



The Municipal Corporation of the
Town of Fort Erie

Council-in-Committee Meeting Minutes

Tuesday, November 13, 2018

1. Call to Order

The meeting was called to order at 6:00 p.m.

2. Roll Call

Present: Mayor Redekop, Councillors Butler, Lubberts, McDermott and Passero

Absent: Councillors Knutt and Zanko

Staff: R. Brady, K. Dolch, J. Janzen, M. Kernahan, J. Korevaar, T. Kuchyt, E. Lustig, M. Marshall, E. Melanson, C. Millar, L. Richardson, C. Schofield and K. Walsh

3. Announcements/Addenda

Mayor Redekop made the following announcement:

- The Town has recently given notice in the local newspaper of an appointment to the Board of the Niagara Peninsula Conservation Authority (NPCA). In the past few election cycles the Region has appointed individuals to the NPCA. Prior to that, municipalities had significant input. Following the Auditor's Report concerning the NPCA, the municipality along with other municipalities, has decided to take up the opportunity to solicit applications for appointment to the Board. The new Council will make a recommendation with respect to who from the Town of Fort Erie has the skills, experience and training to help oversee the operations of the NPCA. It will be forwarded to the Region and hopefully when the Region deals with Boards and Committees on December 13th, they will take the Town's recommendation into account. Applications close at 5:00 p.m. on November 14th. He encouraged anyone who is interested in applying for appointment to the Board to forward their application to Cheryl Watson, Legislative Assistant.

There was one Addendum as follows: All of the PDS reports had been deleted and reposted due to a formatting issue. A delegation, Michael D. Allen, Architect, was added under Section 8.1 – Corporate and Community Services to speak to Report No. CAO-19/LC-14-2018 – Land Matters: November 5, 2018 Land Committee Meeting Minutes. Report No. CAO-19/LC-14-2018 – Land Matters: November 5, 2018 Land Committee Meeting Minutes was removed from Section 7.2 – Consent Agenda Items for Approval and inserted under Section 8.2 – Corporate and Community Services – Reports, due to the delegation concerning the Report.

4. Disclosures of Pecuniary Interest

None.

5. Notice of Upcoming Public Meetings

None.

6. Public Meetings

None.

7. Consent Agenda Items

7.1 Request to Remove Consent Agenda Items for Discussion

Councillor Passero requested that Report No. CS-18-2018 be removed from the Consent Agenda to be dealt with separately.

7.2 Consent Agenda Items for Approval

CAO-18-2018 Annual Accessibility Status Report - 2018

That: Council receives the Accessibility Status Report 2018, attached as Appendix “1” to Administrative Report No. CAO-18-2018, as the Annual Accessibility Status Report required under the *Accessibility for Ontarians with Disabilities Act*. **(Carried)**

CS-17-2018 2018 3rd Quarter Financial Report

That: Council receives for information purposes Report No. CS-17-2018 regarding the 2018 3rd Quarter Financial Report.

(Carried)

CS-19-2018 Adjustments, Rebates, Under Section 357 and 358 for 2016, 2017 and 2018

That: Council approves the cancellation, reduction or refund of taxes and penalties in the amount of \$6,076.34 as per Appendix "1" to Report No. CS-19-2018 in accordance with Section 357 and 358 of the *Municipal Act, 2001* and directs staff to submit a by-law to Council. **(Carried)**

PDS-70-2018 Planning and Development Services - Development, Building and By-law Statistical Reporting - Third Quarter 2018

That: Council receives Report No. PDS-70-2018 regarding development, building and by-law statistical reporting for information purposes, and further

That: Council directs staff to forward a copy of Report No. PDS-70-2018 to the Regional Planning and Development Services Department, the Fort Erie Economic Development and Tourism Corporation, District School Board of Niagara and Niagara Catholic District School Board. **(Carried)**

PDS-71-2018 Request to Purchase Full Marketability Land: Lands Along Richmond Avenue, Buffalo Heights Neighbourhood

That: Council directs staff to submit a by-law to stop up and close part of the Richmond Circle, Lafayette Avenue and Livingston Avenue unopened road allowances, Plan 480, following completion of a Reference Plan, and further

That: Council authorizes staff to retain a Real Estate Broker to market Parcel 1 as a full marketability parcel, and further

That: Council authorizes staff to retain a Real Estate Broker to market Parcel 2 as a full marketability parcel, and further

That: Council directs staff to separate Parcel 3 into two parcels via a Reference Plan, and authorizes staff to retain a Real Estate Broker to market the two parcels that form Parcel 3 as full marketability parcels, and further

That: Council directs that the sale be subject to Purchaser(s)

being responsible for the cost of any Reference Plan.

