



Council Agenda

12th Meeting of City Council

June 12, 2018, 4:00 PM

Council Chambers

The City of London is committed to making every effort to provide alternate formats and communication supports for Council, Standing or Advisory Committee meetings and information, upon request. To make a request for any City service, please contact accessibility@london.ca or 519-661-2489 ext. 2425.

The Council will break for dinner at approximately 6:30 PM, as required.

Pages

1. Disclosures of Pecuniary Interest

2. Recognitions

- 2.1 His Worship the Mayor and Municipal Council recognize the recipients of the City of London's 2017 Awards of Excellence

3. Review of Confidential Matters to be Considered in Public

4. Council, In Closed Session

Motion for Council, In Closed Session (Council will remain In Closed Session until approximately 5:15 PM, at which time Council will rise and reconvene in Public Session; Council may resume In Closed Session later in the meeting, if required.)

4.1 Personal Matters/Identifiable Individual

A matter pertaining to personal matters about an identifiable individual, including communications necessary for that purpose, as it relates to interviews for nomination to the London and Middlesex Housing Corporation Board of Directors. (6.1/12/CSC)

4.2 Land Acquisition/Solicitor-Client Privileged Advice

A matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a lease amendment; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed lease amendment; commercial and financial information supplied in confidence pertaining to the proposed lease amendment, the disclosure of which could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed acquisition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed lease amendment whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the

proposed lease amendment whose disclosure could reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed lease amendment. (6.2/12/CSC)

5.	Confirmation and Signing of the Minutes of the Previous Meeting(s)	
5.1	11th Meeting held on May 22, 2018	8
6.	Communications and Petitions	
6.1	L. Miller	66
	(Refer to the Community and Protective Services Committee Stage for Consideration with Clause 3.5 of the 9th Report of the Community and Protective Services Committee)	
6.2	R. Killby	68
	(Refer to the Community and Protective Services Committee Stage for Consideration with Clause 3.5 of the 9th Report of the Community and Protective Services Committee)	
7.	Motions of Which Notice is Given	
8.	Reports	
8.1	9th Report of the Community and Protective Services Committee	69
	1. (2.1) 2017-2018 Multi-Sector Service Accountability Agreement - Dearness Home Adult Day Program and the South West Local Health Integration Network Declaration of Compliance - April 1, 2017 - March 31, 2018	
	2. (2.2) Status Update for the Naming of a Permanent Site for Vimy Ridge Park	
	3. (2.3) Pet Boarding and Pet Sitting Services	
	4. (2.4) Licensed Child Care Affordability Pilot	
	5. (2.5) Amendment to By-law No. A.-7100-150 - Day Nurseries Act to Child Care and Early Years Act, 2014 (Relates to Bill No.s 266 and 267)	
	6. (2.6) Naming of the New Southwest Community Centre - 501 Southdale Road West	
	7. (3.1) 4th Report of the Accessibility Advisory Committee	
	8. (3.2) 5th Report of the Animal Welfare Advisory Committee	
	9. (3.3) Naloxone Kits at City-owned AED Machines	
	10. (3.4) London For All - A Roadmap to End Poverty Update	
	11. (3.5) Parks & Recreation Area By-law PR-2 Amendments - Feeding of Wildlife in Parks and Other Administrative Revisions (Relates to Bill No. 269)	

12.	(4.1) 6th Report of the Diversity, Inclusion & Anti-Oppression Advisory Committee	
13.	(4.2) 5th Report of the London Housing Advisory Committee	
14.	(4.3) London Chamber of Commerce - Allocation of Revenue - Legalization of Cannabis	
15.	(4.4) Public Messaging in the Community - Nuisances	
16.	(5.1) Deferred Matters List	
8.2	12th Report of the Corporate Services Committee	122
1.	Disclosures of Pecuniary Interest	
2.	(2.3) Sale of City-Owned Property - Tender No. RFT18-44 - Oxford Street East (Relates to Bill No. 264)	
3.	(2.4) Sale of City-Owned Surplus Property - Tender No. RFT18-44 - 1694 Evangeline Street (Relates to Bill No. 265)	
4.	(2.1) Restricted Acts of Council After Nomination Day and Voting Day (Relates to Bill No. 260)	
5.	(2.2) 2018 Reserve Fund Housekeeping Report (Relates to Bill No.'s 261, 262 and 263)	
6.	(4.1) Consideration of Appointment to the Trees and Forests Advisory Committee	
7.	(4.2) Confirmation of Appointment to the Advisory Committee on the Environment	
8.	(5.1) Request for Designation of Canada Day London as a Municipally Significant Event	
9.	(5.2) Appointment to the London and Middlesex Housing Corporation Board of Directors	
8.3	9th Report of the Civic Works Committee	128
1.	Disclosures of Pecuniary Interest	
2.	(2.1) New 2018 Traffic Signals	
3.	(2.2) Non-Intrusive Vehicle Detection Equipment - Irregular Result	
4.	(2.4) Pay by App for Parking Update	
5.	(2.5) Amendments to the Traffic and Parking By-law (Relates to Bill No.s 270 and 271)	
6.	(2.11) Revised Grouped Consultant Selection Process	
7.	(2.13) Tender T18-48 - Supply and Installation of Sewer Liners - Cured in Place Pipe (CIPP)	
8.	(2.3) Hamilton Road and Highbury Avenue Intersection Improvements - Environmental Study Report	

9.	(2.6) High Speed Rail	
10.	(2.7) Railway Rationalization	
11.	(2.8) Environmental Programs Annual Overview Update	
12.	(2.9) Updates - Proposed Amended Blue Box Program Plan - Food and Organic Waste Framework & Policy Statement - Next Steps	
13.	(2.10) Smart Moves Transportation Master Plan Accomplishments	
14.	(2.12) Connected and Autonomous Vehicles Technology Strategy	
15.	(5.1) Deferred Matters List	
16.	(5.2) 6th Report of the Cycling Advisory Committee	
17.	(5.3) Clear Garbage Bags	
8.4	10th Report of the Planning and Environment Committee	135
1.	Disclosures of Pecuniary Interest	
2.	(2.1) Core Area Steering Committee Status Update	
3.	(2.2) Application - 1284 and 1388 Sunningdale Road West - Removal of Holding Provision (h and h -100 (H-8887) (Relates to Bill No. 278)	
4.	(2.3) Application - 1602 Sunningdale Road West - Removal of Holding Provision (h and h-100) (H-8891) (Relates to Bill No. 279)	
5.	(2.4) Application - 1635 Commissioners Road East and 2624 Jackson Road - Stormwater Management Facility - Land Acquisition Agreement (39T-06507)	
6.	(2.5) Living in New Neighbourhoods and Unassumed Subdivisions	
7.	(2.6) Building Division Monthly Report for April 2018	
8.	(3.1) 6th Report of the London Advisory Committee on Heritage	
9.	(3.2) Application - 583 Oxford Street East (Z-8882) (Relates to Bill No. 280)	
10.	(3.3) Application - 2096 Wonderland Road North - Request for Demolition	
11.	(3.4) Application - 1055-1075 Fanshawe Park Road West (Z-8903) (Relates to Bill No. 281)	
12.	(3.5) Application - 3234, 3263 and 3274 Wonderland Road South (OZ-8590)	
13.	(4.1) 6th Report of the Environmental and Ecological Planning Advisory Committee	

14. (5.1) Deferred Matters List

9. Added Reports

9.1 12th Report of Council in Closed Session 157

10. Deferred Matters

11. Enquiries

12. Emergent Motions

13. By-laws

By-laws to be read a first, second and third time:

13.1 Bill No. 259 By-law No. A.- _____ - ____ 159

A by-law to confirm the proceeding of the Council Meeting held on the 12th day of June, 2018. (City Clerk)

13.2 Bill No. 260 By-law No. A.- _____ - ____ 160

A by-law to authorize the delegation of authority to the City Manager for certain acts of Council after Nomination Day for the 2018 Municipal Election should the City Clerk declare that the incoming Council will include less than three quarters of the members of the outgoing Council. (2.1/12/CSC)

13.3 Bill No. 261 By-law No. A.- _____ - ____ 168

A by-law to establish the Economic Development Reserve Fund and to repeal and replace By-law A.-6514-123 being "A by-law to establish the Economic Development Reserve Fund." (2.2(a)/12/CSC)

13.4 Bill No. 262 By-law No. A.- _____ - ____ 170

A by-law to establish the London Convention Centre Reserve Fund and to repeal and replace By-law A-5077-149 being "A by-law to establish a reserve fund for a Convention Facility." (2.2(b)/12/CSC)

13.5 Bill No. 263 By-law No. A.- _____ - ____ 172

A by-law to establish the Land Acquisition Reserve Fund and to repeal and replace By-law A.-7518-78 being "A by-law to establish the Land Acquisition Reserve Fund." (2.2(c)/12/CSC)

13.6 Bill No. 264 By-law No. A.- _____ - ____ 174

A by-law to authorize and approve Agreement of Purchase and Sale between The Corporation of the City of London and Flatout Flooring Inc., for the acquisition of the property legally described as Part of Lot 5, Concession 1, Geographic Township of London, designated as Part 12, Plan 33R-10363, in the City of London, County of Middlesex, and to authorize the Mayor and the City Clerk to execute the Agreement. (2.3/12/CSC)

13.7 Bill No. 265 By-law No. A.- _____ - ____ 180

A by-law to authorize and approve the Agreement of Purchase and Sale between The Corporation of the City of London and Klaud Czeslawski

	and Marco Demelo, for 1694 Evangeline Street, in the City of London, and to authorize the Mayor and the City Clerk to execute the Agreement. (2.4/12/CSC)	
13.8	Bill No. 266 By-law No. A.- _____ - ____ A by-law to amend By-law No. A.-7100-150 being a by-law to approve Service Contracts/Agreements, Schedules, and Amendments with Her Majesty the Queen in right of Ontario with respect to Social Services; and to authorize the Mayor and the City Clerk to execute these Contracts/Agreements. (2.5(a)/9/CPSC)	186
13.9	Bill No. 267 By-law No. A.- _____ - ____ A by-law to delegate to the Managing Director, Neighbourhood, Children and Fire Services to undertake all the administrative, financial and reporting acts, including approval of Registered Early Child Educator Service Provider Exemptions and approval for Serious Incident reporting, with respect to and to delegate new approval processes under the EarlyON Child and Family Centre Program under the Child Care and Early Years Act, 2014. (2.5(b)/9/CPSC)	187
13.10	Bill No. 268 By-law No. C.P.- _____ - ____ A by-law to repeal By-law No. C.P.-1512(b)-204 entitled, "A by-law to amend The London Plan for the City of London, 2016 relating to Supervised Consumption Facilities and Temporary Overdose Prevention Sites." (City Clerk)	188
13.11	Bill No. 269 By-law No. PR-2- _____ A by-law to amend By-law No. PR-2, entitled "A by-law relating to the use, protection and regulation of public parks and recreation areas in the City of London" (3.5/9/CPSC)	189
13.12	Bill No. 270 By-law No. PS-113-18 _____ A by-law to amend By-law PS-113 entitled, "A by-law to regulate traffic and the parking of motor vehicles in the City of London."(2.5(a)/9/CWC)	190
13.13	Bill No. 271 By-law No. PS-113-18 _____ A by-law to amend By-law PS-113 entitled, "A by-law to regulate traffic and the parking of motor vehicles in the City of London." (2.5(b)/9/CWC)	193
13.14	Bill No. 272 By-law No. S.- _____ - ____ A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Highbury Avenue North and Kilally Road) (Chief Surveyor - pursuant to SP15-000932 and in accordance with Zoning By-law Z.-1)	194
13.15	Bill No. 273 By-law No. S.- _____ - ____ A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Wellington Road north of Exeter Road) (Chief Surveyor - pursuant to SPA17-096 and in accordance with Zoning By-law Z.-1)	196
13.16	Bill No. 274 By-law No. S.- _____ - ____	198

