

Minute Item No. 5.1
CSD 16-2019
2019 Property Tax Policy, Ratios and Rates

That Report CSD 16-2019, dated April 17, 2019, respecting 2019 Property Tax Policy, Ratios and Rates, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That Regional Council **APPROVE** the following tax ratios and sub-class reductions for the 2019 taxation year:

<u>Property Classification</u>	<u>Tax Ratio</u>	<u>Sub-Class Reduction</u>
Residential	1.000000	
New Multi-Residential	1.000000	
Multi-Residential	1.970000	
Commercial	1.734900	
Commercial – Excess Land	1.734900	30%
Commercial – Vacant Land	1.734900	30%
Industrial	2.630000	
Industrial – Excess Land	2.630000	30%
Industrial – Vacant Land	2.630000	30%
Pipeline	1.702100	
Farmland	0.250000	
Managed Forest	0.250000	
Farmland Awaiting Development 1	1.000000	25%
Farmland Awaiting Development 2	Class Ratio	
Landfill Sites	2.940261	

2. That by having no properties eligible for capping in the industrial class, Regional Council **OPT OUT** of the capping program for the industrial tax class for the 2019 and subsequent taxation years;
3. That the 2019 tax capping program for the commercial class reflecting the following criteria **BE APPROVED**:
 - a. An annual cap **BE SET** at the greater of:
 - i. An amount representing an increase of 10% of the previous year's annualized tax, or
 - ii. An amount representing an increase of 10% of the previous year's Current Value Assessment (CVA) tax;
 - b. That, following the application of the capping program, all increasing properties within \$500 threshold and decreasing properties within \$50 threshold of the CVA taxes **BE MOVED** directly to CVA taxation;
 - c. Properties at CVA tax in 2018 **BE EXCLUDED** from the capping program; and

- d. Properties that would cross over CVA tax in 2019 **BE EXCLUDED** from the capping program;
4. That the phase-out of the capping program over four years for the Commercial property class with 2019 being year three of the four years **BE ADOPTED**;
5. That the option to limit capping protection only to reassessment-related changes prior to 2019 **BE ADOPTED**;
6. That the 2019 capping program **BE FUNDED** by claw back from within respective classes pursuant to section 330 of the Municipal Act;
7. That the Region **BE DIRECTED** to act as a banker, under section 330(6) of the Municipal Act for the 2019 municipal tax adjustments;
8. That the necessary by-laws **BE PREPARED** and **PRESENTED** to Council for consideration and **BE CIRCULATED** to the Councils of the local area municipalities for information; and
9. That this report **BE CIRCULATED** to the Councils of the local area municipalities for information.

**Minute Item No. 5.2
CSD 20-2019
Asset Management Policy**

That Report CSD 20-2019, dated April 17, 2019, respecting Asset Management Policy **BE RECEIVED** and the following recommendation **BE APPROVED**:

1. That the Asset Management Policy, Appendix 2 of Report CSD 20-2019, **BE APPROVED**.

**Minute Item No. 5.3
CSD 28-2019
Insurance and Risk Management Services Contract Extension for November 1, 2019 – November 1, 2020**

That Report CSD 28-2019, dated April 17, 2019, respecting Insurance and Risk Management Services Contract Extension for November 1, 2019 – November 1, 2020, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That Staff **BE AUTHORIZED** to exercise the option in favour of The Regional Municipality of Niagara ("Niagara Region") to extend the insurance and risk management services contract with Jardine Lloyd Thompson Canada Inc. ("JLT") on the same terms and conditions for an additional term of one year for the 2019-2020 policy term based upon an estimated annual cost of \$915,426 (including 8% PST) subject to renewal premium increases due to additional insured property and fleet values.

Minute Item No. 5.4

CSD 29-2019

Bill 142 – Construction Lien Amendment Act, 2017

That Report CSD 29-2019, dated April 17, 2019, respecting Bill 142 – *Construction Lien Amendment Act, 2017*, **BE RECEIVED** and the following recommendations **BE APPROVED**:

1. That Regional Council **ENDORSE** the recommendations made by the Association of Municipalities Ontario (AMO) to the Ministry of the Attorney General to consider the following additional changes to the recently amended Construction Act:
 - Owners should be provided more than 14 days to publish a notice of non-payment to ensure that due diligence is completed before payment of a proper invoice is required (e.g. 21 business days);
 - The time period between December 24th to January 2nd of each calendar year should be excluded from the calculation of time with respect to Prompt Payment and Adjudication;
 - The date for implementing the Prompt Payment and Adjudication regimes should be postponed from October 1, 2019 to one year following the establishment of the Authorized Nominating Authority (ANA); and
 - That the Ministry create and communicate practice guides, interpretation bulletins, and webinars in alignment with Recommendations 97 & 98 of the Expert Panel's Report to educate owners, contractors, and subcontractors of the new regimes;
2. That the Regional Chair **BE DIRECTED** to send a letter to the Ministry of the Attorney General to consider the recommendations made by AMO respecting the changes to the Construction Act; and
3. That Report CSD 29-2019 **BE CIRCULATED** to the local area municipalities

Minute Item No. 9.1

Confidential Report CSD 30-2019

A Matter Respecting Litigation and A Matter of Advice that is Subject to Solicitor-Client privilege under s. 239 (2) of the Municipal Act, 2001 – Kingdom Construction Limited re Niagara Falls Water Treatment Plant

That Confidential Report CSD 30-2019, dated April 17, 2019, respecting A Matter Respecting Litigation and A Matter of Advice that is Subject to Solicitor-Client privilege under s. 239 (2) of the Municipal Act, 2001 – Kingdom Construction Limited re Niagara Falls Water Treatment Plant, **BE RECEIVED** and the recommendations contained therein **BE APPROVED**