(Carried)

PDS-72-2018 Downtown Core Area Community Improvement Plan (CIP) 2018 Program Monitoring and Recommendation Report

That: Council receives Report No. PDS-72-2018 regarding Downtown Core Area CIP Program Monitoring for information purposes, and further

That: Council consider adjusting the CIP Reserve account target balance from current \$200,000 to \$300,000 during the 2019 budget deliberations to buffer impacts of the Niagara Region's non-participation in Southend-Riverwalk and also the pending Crystal Beach CIP, and further

That: Council directs staff to forward a copy of Report No. PDS-72-2018 to the Niagara Region, Fort Erie Economic Development and Tourism Corporation, Local Business Improvement Area Boards and to post Report No. PDS-72-2018 on the Town's CIP webpage for public access and information.

(Carried)

IS-45-2018 Appointment of a Drainage Engineer for the Zavitz Municipal Drain Amendments

That: Council appoints EWA Engineering Inc. of Unionville, Ontario as the Drainage Engineer for the preparation of the amended Engineer's Report for the Zavitz Municipal Drain; and

That: Council authorizes staff to prepare the by-law authorizing the Mayor and Clerk to execute the contract on behalf of the Town of Fort Erie; and further

That: Council directs staff to notify the City of Port Colborne of the appointment of EWA Engineering Inc. for the aforesated works.

(Carried)

Consent Agenda Recommendation

Recommendation No. 1

Moved by: Councillor Butler

That: Council approves the Consent Agenda Items as recommended, save and except Report No. CS-18-2018.

(Carried)

7.3 Items Removed to be Dealt with Separately

CS-18-2018 Fall 2018 Capital Variance Report

(Report No. CS-18-2018 was previously moved by Councillor Butler as part of the Consent Agenda)

That: Council authorizes the closure of capital projects identified in Appendix “1” to Report No. CS-18-2018, and further

That: Council amends the 2018 Capital Budget to reallocate \$41,000 from PPEQ17 Bunker Gear and Particulate Protective Flash Hoods to BKGR17 Replacement of Bunker Gear, and further

That: Council allocates all capital project variances, with a total net surplus of \$2,880,777, in accordance with Appendix “1” to Report No. CS-18-2018, and further

That: Council authorizes the Director, Corporate Services to approve any required change to the reserve transactions to close the capital projects, up to the lesser of 10% or \$25,000.

Recommendation No. 2
Moved by: Councillor Passero

That: The following recommendation be added: **That:** Council authorizes the Project No. MGRS18 surplus of \$85,000 be directed to the Museum Capital Reserve. **(Carried)**

Following the approval of the amendment, the Recommendations as amended were voted on as follows:

That: Council authorizes the closure of capital projects identified in Appendix “1” to Report No. CS-18-2018, and further

That: Council amends the 2018 Capital Budget to reallocate \$41,000 from PPEQ17 Bunker Gear and Particulate Protective Flash Hoods to BKGR17 Replacement of Bunker Gear, and further

That: Council allocates all capital project variances, with a total net surplus of \$2,880,777, in accordance with Appendix “1” to

Report No. CS-18-2018, and further

That: Council authorizes the Director, Corporate Services to approve any required change to the reserve transactions to close the capital projects, up to the lesser of 10% or \$25,000, and further

That: Council authorizes the Project No. MGSR18 surplus of \$85,000 be directed to the Museum Capital Reserve. **(Carried)**

8. Corporate and Community Services

Chaired by Councillor McDermott

8.1 Presentations and Delegations

Recommendation No. 3
Moved by: Mayor Redekop

That: The delegation's time limit be extended to up to 20 minutes. **(Carried)**

(a) Jackie Hall, Hemson Consulting

Re: Overview of Development Charges Study

Ms. Hall delivered a power point presentation which is available for viewing on the Town's website.