	A by-law to lay out, constitute, establish and assume certain reserves in the City of London as public highway. (as widening to Savoy Street, northwest of Wharncliffe Road South) (Chief Surveyor - pursuant to SPA16-013)	
13.17	Bill No. 275 By-law No. S.- _____ - ____ A by-law to lay out, constitute, establish and assume lands in the City of London as public highway (as widening to Dundas Street, west of Egerton Street and as widening to Florence Street, east of Rectory Street) (Chief Surveyor - the purposes of establishing the lands as public highway)	200
13.18	Bill No. 276 By-law No. S.- _____ - ____ A by-law to lay out, constitute, establish and assume lands in the City of London as public highway (as widening to Westdel Bourne, south of Longwoods Road) (Chief Surveyor - pursuant to Consent B.047/16 and in accordance with Zoning By-law Z-1)	202
13.19	Bill No. 277 By-law No. S.- _____ - ____ A by-law to permit _____ to maintain and use a boulevard parking area upon the road allowance for 281 Blackacres Blvd, City of London. (City Clerk)	204
13.20	Bill No. 278 By-law No. Z.-1-18 _____ A by-law to amend By-law No. Z.-1 to remove holding provisions from the zoning for lands located at 1284 and 1388 Sunningdale Road West. (2.2/10/PEC)	205
13.21	Bill No. 279 By-law No. Z.-1-18 _____ A by-law to amend By-law No. Z.-1 to remove holding provisions from the zoning for land located at 1602 Sunningdale Road West. (2.3/10/PEC)	207
13.22	Bill No. 280 By-law No. Z.-1-18 _____ A by-law to amend By-law No. Z.-1 to rezone an area of land located at 583 Oxford Street East. (3.2/10/PEC)	209
13.23	Bill No. 281 By-law No. Z.-1-18 _____ A by-law to amend By-law No. Z.-1 to rezone an area of land located at 1055-1075 Fanshawe Park Road West. (3.4/10/PEC)	211
13.24	Bill No. 282 By-law No. A.-7737-232 A by-law to ratify and confirm the Resolutions of the Shareholder of London & Middlesex Housing Corporation. (5.2/12/CSC)	212

14. Adjournment



Council Minutes

11th Meeting of City Council
May 22, 2018, 4:00 PM

Present: Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, J. Zaifman
Absent: P. Hubert
Also Present: R. Armistead, A.L. Barbon, B. Card, B. Coxhead, S. Datars Bere, J. M. Fleming, G. Kotsifas, T. Gaffney, L. Livingstone, D. O'Brien, A. Patis, M. Ribera, L. Rowe, C. Saunders, K. Scherr, S. Stafford, B. Warner, B. Westlake-Power.

The meeting was called to order at 4:03 PM.

1. Disclosures of Pecuniary Interest

Councillor S. Turner discloses a pecuniary interest in clause 3.3 of the 9th Report of the Planning and Environment Committee and related Bill No.'s 248, 249, 250 and 254, having to do with the location of potential Supervised Consumption Facilities in London, by indicating that his employer is the Middlesex-London Health Unit.

Councillor S. Turner further discloses a pecuniary interest in clause 6.5 of the 11th Report of the Corporate Services Committee and related Added Bill No. 255, having to do with a matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a proposed acquisition of land; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed acquisition of land; commercial and financial information supplied in confidence pertaining to the proposed acquisition the disclosure of which could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed acquisition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed acquisition whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the proposed acquisition whose disclosure could reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed acquisition, by indicating that he owns property within the vicinity of the subject property.

At 4:05 PM, Councillor M. Cassidy enters the meeting.

2. Recognitions

2.1 His Worship the Mayor presents a cheque on behalf of the City of London to Paul and Barbara Ann Gagnon, as well as Greg Murray and George Myatte, Maples for Vimy; Larry Fleet, Scouts Canada; and Barbara Robinson, Girl Guides of Canada.

3. Review of Confidential Matters to be Considered in Public

None.

4. Council, In Closed Session

Motion made by: H. Usher
Seconded by: S. Turner

That Council rise and go into Council, In Closed Session, for the purpose of considering the following:

4.1. Personal Matters/Identifiable Individual

A matter pertaining to personal matters about an identifiable individual, including communications necessary for that purpose, as it relates to interviews for nomination to the London and Middlesex Housing Corporation Board of Directors. (6.1/11/CSC)

4.2. Land Disposition/Solicitor-Client Privileged Advice

A matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a proposed disposition of land; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed disposition of land; commercial and financial information supplied in confidence pertaining to the proposed disposition the disclosure of which could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed disposition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed disposition whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the proposed disposition whose disclosure could reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed disposition.
(6.2/11/CSC)

4.3. Land Disposition/Solicitor-Client Privileged Advice

A matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a proposed disposition of land; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed disposition of land; commercial and financial information supplied in confidence pertaining to the proposed disposition the disclosure of which could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed disposition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed disposition whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the proposed disposition whose disclosure could

reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed disposition. (6.3/11/CSC)

4.4. Land Disposition/Solicitor-Client Privileged Advice

A matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a proposed disposition of land; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed disposition of land; commercial and financial information supplied in confidence pertaining to the proposed disposition the disclosure of which could reasonably be expected to, prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed disposition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed disposition whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the proposed disposition whose disclosure could reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed disposition. (6.5/11/CSC)

4.5. Land Acquisition/Solicitor-Client Privileged Advice

A matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a proposed acquisition of land; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed acquisition of land; commercial and financial information supplied in confidence pertaining to the proposed acquisition the disclosure of which could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed acquisition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed acquisition whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the proposed acquisition whose disclosure could reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed acquisition. (6.5/11/CSC)

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

The Council rises and goes into the Council, In Closed Session, at 4:13 PM, with Mayor M. Brown in the Chair and all Members present, except Councillor P. Hubert.

At 4:15 PM Councillor S. Turner leaves the meeting.

At 4:16 PM Councillor S. Turner enters the meeting.

The Council, In Closed Session, rises at 4:17 PM and Council reconvenes at 4:20 PM, with Mayor M. Brown in the Chair and all Members present, except Councillor P. Hubert.

5. Confirmation and Signing of the Minutes of the Previous Meeting(s)

5.1 10th Meeting held on May 8, 2018

Motion made by: B. Armstrong

Seconded by: J. Zaifman

That the Minutes of the 10th Meeting, held on May 8, 2018, BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

6. Communications and Petitions

6.1 Planning for Supervised Consumption Facilities for Temporary Overdose Prevention Sites

Motion made by: T. Park

Seconded by: A. Hopkins

That the communications listed on the Public Added Agenda BE RECEIVED and BE REFERRED as noted on the Public Added Agenda.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

7. Motions of Which Notice is Given

None.

8. Reports

8.1 11th Report of the Corporate Services Committee

Motion made by: J. Helmer

That Items 1 to 5 BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: J. Helmer

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.1) City of London's Credit Rating

Motion made by: J. Helmer

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the City of London's Credit Rating Report, providing a summary of Moody's Investors Service Credit Opinion of the City of London, BE RECEIVED for information.

Motion Passed

3. (2.2) Declare Surplus and Sale - City-Owned Land Abutting 995 Hargrieve Road

Motion made by: J. Helmer

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, on the advice of the Manager of Realty Services, the following actions be taken with respect to the City-owned properties described as Part Block A and Part Block F, Plan 950, abutting 995 Hargrieve Road, and that part of Hargrieve Road, Plan 950, as Closed by By-law 264235, Part Block G, Plan 950, containing a combined area of approximately 6,265 square feet (582 m²):

- a) the subject properties BE DECLARED surplus; and
- b) the subject properties ("Surplus Lands") BE DISPOSED OF to the abutting owner in accordance with the City's Sale and Other Disposition of Land Policy.

Motion Passed

4. (4.1) Request for Designation of the Anderson Craft Ales 2nd Anniversary Celebration as a Municipally Significant Event

Motion made by: J. Helmer

That the Anderson Craft Ales 2nd Anniversary Celebration, to be held on August 25, 2018, at the parking lot located at 1030 Elias Street, from no earlier than 11:00 AM to no later than 10:00 PM, BE DESIGNATED as an event of municipal significance in the City of London.

Motion Passed

5. (4.2) Mayor's New Year's Honour List - Age Friendly London

Motion made by: J. Helmer

That the City Clerk BE DIRECTED to report back to the Corporate Services Committee with a draft proposed by-law to amend the Mayor's New Year's Honour List Policy to incorporate a new category entitled "Age Friendly", to recognize individuals for their long standing contributions to empowering older adults and advancing an age friendly community, with the nominating community organization to be the Age Friendly London Network.

Motion Passed

8.2 8th Report of the Civic Works Committee

Motion made by: T. Park

That Items 1 to 14 BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: T. Park

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.1) Contract Amendments - Winter Maintenance Road Plow and Combination Plow Spreader Equipment

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer:

a) approval BE GIVEN to exercise the Procurement of Goods and Services Policy, under Section 20.3 (e) ii contract amendments, to add additional equipment for road plowing, sanding and salting;

b) the contract with D-K Equipment Limited for the supply of two (2) graders with operators, within C15-119rv1 (T15-20), ending March 29, 2020, and Ferrari Concrete for one (1) additional sander/salter with plow and operator, within C16-125rv1 (T16-68), ending April 10, 2021, BE ACCEPTED;

c) the Civic Administration BE AUTHORIZED to undertake all administrative acts that are necessary in connection with this contract; and,

d) approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract, or having a purchase order, or contract record relating to the subject matter of this approval. (2018-L04)

Motion Passed

3. (2.2) Contract Award - Tender 18-37 Construction of Waste Disposal Cell 9 and Extension of On-Site Access Road W12A Landfill

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the award of contract for the W12A Landfill Cell 9 expansion and extension of the On-Site Access Road:

- a) the bid submitted by Ron Murphy Contracting Co. Ltd (Ron Murphy), at its tendered price of \$4,417,609.76, excluding HST, BE ACCEPTED; it being noted that the bid submitted by Ron Murphy was the lowest of six (6) bids received;
- b) the financing for this project BE APPROVED as set out in the Sources of Financing Report appended to the staff report dated May 15, 2018;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;
- d) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract, or issuing a purchase order for the material to be supplied and the work to be done relating to this project (Tender 18-37); and
- e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2018-E07A)

Motion Passed

4. (2.3) Contract Award - Tender No. T18-21 - Infrastructure Renewal Project - Contract 11 - Hamilton Road & Sackville Street

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the Hamilton Road and Sackville Street Infrastructure Renewal Project:

- a) the bid submitted by Omega Contractors Inc., at its corrected tendered price of \$4,145,616.26 (excluding HST), BE ACCEPTED; it being noted that the bid submitted by Omega Contractors Inc. was the lowest of six bids received and meets the City's specifications and requirements in all areas;
- b) IBI Group Inc. BE AUTHORIZED to carry out the resident inspection and contract administration in the amount of \$498,477.10 (excluding HST), in accordance with Section 15.2 (g) of the Procurement of Goods and Services Policy;
- c) the financing for this project BE APPROVED with the Sources of Financing Report appended to the staff report dated May 15, 2018;

- d) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;
- e) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract for the material to be supplied and the work to be done relating to this project (T18-21); and,
- f) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, as required, to give effect to these recommendations. (2018-T04)

Motion Passed

- 5. (2.4) Adelaide Street North Environmental Assessment - Fanshawe Park Road East to Sunningdale Road East - Appointment of Consulting Engineer

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the Adelaide Street North Environmental Assessment:

- a) Parsons Inc. BE APPOINTED as Consulting Engineers for the project in the amount of \$319,462.00 (excluding HST), in accordance with Section 15.2(e) of the Procurement of Goods and Services Policy;
- b) the financing for this project BE APPROVED in accordance with the Sources of Financing Report appended to the staff report dated May 15, 2018;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;
- d) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract with the Consultant for the work; and,
- e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2018-D19)

