



**Regular Meeting of City Council
Minutes**

**July 9, 2024, 6:30 p.m.
Council Chambers**

City Hall - 200 McIntyre Street East, North Bay, ON

Members Present: Deputy Mayor Horsfield, Councillor King, Councillor Lowery, Councillor Vrebosch, Councillor Mayne, Councillor Mitchell

Members Absent: Mayor Chirico, Councillor Inch, Councillor Mallah, Councillor Bain, Councillor Gardiner

1. Declaration of Pecuniary Interest and the General Nature Thereof

1.1 Councillor Lowery - Request for Concurrence - Lot Addition - Lot 1 and Lot 2, 36M-723, as the lawyer on record is related to me.

2. Public Presentations

3. Public Meeting Minutes

Res. # 2024-201

Moved by Councillor Mitchell
Seconded by Councillor King

That the minutes for the public meetings held on:

- Tuesday, June 18, 2024
- Monday, June 24, 2024

be adopted as presented.

Carried

4. Motion for Reconsideration

5. Committee Reports

5.1 Official Plan Amendment, Zoning By- Law Amendment and Plan of Subdivision - 2498643 Ontario Ltd. - 4250 Widdifield Station Road

Res. # 2024-202

Moved by Councillor King
Seconded by Councillor Mitchell

That Community Services Committee Report No. 2024-08 relating to:

- Official Plan Amendment, Zoning By-Law Amendment and Plan of Subdivision applications by Tulloch Geomatics Inc. on behalf of 2498643 Ontario Limited – 4250 Widdifield Station Road

be adopted as presented.

Community Services Committee Report No. 2024-08

July 9, 2024

To The Council
Of The Corporation
Of The City Of North Bay

Your Worship and Councillors:

The Community Services Committee presents Report No. 2024-08 and recommends:

That:

1. Council approve the proposed Official Plan Amendment by Tulloch Geomatics Inc. on behalf of the property owner, 2498643 Ontario Limited – 4250 Widdifield Station Road in the City of North Bay to amend the Official Plan Designation from "Rural" to "Rural Residential Estate" for the property legally described in Appendix A to Report to Council No. CSBU 2024-28 dated June 7, 2024 by Peter Carello;
2. Council approve the proposed Zoning By-law Amendment by Tulloch Geomatics Inc. on behalf of the property owner, 2498643 Ontario Limited – 4250 Widdifield Station Road in the City of North Bay to rezone the property from a "Rural (A)" zone to a "Rural Residential Estate (RRE)" zone and a "Rural Residential Estate Holding (RRE H.)" zone for the property legally described in Appendix A to Report to Council No. CSBU 2024-28 dated June 7, 2024 by Peter Carello; and
3. the proposed Plan of Subdivision (5 Lots, Subdivision File No. 48T-24101) by Tulloch Geomatics Inc. on behalf of the property owner, 2498643 Ontario Limited – 4250 Widdifield Station Road in the City of North Bay for lands described in Appendix A to Report to Council Number CSBU 2024-28, as shown on Schedule "B", be given Draft Approval subject to the conditions in Appendix C to Report to Council No. CSBU 2024-28 dated June 7, 2024 by Peter Carello.

All of which is respectfully submitted.

Carried

5.2 Zoning By-Law Amendment and Draft Plan of Condominium - Catharine Hunter and Gary Gardiner - 1060 McIntyre Street West

Res. # 2024-203

Moved by Councillor King
Seconded by Councillor Mitchell

That Community Services Committee Report No. 2024-09 relating to:

- Zoning By-Law Amendment and Draft Plan of Condominium applications by Tulloch Geomatics Inc. on behalf of Catharine Hunter and Gary Gardiner – 1060 McIntyre Street West

be adopted as presented.

Community Services Committee Report No. 2024-09

July 9, 2024

To The Council
Of The Corporation
Of The City Of North Bay

Your Worship and Councillors:

The Community Services Committee presents Report No. 2024-09 and recommends:

That:

1. Council approve the proposed Zoning By-law Amendment by Tulloch Geomatics Inc. on behalf of the property owners, Catharine Hunter and Gary Gardiner – 1060 McIntyre Street West, in the City of North Bay to rezone the lands described in Appendix A to Report to Council No. CSBU 2024-38 dated June 27, 2024 by Peter Carello, from a "Residential Third Density (R3)" zone to a "Residential Sixth Density Special (R6 Sp.)" zone; and
2. the proposed Plan of Condominium (6 Units, Condo File No. 48CDM-24102) by Tulloch Geomatics Inc. on behalf of the property owners, Catharine Hunter and Gary Gardiner– 1060 McIntyre Street West, in the City of North Bay for lands described in Appendix A to Report to Council Number CSBU 2024-38, as shown on Schedule "B", be given Draft Approval subject to the conditions in Appendix B to Report to Council Number CSBU 2024-38 dated June 27, 2024 by Peter Carello.