Ms. Hall highlighted the critical points in her presentation, and provided background. The Town passed its current Development Charges By-law in March of 2014 for nine services, and it expires on April 1, 2019. The Town must pass a new by-law before expiry to continue to collect development charges.

Ms. Hall advised that development charges are fees imposed on development to fund "growth-related" capital costs to pay for new infrastructure and facilities to maintain service levels. The principle is "growth pays for growth" so that the financial burden is not borne by existing tax/rate payers.

Ms. Hall explained various charts in her presentation, including what residential and non-residential development charges currently fund in Fort Erie. She

also reviewed the preliminary draft calculated residential development charge rates, the current vs. calculated rates for single/semi-detached units, non-residential charges, and municipal rate comparisons.

Ms. Hall explained the Town is reviewing its existing 2014 Development Charge By-law as part of the 2018 Development Charge Study including exemptions, administration, implementation and definitions.

In closing, Ms. Hall advised of the next steps:

- Mid to late November – Continue review and adjust reserves to reflect Capital Variance Report No. CS-18-2018
- December 10th – Staff Report to Council
- December 13th – Release of Background Study
- January 14th – Statutory Public Meeting
- February 11th (tentative) – Passage of 2019 DC By-law

(b) Michael D. Allen, Architect, ACK Architects, o/b Peter Coutu, 3823 Terrace Lane

Re: Report No. CAO-19/LC-14-2018 - Land Committee Meeting Minutes

Mr. Allen delivered a power point presentation which is available for viewing on the Town's website.

Mr. Allen referred to Item 6 of the Land Committee Minutes regarding 3823 Terrace Lane, currently the Palmwood. The Minutes state that a Site Plan was submitted with the pre-consultation application which includes a second storey cantilevered balcony on the south side of the building that would encroach onto Town lands. The Land Committee agreed that no new structures should be built to encroach and made a recommendation.

He referred to their application about a year ago for re-zoning to redevelop the existing property with a restaurant on the main floor and an additional four floors above that would accommodate seven condominium units.

Mr. Allen advised they are tearing down the original building and referred to a slide in his power point presentation that showed the existing patio which encroaches on Town land as well as what is an existing covered terrace. He stated that during the re-zoning there were no issues raised with respect to encroachments nor was it even brought up that it would be in issue. Today they want to move forward with the development. As part of the agreement with the Town, they will be redeveloping an area down below for landscaping. It was requested that they take out some of the existing parking that fronted onto the existing building. Fronting along the patio and encroached area, there is an existing concrete barrier wall which is significant to the patio. Beyond that wall is the Town's shoreline protection, so that wall has to stay. The wall is sound and cannot be removed, otherwise the Town's shoreline protection has to be rebuilt. They will be maintaining existing foundation walls for shoring purposes so that they don't affect any of the shoreline protection that's there.

Mr. Allen referred to the floor plans and survey in his power point presentation showing the existing patio encroachment, and stated they want to maintain and rebuild the patio so it's better. They will not be impacting any encroachment which currently exists, and more importantly, is the second floor. He pointed out that the patio is down below and they want to maintain it as being covered. Any residential patio will not be encroaching on Town land. He reiterated they are not creating any cantilevered balconies that will accommodate the new residential.

8.2 Reports

CAO-19/LC-14-2018 Land Matters: November 5, 2018 Land Committee Meeting Minutes

Recommendation No. 4
Moved by: Councillor Butler

That: Council receives the November 5, 2018 Land Committee meeting minutes attached as Appendix "1" to Report No. CAO-19/LC-14-2018, and further

That: Council approves the recommended tasks as outlined in

Appendix “2”.