Motion Passed

- 6. (2.5) Appointment of Consulting Engineer - Design and Construction Administration Services - Dingman Creek Pumping Station Upgrades

Motion made by: T. Park

That, on the recommendation of the Managing Director of Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the appointment of a consulting engineer for the design and construction administration of the Dingman Creek Pumping Station upgrades:

- a) Stantec Consulting Limited BE APPOINTED as consulting engineers in the amount of \$976,428.00, including 20% contingency, excluding HST, and in accordance with Section 12.2

b) of the City of London's Procurement of Goods and Services Policy;

b) the financing for the project BE APPROVED in accordance with the Sources of Financing Report appended to the staff report dated May 15, 2018;

c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;

d) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract; and,

e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2018-A05)

Motion Passed

7. (2.6) Contract Award - Tender RFT 18-40 - North Routledge Park - Sanitary Sewer Servicing

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the North Routledge Park sanitary sewer servicing project:

a) the bid submitted by Bre-Ex Construction Incorporated, 247 Exeter Road London ON N6L 1A5, for the construction of sewers on North Routledge Park, at its tendered price of \$1,651,062.02, excluding H.S.T., BE ACCEPTED; it being noted that the bid submitted by Bre-Ex Construction Incorporated was the lowest of six bids received and meets the City's specifications and requirements in all areas;

b) the financing for the project BE APPROVED in accordance with the Sources of Financing Report appended to the staff report dated May 15, 2018;

c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;

d) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract for this project (Tender RFT18-40); and,

e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2018-F18)

Motion Passed

8. (2.7) Update On Nomination to the Steering Committee of the Thames Sydenham Source Water Protection Region

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the Source Water Protection Committee and the County of Middlesex

BE ADVISED that the City of London does not wish to nominate a representative to the Thames Sydenham Source Water Protection Committee and defers to the County of Middlesex the nomination of future candidates; it being noted that the City of London is decommissioning the last of its emergency wells, so the work of the Source Protection Committee is better suited to representation by the County, if it so chooses. (2018-E13)

Motion Passed

9. (2.8) Contract Award - Tender T18-38 - Vauxhall-Pottersburg Interconnection Project

Motion made by: T. Park

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, and subject to receipt of the requisite regulatory approvals, the following actions be taken with respect to the award of contracts for the Vauxhall-Pottersburg interconnection construction project:

- a) the bid submitted by Bre-Ex Construction Incorporated, at its tendered price of \$6,462,841.34, excluding HST, BE ACCEPTED; it being noted that the bid submitted by Bre-Ex Construction Incorporated was the lowest of three bids received and meets the City's specifications and requirements in all areas;
- b) the financing for this project BE APPROVED as set out in the Sources of Financing Report appended to the staff report dated May 15, 2018;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;
- d) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract relating to this project (Tender 18-38); and,
- e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2018-F18)

Motion Passed

10. (2.9) 4th Report of the Transportation Advisory Committee

Motion made by: T. Park

That the 4th Report of the Transportation Advisory Committee, from its meeting held on April 24, 2018, BE RECEIVED.

Motion Passed

11. (2.10) 5th Report of the Cycling Advisory Committee

Motion made by: T. Park

That the 5th Report of the Cycling Advisory Committee, from its meeting held on April 18, 2018, BE RECEIVED.

Motion Passed

12. (4.1) Automated Speed Enforcement

Motion made by: T. Park

That the Civic Administration BE DIRECTED to undertake the following actions with respect to automated speed enforcement:

- a) consult with the London Road Safety Coalition, appropriate Advisory Committees, local school boards and other stakeholders with respect to the potential implementation of automated speed enforcement in community safety zones and school zones;
- b) consult with relevant staff at the Town of Canmore, Alberta with respect to their experience implementing Canmore's "I Drive Safely" program, which includes automated speed enforcement; and,
- c) report back to the appropriate Standing Committee with respect to:
 - i) a proposed approach to automated speed enforcement in community safety zones and school zones;
 - ii) establishment of speed limits at or below 40 km/hr for community safety zones and school zones;
 - iii) the proposed budget for an automated speed enforcement program;
 - iv) the proposed allocation for any revenues collected as a result of automated speed enforcement in excess of the costs of the program (eg. Other vision zero road safety initiatives); and,
 - v) preliminary data gathered about the effectiveness of existing measures deployed in school zones (pedestrian crossovers, road markings, lower speed limits, etc.);

it being noted that a communication dated April 16, 2018, from Councillors J. Zaifman, V. Ridley, J. Morgan and M. Salih, was received with respect to this matter. (2018-T08)

Motion Passed

13. (4.2) Watson Street

Motion made by: T. Park

That the following communications with respect to the cleaning of Watson Street BE RECEIVED and BE REFERRED to the Civic Administration for appropriate follow-up:

- a) communication from Councillor M. van Holst;
- b) communication from A. and M. Alas; and,
- c) communication from Watson Park Homeowners Association. (2018-T06)

Motion Passed

14. (5.1) Deferred Matters List

Motion made by: T. Park

That the Civic Works Committee Deferred List, as at April 23, 2018,
BE RECEIVED.

Motion Passed

8.3 9th Report of the Planning and Environment Committee

Motion made by: S. Turner

That Items 1 to 12, excluding Item 7 BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: S. Turner

That it BE NOTED that Councillor S. Turner disclosed a pecuniary interest in clause 3.3 of this Report having to do with the location of potential Supervised Consumption Facilities in London, by indicating that his employer is the Middlesex-London Health Unit.

Motion Passed

2. (2.1) Application - 2332 Wickerson Road - Wickerson Hills (Relates to Bill No. 251)

Motion made by: S. Turner

That, on the recommendation of the Manager, Development Planning, based on the application by The Corporation of the City of London, relating to a portion of the property located at 2332 Wickerson Road, the proposed by-law appended to the staff report dated May 14, 2018 BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of portion of the subject property FROM a Holding Residential Special Provision R1 (h-37*R1-3(7)) Zone and Holding Residential R1 (h-37*R1-4) Zone TO a Residential Special Provision R1 (R1-3(7)) Zone and Residential R1 (R1-4) Zone to remove the h-37 holding provisions. (2018-D09)

Motion Passed

3. (2.2) City Services Reserve Fund Claimable Works for 3313-3405 Wonderland Road South

Motion made by: S. Turner

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the Source of Financing Report appended to the staff report dated May 14,

2018 BE APPROVED with respect to the site plan development agreement between The Corporation of the City of London and CentreCorp Management Services Limited (York Developments), for the Development Charge claimable work located at 3313-3405 Wonderland Road South. (2018-F01)

Motion Passed

4. (2.3) Building Division Monthly Report for March 2018

Motion made by: S. Turner

That the Building Division Monthly Report for the month of March, 2018 BE RECEIVED for information. (2018-A23)

Motion Passed

5. (3.1) Technical Amendments to Setback Requirements for Low-Rise Residential Development in the Primary Transit Area (Z-8878) (Relates to Bill No. 252)

Motion made by: S. Turner

That, on the recommendation of the Managing Director, Planning and City Planner, based on the application by The Corporation of the City of London, relating to concerns regarding low density redevelopment and infill projects within mature neighbourhoods, the proposed by-law appended to the staff report dated May 14, 2018 BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to amend Section 4.23 to modify regulations for the application of minimum and maximum front and exterior side yard setbacks for residential development on lands in the Residential R1, R2, and R3 Zone variations within the Primary Transit Area;

it being noted that the Planning and Environment Committee reviewed and received a communication dated May 10, 2018, from W. Pol, Pol Associates Inc., with respect to this matter;

it being pointed out that at the public participation meeting associated with these matters, the individual indicated on the attached public participation meeting record made an oral submission regarding these matters;

it being further noted that the Municipal Council approves this application for the following reason:

· additional clarification was needed to implement the minimum and maximum front and exterior side yard setback standards in certain situations; it being noted that the recommended Zoning By-law Amendment is intended to provide this clarification. (2018-D09)

Motion Passed

6. (3.2) Application - 894 Adelaide Street North (Z-8872) (Relates to Bill No. 253)

Motion made by: S. Turner

That, on the recommendation of the Managing Director, Planning and City Planner, the following actions be taken with respect to the application of Adelaide Properties, relating to the property located at 894 Adelaide Street North:

a) the proposed by-law appended to the staff report dated May 14, 2018 BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of the subject property FROM a Residential R2 (R2-2) Zone TO a holding Residential R6 Special Provision (h-89*R6-5(_)) Zone;

b) the Site Plan Approval Authority BE REQUESTED to consider the following through the site plan process:

i) construction of a wood, board on-board privacy fencing for the extent of the north, east and south perimeter, with a minimum height of 2.13m (7ft);

ii) interior garbage storage if possible, or appropriately located and enhanced screening for outdoor garbage storage; and,

iii) tree preservation along perimeter of site where possible, and enhanced tree planting along the north and south;

it being pointed out that at the public participation meeting associated with these matters, the individuals indicated on the ~~attached~~ public participation meeting record made oral submissions regarding these matters;

it being further noted that the Municipal Council approves this application for the following reasons:

· the recommended amendment is consistent with, and will serve to implement the policies of the Provincial Policy Statement, 2014 which encourage infill and intensification and the provision of a range of housing types, and efficient use of existing infrastructure;

· the recommended amendment is consistent with the policies of the Low Density Residential designation and will implement an appropriate infill development along Adelaide Street North in accordance with the residential intensification and broader Official Plan policies;

· the proposed residential uses and scale of development are consistent with the Urban Corridors Place Type policies in the London Plan; and,

. the subject lands are of a suitable size and shape to accommodate the development proposed, which is a sensitive and compatible form within the surrounding neighbourhood. (2018-D09)

Motion Passed

8. (4.1) 4th Report of the Trees and Forests Advisory Committee

Motion made by: S. Turner

That, the following actions be taken with respect to the 4th Report of the Trees and Forests Advisory Committee, from its meeting held on April 25, 2018:

- a) the Civic Administration BE REQUESTED to review the submission from J. Kogelheide appended to the 4th Report of the Trees and Forests Advisory Committee, with respect to suggested locations for tree planting or naturalization projects and report back to the Trees and Forests Advisory Committee on the feasibility of the locations; and,
- b) clauses 1.1, 3.1, 3.2, 5.1 and 6.1 BE RECEIVED.

Motion Passed

9. (4.2) 6th Report of the Advisory Committee on the Environment

Motion made by: S. Turner

That, the following actions be taken with respect to the 6th Report of the Advisory Committee on the Environment, from its meeting held on May 2, 2018:

- a) the following actions be taken with respect to potential pollination initiatives;
 - i) the Civic Administration BE REQUESTED to research and report back to the Advisory Committee on the Environment (ACE) with respect to the City of London being certified with Bee City Canada; it being noted that ACE supports the initiatives of Bee City Canada; and,
 - ii) the Managing Director, Planning and City Planner, BE REQUESTED to present at a future meeting of the ACE with respect to an update on pollination work being done by the City of London;

it being noted that presentations from B. Ellis and G. Sass appended to the 6th Report of the Advisory Committee on the Environment, were received;

- b) the Civic Administration BE REQUESTED to report back to the appropriate committee with respect to the feasibility of implementing the Blue Communities Program in London; it being

noted that the Advisory Committee on the Environment received a verbal presentation from J. Picton-Cooper with respect to this matter; and,

c) clauses 1.1, 3.1 to 3.3 BE RECEIVED.

