

**THE REGIONAL MUNICIPALITY OF NIAGARA
PLANNING & ECONOMIC DEVELOPMENT COMMITTEE
MINUTES**

**PEDC 5-2021
Wednesday, May 12, 2021
Council Chamber / Video Conference
Regional Headquarters, Campbell West
1815 Sir Isaac Brock Way, Thorold, ON**

Committee Members Present in the Council Chamber: Huson (Committee Chair), Witteveen (Committee Vice Chair)

Committee Members Present via Video Conference: Bradley (Regional Chair), Butters, Bylsma, Campion, Darte (Committee Vice-Chair), Easton, Fertich, Foster, Greenwood, Junkin, Redekop, Rigby, Sendzik, Ugulini, Zalepa

Other Councillors Present via Video Conference: Steele

Absent/Regrets: Bellows, Heit

Staff Present in the Council Chamber: D. Giles, Acting Commissioner, Planning & Development Services, S. Guglielmi, Technology Support Analyst, A.-M. Norio, Regional Clerk, G. Spezza, Director, Economic Development, R. Tripp, Acting Chief Administrative Officer

Staff Present via Video Conference: E. Acs, Manager, Community Planning, E. Amirault, Associate Director, Financial Operations & Systems, I. Banach, Acting Director, Community & Long Range Planning, G. Bowie, Planner, P. Busnello, Manager, Development Planning, D. Heyworth, Official Plan Policy Consultant, V. Kuhns, Associate Director, Economic Development, P. Lambert, Director, Infrastructure Planning & Development Engineering, C. Lampman, Manager, Environmental Planning, K. McCauley, Acting Manager, Long Range Planning, C. Millar, Senior Planner, D. Morreale, Director, Development Approvals, S. Norman, Senior Planner, A. Tikky, Planner, M. Trennum, Deputy Regional Clerk, D. Woiceshyn, Chief Executive Officer, Niagara Regional Housing, B. Zvaniga, Interim Commissioner, Public Works

Others Present: N. McDonald, President, Meridian Planning, S. Spitale, Principle - Senior Ecologist, North-South Environmental

1. **CALL TO ORDER**

Committee Chair Huson called the meeting to order at 1:00 p.m.

3. **PRESENTATIONS**

3.1 **Joint-Report on the Niagara Region Official Plan**

Isaiah Banach, Acting Director, Community & Long-Range Planning, and Doug Giles, Acting Commissioner, Planning and Development Services, provided information respecting the Niagara Region Official Plan. Topics of the presentation included:

- Background and Natural Environment Systems Options
- Consultation and Official Plan timelines
- Addressing Housing Affordability
- Strategic Growth Areas
- Land Needs Assessment & Land Need
- Creating Complete Communities
 - Identify and Provide Stability to Employment Areas
 - Coordinating Growth and Infrastructure
- Comprehensive Review
- Addressing Climate Change
- Natural Environment System (NES) Consultation Breakdown
 - Recommended NES Option 3B
- Report Overview

4. **DELEGATIONS**

Moved by Councillor Redekop
Seconded by Councillor Greenwood

That David Samis, Rachel DeDon, and Jackie Oblak, **BE PERMITTED** to appear before Committee as individual delegates respecting Regional Official Plan Consolidated Policy Report.

Carried

4.1 **Regional Official Plan Consolidated Policy Report (Report PDS 17-2021 (Agenda Item 5.1))**

4.1.1 Miriam Richards, Resident, City of Welland

Miriam Richards, Resident, City of Welland, appeared before Committee to provide information respecting ecosystem services and the need to maintain and enhance Niagara's natural heritage areas. She requested Committee endorse Natural Environment System Option 3C and Water Resource System 2B.