Recommendation No 5
Moved by: Mayor Redekop

That: The second recommendation be amended to read:

“That: Council approves the recommended tasks as outlined in Appendix “2”, save except Recommendation No. 3.” **(Carried)**

Recommendation No. 6
Moved by: Mayor Redekop

That: The Town enter into an Encroachment Agreement with the owner of the property at 3823 Terrace Lane including payment of the Administration Fee, Annual Fee, and a Reference Plan to permit the commercial encroachment on the existing unopened road allowance.” **(Carried)**

Following the approval of the amendments, the Recommendations as amended were voted on as follows:

That: Council receives the November 5, 2018 Land Committee meeting minutes attached as Appendix “1” to Report No. CAO-19/LC-14-2018, and further

That: Council approves the recommended tasks as outlined in Appendix “2”, save except Recommendation No. 3, and further

That: The Town enter into an Encroachment Agreement with the owner of the property at 3823 Terrace Lane including payment of all Fees, a Reference Plan and an Agreement registered on title, to permit the commercial encroachment. **(Carried)**

8.3 New Business/Enquiries

- (a) Councillor Lubberts requested that Report No. CAO-22-2015 with respect to the Memorandum of Agreement with between the Town of Fort Erie and the EDTC be brought back to Council at the December 10, 2018 Council-in-Committee meeting.

Mr. Kuchyt responded that the Report can be brought back with another information report seeking a recommendation from Council.

8.4 Business Status Report

No changes.

9. Planning and Development Services

Chaired by Councillor Passero.

9.1 Presentations and Delegations

None.

9.2 Reports

PDS-73-2018 Extension of Draft Plan Approval - Schooley Road Draft Plan of Condominium - East Side of Schooley Road, South of Elizabeth Road - Roll No. 2703 030 005 20101 0000 - Crystal Beach Estates Inc. (Owner) - Martin Molek, Urban and Environmental Management Inc. (Agent)

Recommendation No. 7

Moved by: Councillor McDermott

That: Council extends Draft Plan Approval for the Schooley Road Draft Plan of Condominium located on the east side of Schooley Road, south of Elizabeth Road until October 20, 2020, and the Owner and Regional Municipality of Niagara Planning and Development Services Department be so advised.

Recommendation No. 8

Moved by: Mayor Redekop

That: The recommendation be amended to extend draft plan approval until May 15, 2020. **(Carried)**

Following the approval of the amendment, the Recommendation as amended was voted on as follows:

That: Council extends Draft Plan Approval for the Schooley Road Draft Plan of Condominium located on the east side of Schooley Road, south of Elizabeth Road until May 15, 2020, and the Owner and Regional Municipality of Niagara Planning and Development Services Department be so advised.

PDS-74-2018 Extension of Draft Plan Approval - Kettle Court (formerly Levy Court) Draft Plan of Subdivision - South Side of Dominion Road, West of Kraft Road - Roll No. 2703 020 008 27500 0000 - Grey Forest Homes Ltd. (Ron Berard) (Owner)

Recommendation No. 9
Moved by: Councillor McDermott

That: Council extends Draft Plan Approval for the Kettle Court Plan of Subdivision located on the south side of Dominion Road and west of Kraft Road until September 23rd, 2019, and the Owner and Regional Municipality of Niagara Planning and Development Services Department be so advised. **(Carried)**

PDS-75-2018 Intent to Designate - 221 Phipps Street

Recommendation No. 10
Moved by: Councillor Butler

That: Council approves the designation of 221 Phipps Street as outlined in this report, for architectural and historical value and context, under Part IV of the *Ontario Heritage Act*, and further

That: Council directs staff to prepare a Designation By-law and provide Notice of Intention to Designate in accordance with the *Ontario Heritage Act*. **(Carried)**

PDS-76-2018 Sale of Full Marketability Lands - 4152 Erie Road

Recommendation No. 11
Moved by: Councillor Butler

That: Council authorizes staff to retain D.W. Howard Realty as a Real Estate Broker to market 4152 Erie Road as a full marketability parcel. **(Carried)**

PDS-77-2018 Short-Term Rental Options Report

Recommendation No. 12
Moved by: Councillor Butler

That: Council approves Option No. ____ contained in Report No. PDS-77-2018 as a preferred policy direction, including planning

tools, regulation model, and cost recovery program for addressing short-term rentals, and directs staff to develop a draft policy accordingly for further consideration by Council; and further

That: Should Council select Option No. 2, 3, or 5; they approve Cost-Recovery Option No. ____.