Motion Passed

10. (4.3) Hamilton Road Business Improvement Area Authorization to Initiate Creation

Motion made by: S. Turner

That, on the recommendation of the Managing Director, Planning and City Planner, with the concurrence of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the following actions be taken regarding the establishment of the Hamilton Road Business Improvement Area (BIA):

a) the proposed by-law appended to the staff report dated May 14, 2018 to designate an area as an improvement area in accordance Section 204 of the Municipal Act, 2001 BE APPROVED IN PRINCIPLE; and,

b) that Civic Administration BE DIRECTED to proceed with issuing notices in accordance with Section 210 of the Municipal Act, 2001 to every person who on the last returned assessment roll is assessed for rateable property that is in a prescribed business property class which is located in the proposed improvement area. (2018-D19)

Motion Passed

11. (4,.4) Expansion of and, Amendments to, By-law CP-1 - Old East Village Business Improvement Area

Motion made by: S. Turner

That, on the recommendation of the Managing Director, Planning and City Planner, with the concurrence of the Managing Director, Corporate Services and City Treasurer, the following actions be taken regarding the Old East Village Business Improvement Area request for expansion:

a) the proposed by-law appended to the staff report dated May 14, 2018, being a by-law to amend CP-1 "A by-law to provide for the Improvement Area to be known as The Old East Village Business Improvement Area and to Establish a Board of Management" BE APPROVED IN PRINCIPLE to:

- i) expand the area designated as an improvement area;
- ii) amend the board of management; and,

iii) amend by-law wording for consistency with current legislation and other City Business Improvement Area By-laws;

b) the Civic Administration BE DIRECTED to proceed with issuing notices in accordance with section 210 of the Municipal Act, 2001 to every person who on the last returned assessment roll is assessed for rateable property that is in a prescribed business property class which is located in the proposed expanded business improvement area; and,

c) the Civic Administration BE DIRECTED to provide notice of the proposed amendments to the board of management and certain procedures to the Old East Village Business Improvement Area Board of Management in accordance with the City's Public Notice Policy. (2018-D19)

Motion Passed

12. (4.5) Request for Delegation Status - C. Linton, Developro Land Services Inc. - Riverbend Meadows Phase 3

Motion made by: S. Turner

That the request from C. Linton, Developro Land Services Inc., for delegation status relating to Riverbend Meadows Phase 3, BE REFERRED to the Managing Director, Development and Compliance Services and Chief Building Official to review and to determine the appropriate process to be undertaken. (2018-T04)

Motion Passed

7. (3.3) Planning for Supervised Consumption Facilities and Temporary Overdose Prevention Sites (OZ-8852) (Relates to Bill No.'s 248, 249, 250 and 254)

Motion made by: A. Hopkins

That, on the recommendation of the Managing Director, Planning and City Planner, the following actions be taken with respect to the application by The Corporation of the City of London, relating to Planning for Supervised Consumption Facilities and Temporary Overdose Prevention Sites:

a) the proposed by-law appended to the staff report dated May 14, 2018 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend The London Plan to add a new policy under Policies for Specific Uses of the Institutional Place Type to provide for Supervised Consumption Facilities and Temporary Overdose Prevention Sites;

b) the proposed by-law appended to the staff report dated May 14, 2018 as Appendix "B" BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend The London Plan to add definitions to the Glossary of Terms for Supervised Consumption Facilities and Temporary Overdose Prevention Sites AND that three readings of the by-law enacting The London Plan

amendments BE WITHHELD until such time as The London Plan is in force and effect;

c) the proposed by-law appended to the staff report dated May 14, 2018 as Appendix "C" BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend the Official Plan (1989) to add a new policy to Chapter 6 - Regional & Community Facilities Designations to apply to Supervised Consumption Facilities and Temporary Overdose Prevention Sites;

d) the proposed by-law appended to the staff report dated May 14, 2018 as Appendix "D" BE INTRODUCED at the Municipal Council meeting to be held on May 22, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan as amended in part a) above), to add new definitions for Supervised Consumption Facilities and Temporary Overdose Prevention Sites to Section 2 – Definitions of the Z.-1 Zoning By-law;

e) the Official Plan Policy, noted in part a) above, BE FORWARDED to the Middlesex London Health Unit for their consideration when planning for, or applying for, supervised consumption facilities or temporary overdose prevention sites in London;

f) the Official Plan Policy, noted in part a) above, BE FORWARDED to the Ministry of Health and Long Term Care for their consideration when evaluating applications for temporary overdose prevention sites in London; and,

g) the Official Plan Policy, noted in part a) above, BE FORWARDED to Health Canada for their consideration when evaluating applications for supervised consumption facilities in London;

it being noted that staff will initiate the process to delete the Council Policy related to Supervised Consumption Facilities and Temporary Overdose Prevention Sites after the policies noted above are in force and effect;

it being pointed out that the Planning and Environment Committee reviewed and received the following communications with respect to this matter:

- a communication dated April 27, 2018, from J. Palazzo, by e-mail;
- a communication from L. Howard, 444 York Street;
- a communication from C. Bradbury, 444 York Street;
- a communication from G. Post, 444 York Street;
- a communication dated April 30, 2018 from G. Bikas, Manager, Land Development, Drewlo;

- a communication dated May 4, 2018 from P. Pritiko, 485 York Street;
- a communication dated April 22, 2018 from G. Coakley, Coakleys;
- a communication dated April 26, 2018 from L. McCardle, 31 Cartwright Street;
- a communication dated April 26, 2018 from B. Speagle, 434 Wilkins Street;
- a communication dated April 26, 2018 from A. Lukach, President, SoHo Community Association;
- a communication dated April 26, 2018 from D.J. Lizotte, by e-mail;
- a communication dated April 26, 2018 from C. Bodkin, 15 Ravenglass Crescent;
- a communication dated April 26, 2018 from M. Richings, Founder, Red Tent Women's Peer Support Network;
- a communication dated April 27, 2018 from D. Ruston, by e-mail;
- a communication dated April 27, 2018 from J. Densky, Documentary Photographer;
- a communication dated May 9, 2018 from H. McRandall, Editor & Publisher;
- a communication dated May 9, 2018 from M. Buzzelli, Chair, Board of Directors and J. Brown, Chief Executive Officer, London & Middlesex Housing Corporation;
- a communication dated May 10, 2018 from D. Lundquist, 191 Grey Street;
- a petition from the residents of West SoHo
- a petition from the residents located at 241 Simcoe Street;
- a communication dated May 11, 2018 from E. Cormier, Elizabeth Cormier Professional Corporation;
- a communication from J. Leunissen, 221 Grey Street;
- a communication from B. Glazer, 195 Estella Road;

it being pointed out that at the public participation meeting associated with these matters, the individuals indicated on the ~~attached~~ public participation meeting record made oral submissions regarding these matters;

it being further noted that the Municipal Council approves these applications for the following reasons:

- the recommended approach provides for Supervised Consumption Facilities (SCF) and Temporary Overdose Prevention Sites (TOPS) in a manner that ensures the facilities are able to serve their intended users and avoids land use conflict;

- the recommended approach addresses both the possible neighbourhood issues related to SCF and TOPS and the site-specific issues in their establishment;
- the recommended approach recognizes the flexibility required for TOPS, given their unique and temporary nature as a response to a public health emergency, while also directing the use away from the most sensitive locations;
- the recommended approach allows for community consultation through the Zoning By-law amendment process and the creation of community and facility lines of communication. (2018-D09)

Yeas: (13): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, H. Usher, T. Park, and J. Zaifman

Recuse: (1): S. Turner

Absent: (1): P. Hubert

Motion Passed (13 to 0)

9. Added Reports

9.1 11th Report of Council in Closed Session

PRESENT: Mayor M. Brown, Councillors M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park and J. Zaifman.

ABSENT: Councillor P. Hubert.

ALSO PRESENT: A.L. Barbon, B. Card, L. Rowe, K. Scherr, C. Saunders, B. Warner and B. Westlake-Power.

Motion made by Councillor V. Ridley and seconded by Councillor J. Morgan that Items 1 to 3 BE APPROVED.

1. Offer to Purchase Industrial Land – 1873904 Ontario Limited – Lot 26, Plan 33M-215 – Trafalgar Industrial Park

That as a procedural matter pursuant to section 239(6) of the *Municipal Act, 2001*, the following recommendation be forwarded to Council for deliberation and a vote in public session:

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, on the advice of the Manager of Realty Services, the following actions be taken with respect to the City-owned industrial land located on the west side of Sovereign Road in Trafalgar Industrial Park, containing an area of approximately 2.15 acres, being composed of Lot 26, Plan 33M-215, outlined on the sketch attached hereto as Schedule "A":

a) the offer submitted from Centennial Windows & Doors, under the corporate name 1873904 Ontario Ltd. (the "Purchaser"), to purchase the subject property from the City, at a purchase price of \$118,250.00 (reflecting a sale price of \$55,000.00 per acre), attached hereto as Schedule "B"; BE ACCEPTED subject to the following conditions:

i) the Purchaser, within thirty (30) days from acceptance of the offer, examining the title at the Purchaser's own expense;

ii) the Purchaser, within thirty (30) days from acceptance of the offer, carrying out soil tests as it might reasonably require; and

iii) the proposed commencement date of construction being within three (3) years from the Date of Deed in place of the required one (1) year from Date of Deed.

2. Offer to Purchase Industrial Land – C6 Developments Ltd. – Part 2, Plan 16368 – Cuddy Industrial Lands

That as a procedural matter pursuant to section 239(6) of the *Municipal Act, 2001*, the following recommendation be forwarded to Council for deliberation and a vote in public session:

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, on the advice of the Manager of Realty Services, the following actions be taken with respect to the City-owned industrial land located on the north side of Page Street being part of the Cuddy industrial lands, containing an area of approximately 3.459 acres, being composed of Part 2, Plan 33R-16368, outlined on the sketch attached hereto as Schedule “A”:

a) the offer submitted from Progressive Industrial Fluids Ltd., under the corporate name C6 Development Ltd. (the “Purchaser”), to purchase the subject property from the City, at a purchase price of \$224,835.00 (reflecting a sale price of \$65,000.00 per acre), attached hereto as Schedule “B”; BE ACCEPTED subject to the following conditions:

i) the Purchaser being allowed until fifteen (15) days after waiver of conditions to examine title at Purchaser’s own expense;

ii) the Purchaser, within thirty (30) days from acceptance of the offer, carrying out soil tests as it might reasonably require; and

iii) the proposed commencement date of construction being within two (2) years from the Date of Deed in place of the required one (1) year from Date of Deed.

3. Offer to Purchase Industrial Land – 1904826 Ontario Inc. – Parts 1, 3 and 4, Plan 33R-16368 – Cuddy Industrial Lands

That as a procedural matter pursuant to section 239(6) of the *Municipal Act, 2001*, the following recommendation be forwarded to Council for deliberation and a vote in public session:

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, on the advice of the Manager of Realty Services, the following actions be taken with respect to the City-owned industrial land located on the north side of Page Street, being part of the Cuddy industrial lands, containing an area of approximately 5.36 acres, being composed of Parts 1, 3, and 4, Plan 33R-16368, outlined on the sketch attached hereto as Schedule “A”:

a) the offer submitted from Edge Automation Inc., under the corporate name 1904826 Ontario Inc. (the “Purchaser”), to purchase the subject property from the City, at a purchase price of \$348,400.00 (reflecting a sale price of \$65,000.00 per acre), attached hereto as Schedule “B”; BE ACCEPTED subject to the following conditions:

i) the Purchaser being allowed until fifteen (15) days after waiver of conditions to examine title at Purchaser’s own expense;

ii) the Purchaser, within ninety (90) days from acceptance of the offer, carrying out soil tests as it might reasonably require;

iii) the Purchaser, within ninety (90) days conducting environmental inspections and investigations of the property satisfactory to the Purchaser;

- iv) the Purchaser, within ninety (90) days determining the financial feasibility of the Purchaser's intended use of the property Satisfactory to the Purchaser;
- v) the Purchaser acknowledging and accepting the property in an 'as-is' condition; and
- vi) the proposed commencement date of construction being within two (2) years from the Date of Deed in place of the required one (1) year from Date of Deed.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

Motion made by: V. Ridley
 Seconded by: J. Morgan

4. Property Acquisition – 74 Wellington Road – Bus Rapid Transit Project

That as a procedural matter pursuant to section 239(6) of the *Municipal Act, 2001*, the following recommendation be forwarded to Council for deliberation and a vote in public session:

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, with the concurrence of the Managing Director of Environmental and Engineering Services and City Engineer, the Director, Roads and Transportation and the Project Director, Rapid Transit Implementation, on the advice of the Manager of Realty Services, the following actions be taken with respect to the property located at 74 Wellington Road, further described as Part Lots 4 and 5, Plan 95 (4th), further described as PIN 083570079, containing an area of approximately 4,187 square feet, as shown on the location map attached, for the purpose of future road improvements to accommodate the Bus Rapid Transit initiative:

- a) the offer submitted by Justin Bardawill (the "Vendor") to sell the subject property to the City, for the sum of \$290,000.00, BE ACCEPTED subject to the following conditions:
 - i) the City agreeing to pay the Vendor's reasonable legal costs;
 - ii) the City agreeing to pay the Vendor's reasonable appraisal costs up to an amount of \$3,611.47;
 - iii) the City having the right to view the property two (2) further times prior to closing;
 - iv) the transaction including all the existing fixtures, chattels, and appliances;
 - v) the Vendor removing four small trees and the reverse osmosis drinking system from the property in advance of the completion date; and
- b) the financing for this acquisition BE APPROVED as set out in the source of Financing Report attached hereto as Appendix "A".

