

**THE REGIONAL MUNICIPALITY OF NIAGARA  
CORPORATE SERVICES COMMITTEE  
OPEN SESSION**

**CSC 8-2021  
Wednesday, August 11, 2021  
Council Chamber / Video Conference  
Niagara Region Headquarters, Campbell West  
1815 Sir Isaac Brock Way, Thorold, ON**

Committee Members Present in the Council Chamber: Foster (Committee Chair)

Committee Members Present via Video Conference: Bradley (Regional Chair), Butters, Campion, Diodati, Easton, Fertich, Gale, Heit, Ip, Redekop, Rigby, Whalen (Committee Vice-Chair)

Absent/Regrets: Edgar

Staff Present in the Council Chamber: A. Apfelbaum, Manager, Business Licensing, H. Chamberlain, Director, Financial Management & Planning/Deputy Treasurer, R. Fleming, Senior Tax & Revenue Analyst, T. Harrison, Commissioner/Treasurer, Corporate Services, A. Jugley, Acting Chief Administrative Officer/Commissioner, Community Services, M. Lewis, Client & Support Advisor, M. Murphy, Associate Director, Budget Planning & Strategy, A.-M. Norio, Regional Clerk, M. Trennum, Deputy Regional Clerk

Staff Present via Video Conference: F. Fucile, Manager, Real Estate, D. Gibbs, Director, Legal & Court Services, K. Lotimer, Legislative Coordinator, B. Menage, Director, Procurement & Strategic Acquisitions, C. Reid, Legal Counsel, M. Sergi, Commissioner, Planning & Development Services, G. Szaszi, Housing Development Project Manager

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**1. CALL TO ORDER**

Committee Chair Foster called the meeting to order at 9:30 a.m.

**2. DISCLOSURES OF PECUNIARY INTEREST**

See Minute Item 9.

**3. PRESENTATIONS**

There were no presentations.

**4. DELEGATIONS**

- 4.1 Additional Information for CSD 37-2021, Respecting Development Charge Demolition Credit Extension Request - Brownfield Redevelopment, Grimsby (CSC-C 21-2021 (Agenda Item 5.3))

Moved by Councillor Fertich  
Seconded by Councillor Butters

That Brandon Almeida, Project Manager & Planner, Land Development, Losani Homes Ltd., **BE PERMITTED** to appear before Committee as a delegate respecting Additional Information for CSD 37-2021, Respecting Development Charge Demolition Credit Extension Request - Brownfield Redevelopment, Grimsby (CSC-C 21-2021 (Agenda Item 5.3)).

**Carried**

Mr. Almeida, Project Manager & Planner, Losani Homes Ltd., appeared before Committee requesting consideration of a twelve month extension to the brownfield transition agreement associated with 2 Winston Road, Grimsby.

There being no objection, Correspondence Item CSC-C 21-2021 (Agenda Item 5.3), was considered at this time.

**5. ITEMS FOR CONSIDERATION**

- 5.3 CSC-C 21-2021  
Additional Information for CSD 37-2021, Respecting Development Charge Demolition Credit Extension Request - Brownfield Redevelopment, Grimsby

Moved by Councillor Gale  
Seconded by Councillor Whalen

That Correspondence Item CSC-C 21-2021, being a memorandum from, R. Fleming, Senior Tax & Revenue Analyst, dated August 11, 2021, Respecting Additional Information for CSD 37-2021, Respecting Development Charge Demolition Credit Extension Request – Brownfield Redevelopment, Grimsby, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That the eligibility period extension request for the Regional Development Charge demolition credits associated with 2 Winston Road, Grimsby, **BE APPROVED**; and

2. That any extensions to brownfield grant agreements between the Regional Municipality of Niagara and Losani Homes (1998) Ltd. **BE APPROVED** if the extension aligns with the Town of Grimsby's Development Charges By-law.

Moved by Councillor Fertich  
Seconded by Councillor Gale

That the motion **BE AMENDED** as follows:

- 2. That Losani Homes BE PROVIDED a 12 month extension to the Brownfield Transition agreement.**

Moved by Councillor Heit  
Seconded by Councillor Ip

That the following amendment **BE DEFERRED** to a future Corporate Services Committee meeting to allow staff to provide additional information:

- 2. That Losani Homes BE PROVIDED a 12 month extension to the Brownfield Transition agreement.**

**Carried**

The Chair called on vote on the remainder of the motion as follows:

That Correspondence Item CSC-C 21-2021, being a memorandum from, R. Fleming, Senior Tax & Revenue Analyst, dated August 11, 2021, respecting Additional Information for CSD 37-2021, Respecting Development Charge Demolition Credit Extension Request – Brownfield Redevelopment, Grimsby, **BE RECEIVED** and the following recommendation **BE APPROVED**:

1. That the eligibility period extension request for the Regional Development Charge demolition credits associated with 2 Winston Road, Grimsby, **BE APPROVED**.

Recorded Vote:

Yes (4): Diodati, Fertich, Gale, Whalen.

No (9): Bradley, Butters, Campion, Easton, Foster, Heit, Ip, Redekop, Rigby.