- 4.1.3 Tom Richardson, Sullivan Mahoney LLP, on behalf of 800460 Ontario Ltd o/a Fruitbelt Developments, and Gorge Holdings Inc.
The delegation request from Tom Richardson was withdrawn.
- 4.1.4 Marcie L. Jacklin, Resident, Town of Fort Erie
Marcie L. Jacklin, resident, Town of Fort Erie, appeared before Committee to share her concerns respecting Niagara Region's process for conducting environmental impact studies and spoke in support of stronger protections for Niagara's Natural Environment System.
- 4.1.2 Linda Manson, Resident, City of Niagara Falls
Linda Manson, Resident, City of Niagara Falls, spoke in opposition to the recommendation to endorse Natural Environment System (NES) option 3B and spoke in support of stronger protections for Niagara's Natural Environment System.
- 4.1.5 David Samis, Niagara Home Builders Association
David Samis, Niagara Home Builders Association, appeared before Committee to provide information respecting the need of an adequate housing supply to support growth and the development of affordable housing and home ownership in Niagara, and spoke in support the Report PDS 17-2021 recommendations.
- 4.1.6 Rachel DeBon, Resident, Town of Niagara-on-the-Lake
Rachel DeBon, Resident, Town of Niagara-on-the-Lake, shared her personal experience with finding affordable housing in Niagara and shared a video highlighting concerns over the lack of affordable housing for young people. She spoke of a need for consideration of sustainable community living in the new Official Plan.
- 4.1.7 Jackie Oblak, Niagara Peninsula Conservation Authority Public Advisory Committee
Jackie Oblak, Niagara Peninsula Conservation Authority Public Advisory Committee, spoke in support of stronger protections for Niagara's Natural Environment System.
- 4.1.8 Liz Benneian, Resident, Town of Lincoln
Liz Benneian, Resident, Town of Lincoln, appeared before Committee in support of an endorsement of Natural Environment System (NES) Option 3C, and requested committee consider recommending additional actions to further strengthen the protection of Niagara's NES.

5. ITEMS FOR CONSIDERATION

5.1 PDS 17-2021

Niagara Official Plan Consolidated Policy Report

Moved by Councillor Darte

Seconded by Councillor Ugulini

That Report PDS 17-2021, dated May 12, 2021, respecting Niagara Official Plan Consolidated Policy Report, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That Council **ENDORSE** Natural Environment System Option 3B, as described in Appendix 6 to Report PDS 17-2021;
2. That consultation **BE INITIATED** as set out in Report PDS 17-2021, with a request that all feedback be received by July 2, 2021, to allow sufficient time for Staff to review those comments and make recommendations based on that feedback; and
3. That Report PDS 17-2021 and all Appendices **BE CIRCULATED** to the Province, the local are municipalities, agencies, stakeholder groups, and all parties who have indicated an interest.

Moved by Councillor Butters

Seconded by Councillor Greenwood

That clause 1 of the motion **BE AMENDED** as follows:

1. That Council **ENDORSE** Natural Environment System Option ~~3B~~ **3C**, as described in Appendix 6 to Report PDS 17-2021.

Recorded Vote:

Yes (7): Bradley, Butters, Darte, Fertich, Greenwood, Huson, Sendzik.

No (8): Easton, Foster, Junkin, Redekop, Rigby, Ugulini, Witteveen, Zalepa.

Defeated

The Committee Chair called the vote on the motion as follows:

That Report PDS 17-2021, dated May 12, 2021, respecting Niagara Official Plan Consolidated Policy Report, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That Council **ENDORSE** Natural Environment System Option 3B, as described in Appendix 6 to Report PDS 17-2021;
2. That consultation **BE INITIATED** as set out in Report PDS 17-2021, with a request that all feedback be received by July 2, 2021, to allow sufficient time for Staff to review those comments and make recommendations based on that feedback; and
3. That Report PDS 17-2021 and all Appendices **BE CIRCULATED** to the Province, the local are municipalities, agencies, stakeholder groups, and all parties who have indicated an interest.

Carried

6. CONSENT ITEMS FOR INFORMATION

Moved by Councillor Foster
Seconded by Councillor Junkin

That the following items **BE RECEIVED** for information:

PDS-C 32-2021
COVID-19 Response and Business Continuity in Planning and Development Services

ED 11-2021
COVID-19 Response and Business Continuity in Economic Development

ED 12-2021
Economic Recovery Plan Update 4

Carried

7. OTHER BUSINESS

There were no items of other business.

8. NEXT MEETING

The next meeting will be held on Wednesday, June 16, 2021 at 1:00 p.m.

9. **ADJOURNMENT**

There being no further business, the meeting adjourned at 4:58 p.m.

Councillor Huson
Committee Chair

Matthew Trennum
Deputy Regional Clerk

Ann-Marie Norio
Regional Clerk