Yeas: (13): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, H. Usher, T. Park, and J. Zaifman

Recuse: (1): S. Turner

Absent: (1): P. Hubert

Motion Passed (13 to 0)

11. Enquiries

Councillor M. van Holst demonstrates a new product related to thermal technology and enquires whether the Civic Administration has an appropriate pilot or potential use for the new technology. The City Engineer advises that a meeting is set up with the vendor.

10. Deferred Matters

None.

12. Emergent Motions

None.

13. By-laws

Motion made by: H. Usher

Seconded by: S. Turner

That Introduction and First Reading of Bill No.'s 242 to 253, excluding Bill No.'s 248, 249 and 250, and the Added Bill No.'s 256 to 258, BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

Motion made by: J. Morgan

Seconded by: B. Armstrong

That Second Reading of Bill No.'s 242 to 253, excluding Bill No.'s 248, 249 and 250, and the Added Bill No.'s 256 to 258, BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

Motion made by: J. Zaifman

Seconded by: A. Hopkins

That Third Reading and Enactment of Bill No.'s 242 to 253, excluding Bill No.'s 248, 249 and 250, and the Added Bill No.'s 256 to 258, BE APPROVED.

Yeas: (14): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, S. Turner, H. Usher, T. Park, and J. Zaifman

Absent: (1): P. Hubert

Motion Passed (14 to 0)

Motion made by: B. Armstrong

Seconded by: H. Usher

That Introduction and First Reading of Bill No.'s 248, 249, 250, 254 and Added 255, BE APPROVED.

Yeas: (13): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, H. Usher, T. Park, and J. Zaifman

Recuse: (1): S. Turner

Absent: (1): P. Hubert

Motion Passed (13 to 0)

Motion made by: B. Armstrong

Seconded by: J. Helmer

That Second Reading of Bill No.'s 248, 249, 250, 254 and Added 255, BE APPROVED.

Yeas: (13): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, H. Usher, T. Park, and J. Zaifman

Recuse: (1): S. Turner

Absent: (1): P. Hubert

Motion Passed (13 to 0)

Motion made by: H. Usher

Seconded by: A. Hopkins

That Third Reading and Enactment of Bill No.'s 248, 249, 250, 254 and Added 255, BE APPROVED.

Yeas: (13): Mayor M. Brown, M. van Holst, B. Armstrong, M. Salih, J. Helmer, M. Cassidy, P. Squire, J. Morgan, A. Hopkins, V. Ridley, H. Usher, T. Park, and J. Zaifman

Recuse: (1): S. Turner

Absent: (1): P. Hubert

Motion Passed (13 to 0)

The following by-laws are enacted as by-laws of The Corporation of the City of London:

Bill No. 242 By-law No. A.-7722-198	A by-law to confirm the proceeding of the Council Meeting held on the 22 nd day of May, 2018. (City Clerk)
Bill No. 243 By-law No. S.-5933-199	A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Sarnia Road, west of Western Road) (Chief Surveyor – pursuant to Site Plan SPA17-100 and in accordance with Zoning By-law Z-1.)
Bill No. 244 By-law No. S.-5934-200	A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Dalmagarry Road, south of Fanshawe Park Road West) (Chief Surveyor – require dedication at the present time as public highway.)
Bill No. 245 By-law No. S.-5935-201	A by-law to lay out, constitute, establish and assume certain reserves in the City of London as public highway. (as widening to Finley Crescent). (Chief Surveyor – to be dedicated as public highway for unobstructed legal access throughout the Subdivision.)
Bill No. 246 By-law No. S.-5936-202	A by-law to lay out, constitute, establish and assume certain reserves in the City of London as public highway. (as widening to Savannah Drive). (Chief Surveyor – pursuant to Consent B.033/13 the City is required to dedicate a 0.3m Reserve to allow unrestricted access to the abutting properties, namely Municipal Numbers 1200, 1208, 1216, 1220 and 1222 Savannah Drive, both inclusive. Block 148 has been transferred to the City of London by Inst. No. ER277507.)
Bill No. 247 By-law No. S.-5937-203	A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Dundas Street, west of Egerton Street and as widening to Florence Street, east of Rectory Street). (Chief Surveyor – require dedication at the present time as public highway due to the widening of Dundas and Florence Streets.)
Bill No. 249 By-law No. C.P.-1512 - 205	A by-law to amend The London Plan for the City of London, 2016 relating to Supervised Consumption Facilities and Temporary Overdose Prevention Sites. (3.3(a)/9/PEC)
Bill No. 250 By-law No. C.P.-1284(tw) -206	A by-law to amend the Official Plan for the City of London, 1989 relating to Supervised Consumption Facilities and Temporary Overdose Prevention Sites. (3.3(c)/9/PEC)
Bill No. 251 By-law No. Z.-1-182668- 207	A by-law to amend By-law No. Z.-1 to remove holding provisions from the zoning for lands located at a portion of 2332 Wickerson Road. (2.1/9/PEC)
Bill No. 252 By-law No. Z.-1-182669- 208	A by-law to amend By-law No. Z.-1 to amend General Provisions related to low-rise residential development in the Primary Transit Area. (3.1/9/PEC)

Bill No. 253 By-law No. Z.-1-182670- 209	A by-law to amend By-law No. Z.-1 to rezone an area of land located at 894 Adelaide Street North. (3.2/9/PEC)
Bill No. 254 By-law No. Z.-1-182671- 210	A by-law to amend By-law No. Z.-1 to provide definitions for Supervised Consumption Facilities and Temporary Overdose Prevention Sites. (3.3(d)/9/PEC)
Bill No. 255 By-law No. A.-7723-211	(ADDED) A by-law to authorize and approve an Agreement of Purchase and Sale between The Corporation of the City of London and 1904826 Ontario Inc., for the sale of the City owned industrial land described as Parts 1, 3, and 4, Plan 33R-16368, being part of Cuddy Industrial Lands, and to authorize the Mayor and the City Clerk to execute the Agreement.
Bill No. 256 By-law No. A.-7724-212	(ADDED) A by-law to authorize and approve an Agreement of Purchase and Sale between The Corporation of the City of London and C6 Developments Ltd., for the sale of the City owned industrial land described as Part 2, Plan 33R-16368, being part of Cuddy Industrial Lands, and to authorize the Mayor and the City Clerk to execute the Agreement.
Bill No. 257 By-law No. A.-7725-213	(ADDED) A by-law to authorize and approve an Agreement of Purchase and Sale between The Corporation of the City of London and 1873904 Ontario Ltd., for the sale of the City owned industrial land described as Lot 26, Plan 33M-251, in Trafalgar Industrial Park, in the City of London, and to authorize the Mayor and the City Clerk to execute the Agreement.
Bill No. 258 By-law No. A.-7726-214	(ADDED) A by-law to authorize and approve an Agreement of Purchase and Sale between The Corporation of the City of London and Justin Bardawill, for the acquisition of property located at 74 Wellington Road, in the City of London, for the Bus Rapid Transit Project and to authorize the Mayor and the City Clerk to execute the Agreement.

14. Adjournment

Motion made by: V. Ridley
Seconded by: H. Usher

That the meeting adjourn.

Motion Passed

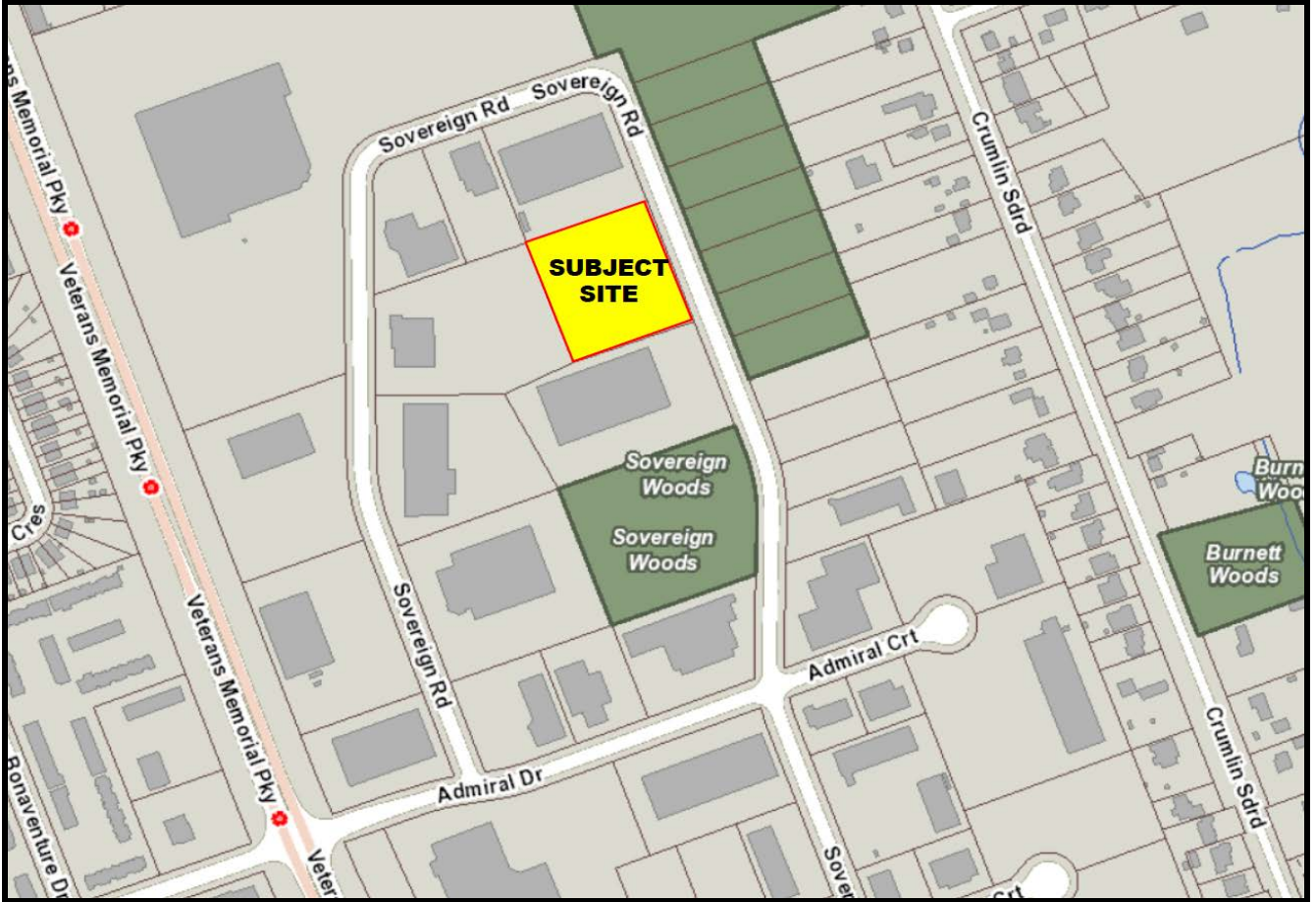
The meeting adjourns at 5:10 PM.