Recommendation No. 13
Moved by: Councillor Butler

That: Report No. PDS-77-2018 is postponed to the January 14, 2019 Council-in-Committee Meeting for a Public Meeting.

(Carried)

PDS-78-2018 Recreational Cannabis Information Report

Recommendation No. 14
Moved by: Councillor McDermott

That: Council receives for information purposes Report No. PDS-78-2018 regarding recreational cannabis.

Recommendation No. 15
Moved by: Councillor McDermott

That: The Chair call the question.

Councillor Lubberts called a point of order that he was not being allowed to speak as many times as he wished because the question had been called. Mayor Redekop ruled on the point of order that the question may be called.

That: The Chair call the question. **(Carried)**

That: Council receives for information purposes Report No. PDS-78-2018 regarding recreational cannabis. **(Carried)**

PDS-79-2018 Fort Erie Communities-in-Bloom Program

Recommendation No. 16
Moved by: Mayor Redekop

That: The Town does not participate in the 2019 National Communities-in-Bloom Program in order to focus resources on

programs that support the local community and encourage beautification at a local level; and

That: Subject to 2019 budget approval, the Town engages the services of a Niagara College Events Management Co-op Student to implement a local beautification competition and awards gala.

Recommendation No. 17
Moved by: Mayor Redekop

That: Report No. PDS-79-2018 is postponed to the December 10, 2018 Council-in-Committee Meeting. **(Carried)**

9.3 New Business/Enquiries

(a) Councillor McDermott

Councillor McDermott advised that over the last several months in Wards 1 and 2 they have been deluged with emails and phone calls from residents who are scared in their own homes. Homes and cars have been broken into. We need to have a meeting with Srgt. McAllister, and stop these break-ins. He asked if the CAO can arrange to have a meeting. Mayor Redekop advised there have been email communications on this matter and he did communicate with Srgt. McAllister. There were some arrests and she also volunteered to have a Public Meeting. He requested the CAO to set up a Public Meeting.

9.4 Business Status Report

No changes.

10. Infrastructure Services

Chaired by Councillor Butler.

10.1 Presentations and Delegations

None.

10.2 Reports

None.

10.3 New Business/Enquiries

(a) Councillor McDermott

Councillor McDermott directed his question to Mr. Walsh. He referred to flooding in the area of the Greenwood Cemetery and the Skunk Hollow area. Following an investigation by Mr. Walsh, it was determined that the Canadian National Railway (CN) has a culvert that needs to be expanded to make it work properly which will alleviate flooding in the cemetery and other issues during rain events. Further, Mr. Walsh has been in contact with CN, and he questioned how Mr. Walsh made out.

Mr. Walsh responded that he was directed by CN to send an email to the appropriate contact person, and he sent numerous emails with no response. He does not have a telephone number for this person. At this point, Mr. Walsh will go back to their public relations department. Councillor McDermott questioned if they have a culvert that is not working properly and is flooding the cemetery and other residents and they are not responding, could the Town do the work and bill it back to CN. Mr. Walsh advised he doesn't believe the Town has the right to go on anybody's property to undertake infrastructure work without their permission. As urgent as the situation is, he believes the appropriate measure is to begin discussions with CN and see where we can go.

Chair Butler requested the CAO or Town Solicitor to send a letter to CN. The Mayor added there is one other point of contact that we can try and he suggested to Mr. Kuchyt that he prepare something in writing because this is causing damage.

Councillor McDermott questioned if it wasn't CN, and it was someone else's property, who would be responsible. Mr. Lustig responded that it would be the land owner who was causing the problem.

(b) Councillor Lubberts

Councillor Lubberts directed his enquiry to Mr. Walsh. He received a telephone call today from residents in Ridgeway-by-the-Lake regarding the intersection at Thunder Bay Road. Some construction was done in the neighbourhood and the road is a little rough. They wondered if the contractor could smooth it out at Prospect Point Road and Ridgeway-by-the-Lake. Mr. Walsh

responded it is the responsibility of the developer and their plans are to restore everything before winter sets in.