**Defeated**

5.1 CSD 11-2021

Business Licensing By-law Review

Angelo Apfelbaum, Manager, Business Licensing, provided information respecting Business Licensing By-Law Review. Topics of the presentation included:

- Niagara Region Business Licensing: What do we License and Regulate?
- What By-law is Being Repealed and Replaced?
- Amendments to the 2021 Schedule of Fees and Charges
- Towing Rate and Taxi Rate Tariff and Vehicle for Hire Fees
- Licence Quotas, Standard Character Criteria, Vehicle Standards

Moved by Councillor Heit

Seconded by Councillor Diodati

That Report CSD 11-2021, dated August 11, 2021, respecting Business Licensing By-law Review, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That By-law No. 2018-75, being a by-law to licence, regulate and govern vehicles for hire (taxicabs, transportation network company vehicles, specialty vehicles, auxiliary services vehicles, shuttle buses, sightseeing vehicles, caleche, tow trucks) and businesses (second-hand good stores and dealers, salvage yards, auto-wrecking yards and taxicab brokers), **BE REPEALED**;
2. That the draft by-laws contained in Appendices 1 to 5 of Report CSD 11-2021 **BE APPROVED**;
3. That By-law No. 2021-03, being a by-law to establish fees and charges for services and activities provided by The Regional Municipality of Niagara and for the use of its property, **BE AMENDED** to reflect the proposed fees and charges contained in Appendix 7 of Report CSD 11-2021, subject to confirmation that the required notice has been given under the Region's Public Notice Policy (PC-RC-005); and
4. That the necessary by-laws **BE PREPARED** and **PRESENTED** to Council for consideration.

**Carried**

5.2 CSD 52-2021

Rapid Housing Initiative Capital Funding

Moved by Councillor Ip

Seconded by Councillor Rigby

That Report CSD 52-2021, dated August 11, 2021, respecting Rapid Housing Initiative Capital Funding, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That, contingent on Federal Government approval of Niagara's Rapid Housing Initiative (RHI) submission, a gross capital budget adjustment in the amount of \$13,577,582 and \$0 net, **BE APPROVED** (and **INITIATED**) for the Welland Multi-Residential Intensification Project; and
2. That the project **BE FUNDED** as follows:
  - Federal RHI Grant - \$10,515,033
  - Development Charges – Social Housing - \$2,465,243
  - Municipal Contributions - \$597,306

**Carried**

5.4 CSC-C 22-2021

Recommendations from the Women's Advisory Committee meeting held on July 28, 2021

Moved by Councillor Campion

Seconded by Councillor Redekop

That Correspondence Item CSC-C 22-2021, being a memorandum from A.-M. Norio, Regional Clerk, dated August 11, 2021, respecting Recommendations from the Women's Advisory Committee meeting held on July 28, 2021, **BE RECEIVED** and the following recommendation **BE APPROVED**:

1. That the recommendations from the Women's Advisory Committee meeting held on July 28, 2021, respecting Economic Development, **BE REFERRED** to the Planning and Economic Development Committee meeting being held on September 15, 2021.

**Carried**

6. **CONSENT ITEMS FOR INFORMATION**

There were no consent items for information.

**7. OTHER BUSINESS**

There were no items of other business.

**8. CLOSED SESSION**

Moved by Councillor Gale  
Seconded by Councillor Fertich

That this committee **DO NOW MOVE** into closed session for the purpose of receiving information of a confidential nature respecting:

A Matter Respecting Litigation or Potential Litigation under s. 239 (2) of the Municipal Act, 2001 – Outstanding Development Charge Collections – Grimsby

**Carried**

Committee resolved into closed session at 10:48 a.m.

**9. BUSINESS ARISING FROM CLOSED SESSION ITEMS**

Committee reconvened in open session at 11:01 a.m. with the following individuals in attendance:

Committee Members Foster (Committee Chair)  
Present in the Council  
Chamber:

Committee Members Bradley (Regional Chair), Butters, Diodati, Fertich, Gale, Heit, Ip,  
Present via Video Redekop, Rigby, Whalen (Committee Vice-Chair)  
Conference:

Absent/Regrets: Easton, Edgar

Staff Present in the Council Chamber: H. Chamberlain, Director, Financial Management & Planning/Deputy Treasurer, T. Harrison, Commissioner/Treasurer, Corporate Services, A. Jugley, Acting Chief Administrative Officer/Commissioner, Community Services, A.-M. Norio, Regional Clerk, M. Trennum, Deputy Regional Clerk

Staff Present via Video Conference: D. Gibbs, Director, Legal & Court Services, K. Lotimer, Legislative Coordinator

Councillor Campion declared a conflict of interest during the closed session portion of the meeting regarding Confidential CSD 53-2021 and therefore did not take part in the discussion or vote on this matter.

9.1 Confidential CSD 53-2021

A Matter Respecting Litigation or Potential Litigation under s. 239 (2) of the Municipal Act, 2001 – Outstanding Development Charge Collections – Grimsby

Moved by Councillor Redekop  
Seconded by Councillor Heit

That Confidential Report CSD 53-2021, dated August 11, 2021, respecting A Matter Respecting Litigation or Potential Litigation under s. 239 (2) of the Municipal Act, 2001 – Outstanding Development Charge Collections – Grimsby, **BE RECEIVED**; and

That staff **PROCEED** as directed in closed session.

**Carried**

10. **NEXT MEETING**

The next meeting will be held on Wednesday, September 15, 2021 at 9:30 a.m.

11. **ADJOURNMENT**

There being no further business, the meeting adjourned at 11:05 a.m.

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Councillor Foster  
Committee Chair

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Kelly Lotimer  
Legislative Coordinator

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Ann-Marie Norio  
Regional Clerk