Matt Brown, Mayor

Catharine Saunders, City Clerk

SCHEDULE "A"

Location Map



SCHEDULE "B"

AGREEMENT OF PURCHASE AND SALE
CORPORATION OF THE CITY OF LONDON

PAGE 1

CLASS 2 SALE

THIS INDENTURE dated the 18th day of April, 2018.

BETWEEN:

THE CORPORATION OF THE CITY OF LONDON

hereinafter called the **VENDOR**

- and -

1873904 ONTARIO LTD.

Address: 687 Sovereign Road London ON N5V 4K8

hereinafter called the **PURCHASER**

1. The Purchaser, having inspected the lands and premises hereinafter described, hereby offers to purchase from the Vendor the lands and premises situated on Sovereign Road, in the City of London, in the County of Middlesex, containing approximately 2.15 acres, more or less subject to survey, located on the West side of Sovereign Road, and being composed of Lot 26 of Plan 33M-251 being PIN 081290126 (LT) and shown outlined in red on the plan attached hereto as Schedule "C" to this Agreement, for the price of approximately

One Hundred and Eighteen Thousand Two Hundred and Fifty Dollars **(\$118,250.00)**
of lawful money of Canada calculated at the rate of

Fifty Five Thousand Dollars **(\$55,000.00)**
per acre, with all normal municipal services available in the road allowance.

The Purchaser submits

Eleven Thousand Eight Hundred and Twenty Five Dollars **(\$11,825.00)**
cash (or bank draft or certified cheque) payable to the City Treasurer, City of London, as deposit to be held by the Vendor pending completion or other termination of the agreement arising from the acceptance of this Agreement and to be credited towards the purchase price on completion, and the balance of the purchase price to be paid on the date of completion.

2. Provided the title to the property is good and free from all encumbrances, except as otherwise expressly provided herein, and except as to any registered easements, restrictions or covenants that run with the land, or municipal by-laws, or other governmental enactments, providing that such are complied with.

3. The Purchaser shall not call for the production of any title deed, abstract, survey or other evidence of title except as may be in the possession or control of the Vendor, unless otherwise provided herein.

4. The Purchaser is to be allowed 30 days from the date of acceptance of this Agreement to examine the title at his own expense. If within that time any valid objection to title is made in writing to the Vendor which the Vendor is unable or unwilling to remove, remedy or satisfy and which the Purchaser will not waive, this Agreement, notwithstanding any intermediate acts or negotiations in respect of such objection shall be at an end, and all monies theretofore paid shall be returned to the Purchaser without interest or deduction, and the Vendor shall not be liable for any costs or damages. Except as to any valid objection so made within such time, and except for any objection going to the root of the title, the Purchaser shall be conclusively deemed to have accepted the Vendor's title to the property.

5. The Purchaser is to be allowed 30 days from the date of acceptance of this Agreement to carry out soil tests as it might reasonably require. Any such testing shall first be approved by the City Engineer and shall be at the sole risk and expense of the Purchaser. If such tests are carried out, the Purchaser agrees to restore the property to its original condition. If the property is not so restored, the vendor may carry out required restoration and without limiting the rights of the Vendor, the cost thereof may be recovered from the deposit. If, within that time, any valid objection to soil conditions is made in writing to the Vendor, which the Vendor is unable or unwilling to remove, remedy or satisfy, and which the Purchaser will not waive, this Agreement notwithstanding any intermediate acts or negotiations in respect of such objection, shall be at an end and all monies theretofore paid shall be repaid or returned to the Purchaser without interest or deduction and the Vendor shall not be liable for any costs or damages. Except as to any valid objection so made within such time, the Purchaser shall be conclusively deemed to have accepted the soil conditions on the property.

6. The transaction of purchase and sale to be completed within 90 days from the acceptance of this Agreement. Vacant possession of the property shall be given to the Purchaser on the date of completion, unless otherwise provided herein.

7. This Agreement, when accepted, shall constitute a binding contract of purchase and sale between the Purchaser and Vendor and time shall, in all respects, be of the essence thereof, provided that the time for the doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing, signed by the Vendor and the Purchaser or by their respective solicitors who are hereby expressly appointed in this regard. It is agreed that there is no condition, expressed or implied, representation, warranty, or collateral agreement affecting this Agreement or the property or supported hereby, except as expressed herein in writing.

8. The Deed or transfer shall be prepared in registerable form at the expense of the Vendor by its solicitor. Each party shall pay the cost of registration and taxes on his own documents.

9. Planning Act: This Agreement shall be effective to create an interest in the property only if the subdivision control provisions of the Planning Act are complied with.

10. Time Limits: Time shall in all respects be of the essence hereof provided that the time for doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing signed by Vendor and the Purchaser or their respective lawyers who are hereby specifically authorized in that regard.

11. Provided that, notwithstanding any terms or conditions outlined in the printed wording herein, any provisions written into the Agreement at the time of the signing of the Agreement by the Purchaser shall be the true terms and shall supersede the printed portion in respect of the parts affected thereby. This Agreement and its acceptance shall be read with all changes of gender or number required by the context and shall be binding upon the parties hereto, their respective heirs, executors, administrators, successors and assigns, as the case may be.

12. As a condition of this Agreement, the Purchaser hereby agrees to submit a declaration of intent which outlines the proposed uses of the property. This declaration is attached hereto as Schedule "A" and forms part of the Agreement.

13. As a condition of this Agreement, the Purchaser hereby agrees to be bound by the Policy of The Corporation of the City of London with respect to the sale and/or transfer of City-owned, serviced, industrial land, which Policy is attached hereto as Schedule "B" to this Agreement, it being the intent of the parties hereto that the provisions of the said "Policy" shall survive the closing of this transaction to such extent as may be required to give effect to the said Policy. As a further condition of this Agreement, the Purchaser agrees to accept a Deed with respect to the land herein described in a form sufficient to give effect to the said Policy.

14. Any tender of documents or money desired hereunder may be made upon the solicitor acting for the Vendor or Purchaser, and it shall be sufficient that a Bank Draft or Certified Cheque may be tendered instead of cash.

15. Schedules A, B, C, D attached hereto form part of this Agreement.

SCHEDULE "A"

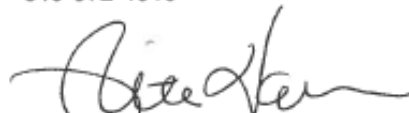
**PURCHASER'S DECLARATION OF INTENT TO DEVELOP AND PROPERLY UTILIZE THE
PROPERTY, WHICH DECLARATION FORMS PART OF THE AGREEMENT OF PURCHASE AND
SALE**

The Purchaser hereby declares, and it is understood and agreed between both parties, that the property will be used for the following purposes; and the Purchaser undertakes to take all reasonable steps to fulfil these commitments; which undertaking shall survive and not merge in the closing of the transaction.

**INFORMATION REQUIRED FROM PURCHASER BEFORE AGREEMENT SUBMITTED FOR
APPROVAL**

Industrial Park Name & Phase & Section:	Trafalgar Industrial Park, Phase III
Lot & Conc./Part No./Block, etc.; Acres:	Lot 26, 33M-215 (2.15 Acres)
Name, Address, Postal Code of Purchaser:	1873904 Ontario Ltd. 687 Sovereign Road London ON N5V
Local Company: Yes No	Existing company in London
Intended Use of Building - (Describe):	Manufacturing, Warehousing, and Production
Major Industrial Classification of User:	Manufacturing
List of Products Manufactured/Handled:	Vinyl Windows and Doors
Number of Employees Anticipated:	35 + (Full Time)
Number of Square Feet of Building Proposed:	<u>50,000+</u> sq. ft.
Number of Square Feet in Property Purchase:	<u>93,654</u> sq. ft.
Proposed Building Coverage as % of Lot Area:	<u>53.38</u> percent (%)
Mandatory Building Coverage Starting 1st Year:	15 percent (15%)
Future Building(s) Proposed (if any) Details:	N/A
Proposed Building Material for this Project:	TBD
Development of the Lot will be subject to:	Site Plan & Architectural Control
Proposed Commencement Date of Construction:	Within Three (3) Years from Date of Deed
Mandatory Commencement Date of Construction:	One Year from Date of Deed
Purchaser's Lawyer - Name, and Address:	Graham C. Porter Lerner LLP 80 Dufferin Ave. London ON N6A 4G4
Telephone:	519-672-4510

Purchaser's Executive Completing this Form:
(Executive's Name Typewritten Here)
(The Above Executive's Title Typewritten Here)
(Company Name Typewritten Here)



(signature)

I have authority to bind the Corporation

Matt Brown, Mayor

Catharine Saunders, City Clerk

SCHEDULE "B"

Excerpt from By-law No. A.-6151-17, Schedule A, Attachment A entitled "Disposal of Industrial Land Procedures"

Disposal of Industrial Land Procedures

1. The purpose of this policy is to establish the terms upon which City-owned serviced industrial land is to be sold and transferred.
2. This policy is to be read and applied fairly and beneficially with such variations as circumstances or the nature of the subject matter require provided the general purpose, intent, meaning and spirit of the policy are maintained.
3. In this policy,
 - (a) Commencement of construction means the date upon which a building permit is issued by the City;
 - (b) Completion of construction is reached when the building or structure or a substantial part thereof is ready for use or is being used for the purpose intended, and;
 - (c) Coverage has the meaning ascribed to it under the applicable zoning by-law.

CLASS 1 SALE

4. A class 1 sale is a sale of a land for the purpose of the construction thereon of a building or structure for a detached industrial use.
5. A class 1 sale shall be subject to the following conditions:
 - (a) The purchaser shall commence construction within one year of the registration of the deed or transfer and shall diligently complete construction of the building or structure, in default of which the purchaser shall in the sole discretion of the City reconvey the land to the City in accordance with Section 18 of this policy and free and clear of all encumbrances, easements, restrictions or covenants except as to those originally assumed by the purchaser from the City.
 - (b) The minimum coverage of the building or structure shall be 15 per cent, provided however that, where the maximum coverage permitted under the applicable zoning by-law is 15 percent or less, the maximum coverage under the zoning by-law shall be deemed to be the minimum coverage required by this condition.
 - (c) The purchaser shall not within 10 years of the registration of the deed or transfer convey any vacant part of the land by deed, transfer, grant, assignment, appointment, mortgage, charge, lease or sub-lease (Planning Act, R.S.O. 1990, Chapter P .13), without first notifying the City and, where it has been so notified, the City may either grant its consent (which shall not be unreasonably withheld) to the conveyance or application or may in its sole discretion require the purchaser to reconvey the vacant part to the City in accordance with Section 18 of this policy and free and clear of all encumbrances, easements, restrictions or covenants except as to those originally assumed by the purchaser from the City.
 - (d) The purchaser shall pay local improvement charges and any other special levies assessed at any time against the land on and after completion of the purchase.
6. The Manager of Realty Services may grant one or more extensions (which in total shall not exceed two years) of the time set out in paragraph 5 (a) of Section 5 of this policy within which construction of a building or structure is to be commenced provided the purchaser has filed a written request with the Manager of Realty Services for the extension.
7. A purchaser wishing to notify the City under condition 5 (c) of this policy shall file a written request with the Manager of Realty Services who shall submit a recommendation thereon to Council through the Corporate Services Committee.

CLASS 2 SALE

8. A class 2 sale is a sale of a land for the purpose of the extension or enlargement of a building or structure erected or to be erected upon land of the purchaser abutting the land.
9. A class 2 sale shall be subject to conditions (c) and (d) of Section 5 of this policy and the further condition that the land shall not be used for any purpose other than the extension or enlargement of a building or structure erected or to be erected upon lands of the purchaser abutting the land.