(c) Councillor Lubberts

Councillor Lubberts referred to Ridgeway-by-the-Lake and the plans are to have a sidewalk on the south side of Thunder Bay Road and after a certain point of the development on the north side of Thunder Bay Road. He asked Mr. Walsh if it is possible to put a sidewalk from Thunder Bay Road to Ridge Road where he does not think there will be heavy construction other than the installation of a storm sewer, on that side of the road. That would link Ridgeway-by-the-Lake with Ridge Road and downtown Ridgeway. Councillor Butler added that further to that, there is a sidewalk at Ridgeway-by-the-Lake that curves out so there is ample room to continue down. Mr. Walsh responded this question comes up quite a bit. He recognizes the need for this sidewalk, it is in their plans for the complete reconstruction of Thunder Bay Road to Ridge Road and it is four or five years out right now.

With respect to Councillor Lubberts' question about putting in a sidewalk right now before the winter, Mr. Walsh does not think it's possible before construction shuts down. He would be loathe to throw good money away by constructing a sidewalk that was not at the appropriate location or elevation. So their preference would be to do it in phases such as to install the sidewalk shortly and get the design down on the road so they know the proper line grade to do it. Timing would be 2019 for the design and 2020 to get a sidewalk in. Councillor Lubberts advised he was not thinking it would be done now but thought we should look at the sidewalk in the area of Thunder Bay Road and Ridge Road. He was hoping it could be done in 2019. Mr. Walsh does not think that project is in the draft 2019 capital budget. He will take it up with Senior staff to see if funding can be allocated for this project.

(d) Councillor Lubberts

Councillor Lubberts advised he received a phone call from a resident on Point Abino Road where during the last wind storm when there was a lot of rain his property flooded and water levels in the lake were high. He spoke to a Town employee who said they shut the pump off where Point Abino Road meets the lake at Poverty Bay. The employee told him that the lake was up higher than the pipe so the pump was just pushing water into the

lake. Councillor Lubberts stated but the pump still pumps the water out of the ditch. He asked Mr. Walsh if he knew anything about that and if there was any truth to that as it did not make sense to turn a pump off when there is flooding. Mr. Walsh advised he will look into that. He added he does not know if the pump was on or off but he does know that the water levels were exceptionally high and the pump would have been useless and just cycling water around. They had a number of complaints during the wind storm in that area. The Point Abino Municipal Drain was backing up a couple of hundred metres from the shore into the drain preventing that drain from flowing its natural course and it overflowed into the backyards.

Councillor Lubberts thought about what we are exposed to as a municipality and with global warming where we know that water levels are rising throughout the world and that doesn't preclude the Great Lakes and this gentleman thought maybe we could raise the pipe 16-18 inches. It would be above the water level when it was pumping it into the lake. He was not sure this was an option. Councillor Butler asked Mr. Walsh to look into that and consult with Councillor Lubberts. Mr. Walsh responded they will look into the entire system down there to see if there are any minor changes they can make.

(e) Mayor Redekop

Mayor Redekop referred to the sidewalk at the intersection of Thunder Bay Road and Prospect Point Road and questioned if the developer was the contractor to which Mr. Walsh responded that is correct. The Mayor stated that just because the developer is the contractor doesn't mean there is an immunity from trying to level out that intersection. He suggested that Mr. Walsh speak to the contractor because it could use a little improvement to which Mr. Walsh responded he will do that.

(f) Mayor Redekop

Mayor Redekop stated that further to the sidewalk on Thunder Bay Road, if that road is going to be reconstructed, when they have the capital budget deliberations, they can take a look at that to see where we are. That area is being built up and there are going to be a lot more houses, more people and that road reconstruction may have to be moved up.

(g) Councillor Butler

Councillor Butler advised she spoke to a couple of residents on Highland Road when she was canvassing who talked about how unsafe it is. One of the resident's that lives on Ridge Road has brought to her attention that it is a dangerous area for the children in the morning and afternoon because the cars are piling up and there are no safe sidewalks. She asked Mr. Walsh if he could find it in the budget and put a sidewalk on Highland. Mr. Walsh responded that Chris Millar of the Planning Department is undertaking an Active Transportation Master Plan. Part of that is determining missing links in our sidewalk network. He prefers to wait for that report to come forward and they can get a priority on missing and unsafe sidewalks which will guide expenditures on new sidewalks before they look at individual cases. Without exaggeration he gets a call every two weeks for a new sidewalk.