All of which is respectfully submitted.

Carried

6. Correspondence

6.1 Request for Exemption to Noise By-Law - Bay Block Party

Res. # 2024-204

Moved by Councillor Mitchell

Seconded by Councillor Mayne

That:

1. the Bay Block Party, located at Main Street East and Wyld Street, be granted an exemption to Noise By-Law 2014-53, pursuant to the terms and conditions outlined by Section 5 of the By-Law and that the proponent notify residents and businesses within a one (1) block radius of the stage and speakers, for the following date and time:

Saturday, August 24, 2024

- . 9:00 am – 12:00 pm (sound check)
- . 1:00 pm – 10:00 pm (concert); and

2. a copy of Report to Council IO 2024-07 be forwarded to the North Bay Police Services for information.

Carried

6.2 Amendment to City of North Bay By-Law 2007-228, to Adopt the Delegation of Powers and Duties Policy

Res. # 2024-205

Moved by Councillor Mitchell

Seconded by Councillor King

That Council authorize the City Clerk to amend City of North Bay By-Law 2007-228, being a by-law to Adopt the Delegation of Powers and Duties Policy, as set out in Report to Council CORP 2024-65 dated June 17, 2024 from Karen McIsaac.

Carried

6.3 Request for Quote 2024-37, Digester 3 Clean Out - Wastewater Treatment Plant

Res. # 2024-206

Moved by Councillor Mitchell

Seconded by Councillor Mayne

That Council:

1. authorize the award of a contract to Entec Waste Management Inc. based on the unit rates specified in their bid for Request for Quote 2024-37, for the provision of Digester 3 Clean Out Services at the Wastewater Treatment Plant; and

2. authorize the transfer of funds to the project, as outlined in Report to Council CORP 2024-55 dated June 28, 2024 from David Allan and Karin Pratte.

Carried

6.4 Amendment to Conditions of Draft Approval - Meadow Wood Subdivision

Res. # 2024-207

Moved by Councillor King
Seconded by Councillor Mitchell

That Council authorize:

1. the request from Tulloch Geomatics Inc. on behalf of Intrigo Holdings Limited to revise the conditions of Draft Approval for the Draft Plan of Subdivision (City File 48T-87107), as indicated in Report to Council CSBU 2024-33; and
2. a land exchange with Intrigo Holdings Limited, as outlined in Report to Council CSBU 2024-33 dated June 25, 2024 from Beverley Hillier.

Carried

6.5 Growth CIP - Housing Target Area Amendment

Res. # 2024-208

Moved by Councillor King
Seconded by Councillor Mitchell

That the report from Adam Curran dated June 25, 2024 re Growth CIP – Housing Target Area Amendment be referred to the Community Services Committee for a Public Meeting.

Carried

6.6 Pre-Servicing Agreement - McLean Lake Subdivision, Phase 2

Res. # 2024-209

Moved by Councillor King
Seconded by Councillor Mitchell

That Council authorize:

1. the City of North Bay enter into a Pre-Servicing Agreement with 2029562 Ontario Limited in a form satisfactory to the City Solicitor and City Engineer for the installation of services for the McLean Lake Plan of Subdivision (City File 48T-90102); and

2. an execution by-law be brought forward for three (3) readings at the Regular Meeting of Council held on July 9, 2024.

Carried

- 6.7 Request for Concurrence - Lot Addition - Lot 1 and Lot 2, 36M-723

Councillor Lowery declared a conflict on this item. (as the lawyer on record is related to me.)

Res. # 2024-210

Moved by Councillor King
Seconded by Councillor Mitchell

That Council offers no objection to the filing of a Court Order pursuant to Section 88 of the *Registry Act*, R.S.O. 1990, c. R.20, as amended, to cancel or suspend in whole or in part a portion of the Plan of Subdivision, being Lots 1 and 2, Plan 36M-723, in order to facilitate the merger of the lots into one (1) lot.

Carried

7. By-Laws for Consideration

Res. # 2024-211

Moved by Councillor Mitchell
Seconded by Councillor Mayne

That the following by-laws be read a first and second time:

By-Law No. 2024-52 to assume and establish part of a public highway (Kenreta Drive) and to amend By-Law No. 2002-133.

By-Law No. 2024-53, being a by-law to amend By-Law No. 2007-228, (being a by-law to Adopt the Delegation of Powers and Duties Policy).

