By-law 21-2023

To amend Business Licensing By-law 187-2004, as amended, to increase minimum insurance requirements for business licenses to \$5 million.

11.3 ADDED - Entering into and Execution of a Subdivision Agreement for the Daly Avenue and Worsley Street Residential Development - By-law 19-2023

To authorize the entering into and execution of a Subdivision Agreement with Daly Development Inc. for the Daly Avenue and Worsley Street Residential Development.

11.4 ADDED - Exempt Certain Lands from Part Lot Control - By-law 20-2023

To exempt certain lands from Part Lot Control, being Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 and 11, Registered Plan 44M-____, in the City of Stratford, County of Perth.

12. Consent Agenda: CA-2023-017 to CA-2023-020

12.1 CA-2023-017

R2023-88

Motion by Councillor Henderson

Seconded by Councillor Burbach

THAT CA-2023-017, being resolutions from the Canadian Federation of University Women (CFUW), Stratford Club and the City of Woodstock, in support of Bill 5, "Stopping Harassment and Abuse by Local Leaders Act", be endorsed.

13. New Business:

13.1 Stratford Perth Museum - Annual General Meeting

Councillor McCabe noted his recent attendance at the Annual General Meeting for the Stratford Perth Museum. Councillor McCabe advised of their impressive long-term planning, the meeting of previous obligations, and a new strategic planning initiative.

13.2 Recognition of the Manager of Transit

Mayor Ritsma advised he received a letter from a resident thanking the Manager of Transit, Michael Mousley. The letter noted Mr. Mousley's efforts to go above and beyond in addressing an error with a street parking sign. It was further noted that such action was an active commitment to the City's mission statement.

14. Adjournment to Standing Committees:

The next Regular Council meeting is March 27, 2023 in the Council Chamber, City Hall.

R2023-89

Motion by Councillor Wordofa

Seconded by Councillor McCabe

THAT the Council meeting adjourn to convene into Standing Committees as follows:

- **Planning and Heritage Committee [7:05 p.m. or thereafter following the Regular Council meeting];**
- **Social Services Committee [7:10 p.m. or thereafter following the Regular Council meeting]; and**
- **Community Services Committee [7:15 p.m. or thereafter following the Regular Council meeting]**

and to Committee of the Whole if necessary, and to reconvene into Council.

Carried

15. Council Reconvene:

15.1 Declarations of Pecuniary Interest made at Standing Committees

The Municipal Conflict of Interest Act requires any member of Council declaring a pecuniary interest and the general nature thereof, where the interest of a member of Council has not been disclosed by reason of the member's absence from the meeting, to disclose the interest at the first open meeting attended by the member of Council and otherwise comply with the Act.

Declarations of Pecuniary Interest made at Standing Committee meetings held on February 27, 2023 with respect to the following Items and re-stated at the reconvene portion of the Council meeting:

Name, Item and General Nature of Pecuniary Interest

No declarations of pecuniary interest were made by a member at the February 27, 2023, reconvene Council meeting.

15.2 Committee Reports

15.2.1 Social Services Committee

R2023-90

Motion by Councillor Henderson

Seconded by Councillor McCabe

THAT Item 6.2 of the Social Services Committee meeting dated February 27, 2023 be adopted as follows:

6.2 Salvation Army Tax Program – Stratford and North Perth (SOC23-008)

THAT the Mayor and Clerk, or their respective delegates, be authorized to enter into two agreements with The Governing Council of the Salvation Army in Canada to deliver the income tax program in Stratford and North Perth, respectively;

THAT City Council delegates its approval authority to the Director of Social Services or the Chief Administrative Officer to execute annual renewal agreements with The Governing Council of the Salvation Army in Canada to deliver the income tax program in Stratford and North

Perth, subject to no contract performance issues or amendments to funding identified by the City;

AND THAT Delegation of Authority By-law 135-2017, as amended, be further amended to delegate Council's authority to enter into income tax program agreements on behalf of The Corporation of the City of Stratford to the Director of Social Services or the Chief Administrative Officer.

Carried

15.2.2 Planning and Heritage Committee

R2023-91

Motion by Councillor Sebben

Seconded by Councillor Biehn

THAT Item 4.1 of the Planning and Heritage Committee meeting dated February 27, 2023 be adopted as follows:

4.1 Zone Change Application Z05-22, 332 Lorne Avenue East

THAT application Z05-22 to amend the zoning for lands municipally known as 332 Lorne Avenue East from 'General Industrial Zone (I2)' to 'Special General Industrial Zone (I2-38)' with site specific regulations to permit a clinic, be approved for the following reasons:

- 1. the request is consistent with the Provincial Policy Statement;**
- 2. the request is in conformity with the goals, objectives and policies of the Official Plan;**
- 3. the zone change will provide for a development that is appropriate for the lands;**
- 4. the public was consulted during the application circulation and comments that have been received in writing or at the public meeting have been reviewed, considered, and analyzed within the Planning report.**

Carried

15.3 Reading of the By-laws (reconvene):

The following By-laws required First and Second Readings and Third and Final Readings and were taken collectively upon unanimous vote of Council present:

Agreement for Tax Preparation Services in Listowel - By-law 22-2023

To authorize the entering into and execution of an Agreement with The Governing Council of the Salvation Army in Canada, for tax preparation services in Listowel for Social Services clients effective January 1, 2023.

Agreement for Tax Preparation Services in Stratford – By-law 23-2023

To authorize the entering into and execution of an Agreement with The Governing Council of the Salvation Army in Canada, for tax preparation services in Stratford for Social Services clients effective January 1, 2023.

Amend Delegation of Authority By-law 135-2017 for Execution of Annual Renewal Agreements for Delivery of the Income Tax Program in Stratford and North Perth - By-law 24-2023

To amend By-law 135-2017, as amended, to delegate Council's authority to the Director of Social Services or the Chief Administrative Officer, or their respective delegates, to execute annual renewal agreements with The Governing Council of the Salvation Army in Canada to deliver the income tax program in Stratford and North Perth.

Amend Zoning By-law 10-2022 to Rezone Lands Municipally Known as 332 Lorne Avenue East - By-law 25-2023

To amend By-law 10-2022, as amended, with respect to Zoning By-law Amendment application Z05-22 by Drake & Drake Management Inc. to rezone the lands municipally known as 332 Lorne Avenue East to include a 'Clinic' as a site specific permitted use in the General Industrial zone.

Confirmatory By-law - By-law 26-2023

To confirm the proceedings of Council of The Corporation of the City of Stratford at its meeting held on February 27, 2023.

R2023-92

Motion by Councillor McCabe

Seconded by Councillor Burbach

THAT By-laws 22-2023 to 26-2023 be taken collectively.

Carried unanimously

R2023-93

Motion by Councillor Beatty

Seconded by Councillor Biehn

THAT By-laws 22-2023 to 26-2023 be read a First and Second Time.

Carried two-thirds support

R2023-93

Motion by Councillor Hunter

Seconded by Councillor Nijjar

THAT By-laws 22-2023 to 26-2023 be read a Third Time and Finally Passed.

Carried

15.4 Adjournment of Council Meeting

R2023-94

Motion by Councillor McCabe

Seconded by Councillor Wordofa

THAT the February 27, 2023 Regular Council meeting adjourn.

Carried

Meeting Start Time: 7:00 P.M.

Meeting End Time: 7:30 P.M.

Reconvene Meeting Start Time: 7:52 P.M.

Reconvene Meeting End Time: 7:55 P.M.

Mayor - Martin Ritsma

Clerk - Tatiana Dafoe