(h) Councillor Butler

Councillor Butler referred to the report that Mr. Walsh is getting for street repairs from the consultants and enquired when that will come before Council. Mr. Walsh responded it is listed on the Business Status Report and is currently scheduled for January 14, 2019. He apologized to Council as he was hoping to have that report before them in the Fall however, they had some issues with the draft submissions. They found errors that necessitated changes. They think they have the final version now and it is scheduled for January 14.

(i) Councillor Butler

Councillor Butler advised that the residents of Fort Erie are complaining that it is still unsafe on Ridge Road to cross the street near the splash pad. She was hoping Mr. Walsh would take a look with the Traffic Coordinating Committee to see if there is something that can be done to have signals that can be pushed or a crosswalk where drivers are alert that the right-of-way is to the pedestrian as opposed to the driver. Mr. Walsh responded he will defer to Mr. Millar's Active Transportation Master Plan. They have undertaken pedestrian counts at that crossing as well as Gorham Road with an eye to improve pedestrian safety. They will wait for that report to come forward and implement changes through that.

(j) Councillor Butler

Councillor Butler referred to North Mill Street and when she brought to Mr. Walsh's attention the residents disapproval of the deep ditching that occurred with Infrastructure Services replacement of the drainage. She asked if there is a solution. Mr. Walsh advised he looked at the plans and has been out in the field. The south part of the road that is still under construction, it was hard to tell what was final and what wasn't. On the northern section of the road, ditches are in and he doesn't find them excessive. There were no ditches there before which may give the impression that they are very deep. He would like to add that the condition of the road as it was, was a result of not having proper drainage in this area. Without some sort of drainage, whether it's storm sewers or in this case ditches, we would be right back to where we are in the road condition probably in ten years. They are promoting the proper construction of all of our roads through Infrastructure projects. Ditches are a cheap way to achieve proper drainage. The more expensive way is with storm sewers but unfortunately storm sewers cost a lot of money. Everywhere they have proposed ditches if they were to install storm sewers instead, the cost would increase and without a budget increase, they would defer the projects. The other option is to increase taxes. They are looking at North Mill Street as they go along. They have issues on Dover Court they will have to address in the Spring. He agrees with Council that those ditches are too deep but the ditches that are constructed on North Mill are fine right now. Councillor Butler stated she has some pictures that she will send to Mr. Walsh so they can have further discussions on the matter.

Mayor Redekop followed up on the matter stating that he understands the need for ditches. There was no drainage whatsoever in that area or there was some type of drainage system that was sub-surface. He questioned what was the case on North Mill. Mr. Walsh responded there is a minor storm system to the south section of North Mill. To the north section the water simply ran off until it reached the very northern part of the street. In turn it saturated the gravel under the asphalt which creates potholes. The Mayor stated that his observation would be that it may be fine to put in ditches when we reconstruct roads. A lot of time Council gets capital projects before them and they are not looking at what the storm sewers or drainage system is. Then when the project finally starts up they are in a situation where they approved this but really did not know what they were approving. He hopes in the future that they are a bit

more cautious as Councillors and look at things. This is an urban core area and he doesn't think that ditches in core urban areas are appropriate or acceptable. It may seem to be a little ditch but when you have had no ditch, it's a big ditch. For those who live in rural areas and have always had ditches, it's no big deal but for people who have had no ditch and even the illusion of some type of drainage system, this is a bit discouraging to them. He stated he doesn't know what can be done immediately or on this project but hopefully something.

Councillor Butler added she has a picture of a resident standing beside the ditch that she will send to Mr. Walsh and hopefully they can get something resolved going forward.

10.4 Business Status Report

No changes.

11. Scheduling of Meetings

- Ridgeway Business Improvement Area Annual General Meeting on Wednesday, November 14, 2018 at 5:15 p.m at St. Luke's Church

12. Adjournment

Recommendation No. 18
Moved by: Councillor Passero

That: Council-in-Committee adjourns at 8:18 p.m. **(Carried)**

Mayor

Clerk