By-Law No. 2024-54 to authorize the execution of a Subdivision Pre-Servicing Agreement with 2029562 Ontario Limited relating to McLean Lake Subdivision.

By-Law No. 2024-55, being a by-law to amend By-Law No. 2016-04, to provide for the remuneration of the Mayor and Councillors of the City of North Bay (Vehicle Allowance).

By-Law No. 2024-56, Official Plan Amendment No. 32 (2498643 Ontario Limited - 4250 Widdifield Station Road).

By-Law No. 2024-57 to rezone certain lands on Widdifield Station Road (2498643 Ontario Limited - 4250 Widdifield Station Road).

Carried

Res. # 2024-212

Moved by Councillor Mitchell
Seconded by Councillor Mayne

That the following by-laws be read a third time and passed:

By-Law No. 2024-52 to assume and establish part of a public highway (Kenreta Drive) and to amend By-Law No. 2002-133.

By-Law No. 2024-53, being a by-law to amend By-Law No. 2007-228, (being a by-law to Adopt the Delegation of Powers and Duties Policy).

By-Law No. 2024-54, to authorize the execution of a Subdivision Pre-Servicing Agreement with 2029562 Ontario Limited relating to McLean Lake Subdivision.

By-Law No. 2024-55, being a by-law to amend By-Law No. 2016-04, to provide for the remuneration of the Mayor and Councillors of the City of North Bay (Vehicle Allowance).

By-Law No. 2024-56, Official Plan Amendment No. 32 (2498643 Ontario Limited - 4250 Widdifield Station Road).

By-Law No. 2024-57, to rezone certain lands on Widdifield Station Road (2498643 Ontario Limited - 4250 Widdifield Station Road).

Carried

Res. # 2024-213

Moved by Councillor King
Seconded by Councillor Mitchell

That the following by-law be read a first and second time:

By-Law No. 2024-58 to rezone certain lands on McIntyre Street West (Catharine Hunter and Gary Gardiner - 1060 McIntyre Street West).

Carried

Res. # 2024-214

Moved by Councillor King
Seconded by Councillor Mitchell

That the following by-law be read a third time and passed:

By-Law No. 2024-58 to rezone certain lands on McIntyre Street West (Catharine Hunter and Gary Gardiner - 1060 McIntyre Street West).

Carried

8. Motions

9. In-Camera Correspondence

Res. # 2024-215

Moved by Councillor Mitchell
Seconded by Councillor Mayne

That Council adjourn in-camera pursuant to section 239.(2) of the *Municipal Act, 2001*, as amended at 7:33 p.m. for the following reasons:

Item 9.2, being personal matters about identifiable individuals, including municipal or local board employees; and

Item 9.3, being a proposed lease of lands by the municipality or local board.

Carried

Res. # 2024-216

Moved by Councillor Mitchell
Seconded by Councillor Mayne

That Council reconvene at 8:20 p.m.

Carried

9.2 Confidential report from Karen McIsaac dated June 27, 2024 re Personal matters about identifiable individuals, including municipal or local board employees

Res. # 2024-217

Moved by Councillor Mitchell
Seconded by Councillor Mayne

That Council appoint Kim Kitchen and Johanne Brousseau to the Municipal Accessibility Advisory Committee (MAAC) for a term to expire November 14, 2026.

Carried

9.3 Confidential report from Ian Kilgour dated June 26, 2024 re Potential lease of land by the municipality or local board

Res. # 2024-218

Moved by Councillor Mitchell
Seconded by Councillor Mayne

That Council authorize the Director of Community Services:

1. to thank the proponents for their unsolicited proposal request for a City land lease for an inflatable waterpark; and

2. to prepare a Request for Proposal for an inflatable waterpark at City beaches, to be established in the 2025 summer season and subsequent summers.

Carried

10. Giving Notice (Notice of Motion)

11. Confirmatory By-Law

Res. # 2024-219

Moved by Councillor Lowery
Seconded by Councillor Vrebosch

That the following by-law be read a first and second time:

By-Law No. 2024-51 to confirm proceedings of the Regular Meeting of Council held on July 9, 2024.

Carried

Res. # 2024-220

Moved by Councillor Lowery
Seconded by Councillor Vrebosch

That the following by-law be read a third time and passed:

By-Law No. 2024-51 to confirm proceedings of the Regular Meeting of Council held on July 9, 2024.

Carried

12. Adjournment

Res. # 2024-221

Moved by Councillor Lowery
Seconded by Councillor Vrebosch

That this Regular Meeting of Council do now adjourn at 8:21 p.m.

Carried

Deputy Mayor Maggie
Horsfield

City Clerk Karen McIsaac