CLASS 3 SALE

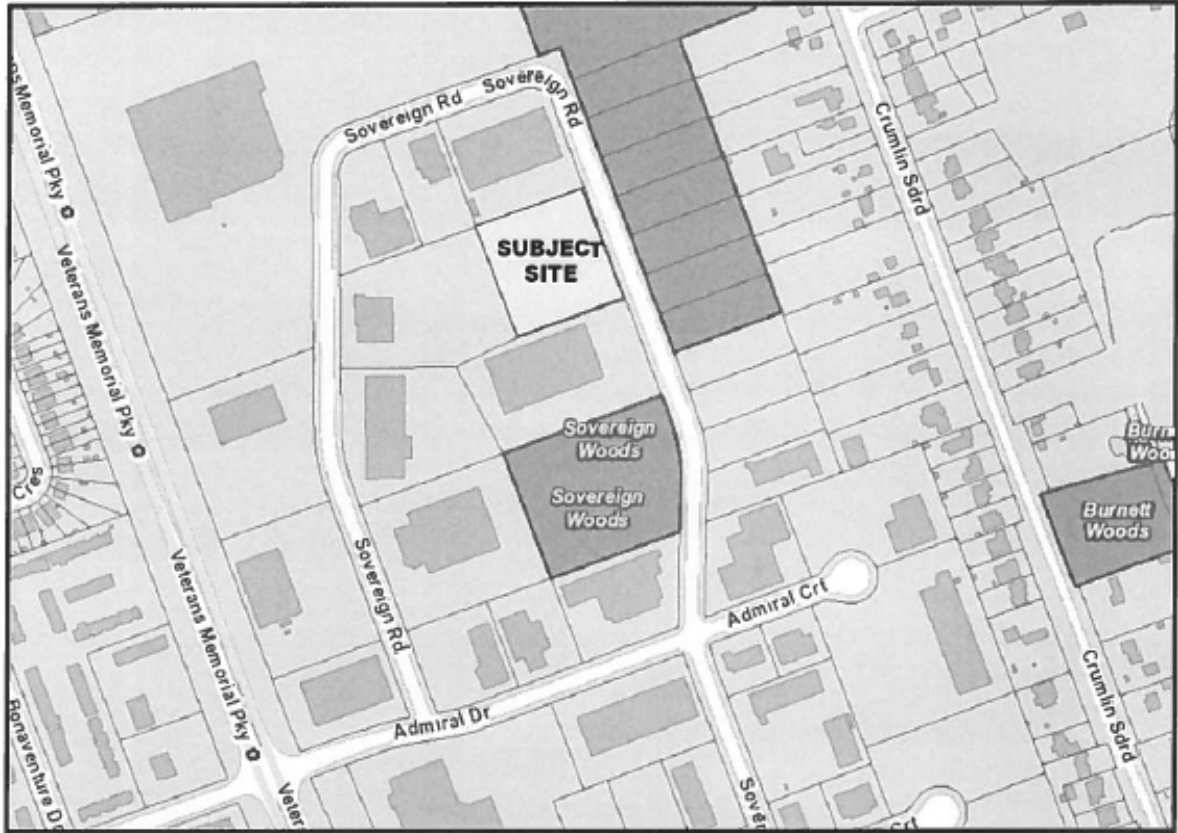
10. A class 3 sale is a sale that is not a class 1 or class 2 sale and that is a sale of a land for the purpose of a use ancillary to a building or structure erected or to be erected upon land of the purchaser abutting the parcel.
11. A class 3 sale shall be subject to conditions (c) and (d) of Section 5 of this policy and the further condition that the land shall not be used for any purpose other than a use ancillary to a building or structure erected or to be erected upon land of the purchaser abutting the parcel.

GENERAL

12. At least annually, the Manager of Realty Services shall review the pricing of industrial land and if a change in pricing is recommended, shall make a recommendation to Board of Control as to the price per acre at which land should be offered for sale during the ensuing year.
13. Pending receipt of an offer to purchase from a prospective purchaser, land may be reserved for a period of 30 days, provided however that, if during the reserve period the City receives an offer to purchase the same land in accordance with this policy from another prospective purchaser, the first prospective purchaser shall be allowed 5 days after notification within which to submit an offer to purchase at the same price and on the same terms; otherwise the City shall be at liberty to accept the second offer to purchase.
14. A prospective purchaser shall complete and execute an offer to purchase in the form provided by the City accompanied by a deposit payable to the City Treasurer by cash or certified cheque equal to 10 per cent of the total purchase price, and the balance shall be payable subject to usual adjustments upon completion of the transaction.
15. The Manager of Realty Services may submit an offer to purchase for acceptance by the City.
16. The transaction shall be completed within 90 days of the passing of the by-law accepting the offer to purchase or within such further period as may be agreed to between the City Solicitor and the purchaser's solicitor in the best interests of the City.
17. Where, in the City's opinion, land is properly sold through a real estate agent, the City shall pay a fee to the agent not exceeding the scale established by the City upon completion of the transaction but no fee shall be payable if the purchaser is permitted to withdraw from the agreement of purchase and sale prior to the completion of the transaction.
18. Where the whole or any part of land is reconveyed by the purchaser to the City pursuant to a condition of sale or otherwise, the amount payable upon the reconveyance shall be 90 per cent of either the original purchase price (exclusive of interest thereon), if the whole land is reconveyed, or the portion thereof that is in the same ratio as the area of the reconveyed part is to the whole land, subject to adjustments as of the date of reconveyance for taxes, local improvements and other rates and subject, where the City considers necessary, to the City's withholding until a new purchaser is found, an amount sufficient to compensate the City for the cost of restoring the land to its original condition if so required by the new purchaser.
20. The development of the property will be subject to the requirements of the Architectural Control Guidelines as published by the City of London from time to time and the purchaser acknowledges the contents thereof and agrees to conform to those Guidelines.
21. The cost of service connections from the main to the property line is the responsibility of the purchaser.
22. The purchaser accepts the current condition of the site and the cost of removal of topsoil from the site if required is the responsibility of the purchaser.

SCHEDULE "C"

(Site Map)



SCHEDULE "D"

ADDITIONAL TERMS AND CONDITIONS

Headings

The headings in this agreement are for convenience of reference only and shall not define or limit the provisions of the agreement.

Paramountcy of Schedule "D"

The provisions of this Schedule "D" are in addition to and not in substitution for the standard provisions contained in the body of the Agreement of Purchase and Sale and in Schedule "B" thereto, provided that if the provisions of this Schedule "D" conflict or are inconsistent in any respect with such standard provisions, By-Law No. A-6151-17 or any policy of The Corporation of the City of London, the provisions of this Schedule "D" shall prevail and the aforesaid By-Laws and Policies shall be read with the corresponding amendments. Unless the context otherwise requires, the term "this Agreement" as used in the Agreement of Purchase and Sale and Schedules thereto shall mean the said Agreement of Purchase and Sale and all Schedules thereto.

Assignment of Agreement

At any time prior to closing the Purchaser may assign this Agreement to an affiliated corporation of the Purchaser, as defined in the Ontario or Canada Business Corporations Act, and upon delivery to the Vendor of a notice of such assignment and a covenant by the assignee in favour of the Vendor pursuant to which the assignee agrees to assume all covenants and agreements to be kept, observed and performed by the Purchaser pursuant to this Agreement, the assignee shall be entitled to and bound by, and the Purchaser shall cease to be entitled to and shall be released from, all of the benefits and obligations of the Purchaser pursuant to this Agreement.

Requirement for Sewage Sampling Manholes

The Purchaser may be required to construct sewage sampling manholes, built to City standards in accordance with the City's Waste Discharge By-law No. WM-2, as amended, regulating the discharge of sewage into public sewage systems. If required, the sewage sampling manholes shall be installed on both storm and sanitary private drain connections, and shall be located wholly on private property, as close as possible to the street line, or as approved otherwise by the City Engineer

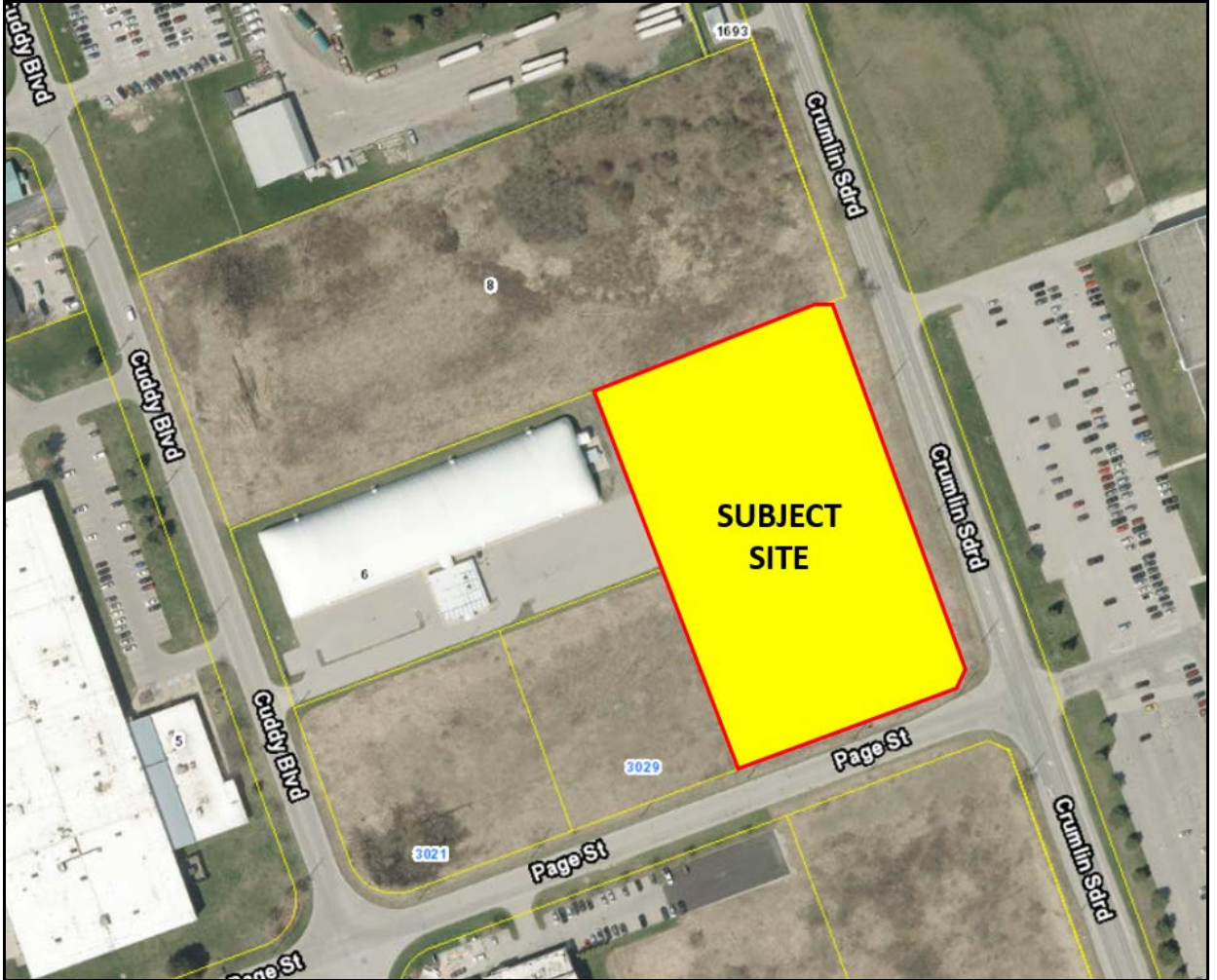
Municipal Services

Subject to the Purchaser's right of review of the Vendor's easement requirements during the 'due diligence' period, following the closing of this transaction, the Purchaser will grant to the Vendor, for nominal consideration, servicing easements as may be required, and will be mutually acceptable to both parties. This condition shall survive and not merge on the completion of this transaction.

Development Agreement

The Purchaser acknowledges that prior to the issuance of a Development Agreement, the Purchaser shall be subject to site plan and permitting process which may include but not be limited to an approval for the location of an entrance to the site, urban design, granting municipal easements and working easements, satisfying servicing requirements, obtaining approvals and satisfying requirements by Upper Thames Conservation Authority, (UTRCA), Ministry of Environment and Climate Change (MOECC), and any other approvals deemed necessary by the City.

**SCHEDULE "A"
LOCATION MAP**



SCHEDULE "B"

AGREEMENT OF PURCHASE AND SALE
CORPORATION OF THE CITY OF LONDON

PAGE 1

CLASS 1 SALE

THIS INDENTURE dated the 27 day of April, 2018.

BETWEEN:

THE CORPORATION OF THE CITY OF LONDON

hereinafter called the **VENDOR**

- and -

C6 DEVELOPMENTS LTD.

Address: 7305 East Danbro Crescent, Mississauga ON L5N 6P8

hereinafter called the **PURCHASER**

1. The Purchaser, having inspected the lands and premises hereinafter described, hereby offers to purchase from the Vendor the lands and premises situated on Page Street, in the City of London, in the County of Middlesex, containing approximately 3.459 acres, more or less subject to survey, located on the North side of Page Street/Road, and being composed of Part 2 of Plan 33R-16368, and shown outlined in red on the plan attached hereto as Schedule "C" to this Agreement, for the price of approximately

Two Hundred and Twenty Four Thousand Eight Hundred and Thirty Five Dollars (\$224,835.00)
of lawful money of Canada calculated at the rate of

Sixty-Five Thousand Dollars (\$65,000.00)
per acre, with all normal municipal services available in the road allowance.

The Purchaser submits

Twenty Two Thousand and Four Hundred and Eighty Three Dollars (22,483.00)
cash (or bank draft or certified cheque) payable to the City Treasurer, City of London, as deposit to be held by the Vendor pending completion or other termination of the agreement arising from the acceptance of this Agreement and to be credited towards the purchase price on completion, and the balance of the purchase price to be paid on the date of completion.

2. Provided the title to the property is good and free from all encumbrances, except as otherwise expressly provided herein, and except as to any registered easements, restrictions or covenants that run with the land, or municipal by-laws, or other governmental enactments, providing that such are complied with.

3. The Purchaser shall not call for the production of any title deed, abstract, survey or other evidence of title except as may be in the possession or control of the Vendor, unless otherwise provided herein.

4. The Purchaser is to be allowed until fifteen (15) days after waiver of conditions to examine the title at his own expense. If within that time any valid objection to title is made in writing to the Vendor which the Vendor is unable or unwilling to remove, remedy or satisfy and which the Purchaser will not waive, this Agreement, notwithstanding any intermediate acts or negotiations in respect of such objection shall be at an end, and all monies theretofore paid shall be returned to the Purchaser without interest or deduction, and the Vendor shall not be liable for any costs or damages. Except as to any valid objection so made within such time, and except for any objection going to the root of the title, the Purchaser shall be conclusively deemed to have accepted the Vendor's title to the property.

5. The Purchaser is to be allowed 30 days from the date of acceptance of this Agreement to carry out soil tests as it might reasonably require. Any such testing shall first be approved by the City Engineer and shall be at the sole risk and expense of the Purchaser. If such tests are carried out, the Purchaser agrees to restore the property to its original condition. If the property is not so restored, the vendor may carry out required restoration and without limiting the rights of the Vendor, the cost thereof may be recovered from the deposit. If, within that time, any valid objection to soil conditions is made in writing to the Vendor, which the Vendor is unable or unwilling to remove, remedy or satisfy, and which the Purchaser will not waive, this Agreement notwithstanding any intermediate acts or negotiations in respect of such objection, shall be at an end and all monies theretofore paid shall be repaid or returned to the Purchaser without interest or deduction and the Vendor shall not be liable for any costs or damages. Except as to any valid objection so made within such time, the Purchaser shall be conclusively deemed to have accepted the soil conditions on the property.

6. The transaction of purchase and sale to be completed within 90 days from the acceptance of this Agreement. Vacant possession of the property shall be given to the Purchaser on the date of completion, unless otherwise provided herein.

7. This Agreement, when accepted, shall constitute a binding contract of purchase and sale between the Purchaser and Vendor and time shall, in all respects, be of the essence thereof, provided that the time for the doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing, signed by the Vendor and the Purchaser or by their respective solicitors who are hereby expressly appointed in this regard. It is agreed that there is no condition, expressed or implied, representation, warranty, or collateral agreement affecting this Agreement or the property or supported hereby, except as expressed herein in writing.

8. The Deed or transfer shall be prepared in registerable form at the expense of the Vendor by its solicitor. Each party shall pay the cost of registration and taxes on his own documents.

9. Planning Act: This Agreement shall be effective to create an interest in the property only if the subdivision control provisions of the Planning Act are complied with.

10. Time Limits: Time shall in all respects be of the essence hereof provided that the time for doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing signed by Vendor and the Purchaser or their respective lawyers who are hereby specifically authorized in that regard.

11. Provided that, notwithstanding any terms or conditions outlined in the printed wording herein, any provisions written into the Agreement at the time of the signing of the Agreement by the Purchaser shall be the true terms and shall supersede the printed portion in respect of the parts affected thereby. This Agreement and its acceptance shall be read with all changes of gender or number required by the context and shall be binding upon the parties hereto, their respective heirs, executors, administrators, successors and assigns, as the case may be.

12. As a condition of this Agreement, the Purchaser hereby agrees to submit a declaration of intent which outlines the proposed uses of the property. This declaration is attached hereto as Schedule "A" and forms part of the Agreement.

13. As a condition of this Agreement, the Purchaser hereby agrees to be bound by the Policy of The Corporation of the City of London with respect to the sale and/or transfer of City-owned, serviced, industrial land, which Policy is attached hereto as Schedule "B" to this Agreement, it being the intent of the parties hereto that the provisions of the said "Policy" shall survive the closing of this transaction to such extent as may be required to give effect to the said Policy. As a further condition of this Agreement, the Purchaser agrees to accept a Deed with respect to the land herein described in a form sufficient to give effect to the said Policy.

14. Any tender of documents or money desired hereunder may be made upon the solicitor acting for the Vendor or Purchaser, and it shall be sufficient that a Bank Draft or Certified Cheque may be tendered instead of cash.

15. Schedules A, B, C, D attached hereto form part of this Agreement.

16. This Agreement shall be irrevocable and open for acceptance until 11:59 p.m. (local time) on the 25th day of May, 2018, after which time, if not accepted, this Agreement shall be null and void and the deposit shall be repaid to the Purchaser without interest or deduction.

IN WITNESS WHEREOF the Purchaser, if a person, has hereunto set his hand and seal or, if a corporation, has hereunto affixed its Corporate Seal duly attested to by its proper signing Officers this 27 day of April, 2018.

SIGNED, SEALED & DELIVERED

in the presence of



Witness:

NISHA PRASHAR

) C6 DEVELOPMENTS LTD.



) Signature of Signing Officer
) Name: Darren Chambers
) Title: President & CEO
) I have authority to bind the Corporation

) Signature of Signing Officer
) Name:
) Title:
) I have authority to bind the Corporation

ACCEPTANCE

The Vendor accepts the above Agreement.

THE CORPORATION OF THE CITY OF LONDON

Matt Brown, Mayor

Catharine Saunders, City Clerk

NOTE: Schedule "A" attached - "Purchaser's Declaration of Intent"
Schedule "B" attached - "City-owned Serviced Land Sale Policy"
Schedule "C" attached - "Excerpt from Plan Outlining Property in Red"
Schedule "D" attached - "Additional Terms and Conditions"

Realtor:

Randy Fisher, Broker
CBRE Limited, Real Estate Brokerage
380 Wellington Street, Suite 30
London ON N6A 5B5

SCHEDULE "A"


PURCHASER'S DECLARATION OF INTENT TO DEVELOP AND PROPERLY UTILIZE THE PROPERTY, WHICH DECLARATION FORMS PART OF THE AGREEMENT OF PURCHASE AND SALE

The Purchaser hereby declares, and it is understood and agreed between both parties, that the property will be used for the following purposes; and the Purchaser undertakes to take all reasonable steps to fulfil these commitments; which undertaking shall survive and not merge in the closing of the transaction.

INFORMATION REQUIRED FROM PURCHASER BEFORE AGREEMENT SUBMITTED FOR APPROVAL

Industrial Park Name & Phase & Section:	Cuddy Boulevard Lands
Lot & Conc./Part No./Block, etc.; Acres:	Part 2 on Plan 33R-16368 (3.459 Acres)
Name, Address, Postal Code of Purchaser:	C6 Developments Ltd., 7305 East Danbro Crescent, Mississauga ON L5N 6P8
Local Company: Yes No	New company to London
Intended Use of Building - (Describe):	Metalworking Fluids and Specialty Chemical Manufacturing
Major Industrial Classification of User:	Manufacturing
List of Products Manufactured/Handled:	Lubricant and Specialty Fluids
Number of Employees Anticipated:	10 (Full Time)
Number of Square Feet of Building Proposed:	30,000 sq. ft.
Number of Square Feet in Property Purchase:	150,674 sq. ft.
Proposed Building Coverage as % of Lot Area:	19.91 percent (%)
Mandatory Building Coverage Starting 1st Year:	15 percent (15%)
Future Building(s) Proposed (if any) Details:	N/A
Proposed Building Material for this Project:	TBD
Development of the Lot will be subject to:	Site Plan & Architectural Control
Proposed Commencement Date of Construction:	Two Years from Date of Deed
Mandatory Commencement Date of Construction:	One Year from Date of Deed
Purchaser's Lawyer - Name, and Address:	Campbell Bader LLP, Laughlin J. Campbell 2624 Dunwin Drive, Suite 1, Mississauga ON L5L 3T5
Telephone:	(905) 828-2247
E-mail	ljc@campbelllawyers.net

Purchaser's Executive Completing this Form:
Darren Chambers
President & CEO
C6 Developments Ltd.



(signature)
I have authority to bind the Corporation

Matt Brown, Mayor

Catharine Saunders, City Clerk

SCHEDULE "B"

Excerpt from By-law No. A.-6151-17, Schedule A, Attachment A entitled "Disposal of Industrial Land Procedures"

Disposal of Industrial Land Procedures

1. The purpose of this policy is to establish the terms upon which City-owned serviced industrial land is to be sold and transferred.
2. This policy is to be read and applied fairly and beneficially with such variations as circumstances or the nature of the subject matter require provided the general purpose, intent, meaning and spirit of the policy are maintained.
3. In this policy,
 - (a) Commencement of construction means the date upon which a building permit is issued by the City;
 - (b) Completion of construction is reached when the building or structure or a substantial part thereof is ready for use or is being used for the purpose intended, and;
 - (c) Coverage has the meaning ascribed to it under the applicable zoning by-law.

CLASS 1 SALE

4. A class 1 sale is a sale of a land for the purpose of the construction thereon of a building or structure for a detached industrial use.
5. A class 1 sale shall be subject to the following conditions:
 - (a) The purchaser shall commence construction within one year of the registration of the deed or transfer and shall diligently complete construction of the building or structure, in default of which the purchaser shall in the sole discretion of the City reconvey the land to the City in accordance with Section 18 of this policy and free and clear of all encumbrances, easements, restrictions or covenants except as to those originally assumed by the purchaser from the City.
 - (b) The minimum coverage of the building or structure shall be 15 per cent, provided however that, where the maximum coverage permitted under the applicable zoning by-law is 15 percent or less, the maximum coverage under the zoning by-law shall be deemed to be the minimum coverage required by this condition.
 - (c) The purchaser shall not within 10 years of the registration of the deed or transfer convey any vacant part of the land by deed, transfer, grant, assignment, appointment, mortgage, charge, lease or sub-lease (Planning Act, R.S.O. 1990, Chapter P .13), without first notifying the City and, where it has been so notified, the City may either grant its consent (which shall not be unreasonably withheld) to the conveyance or application or may in its sole discretion require the purchaser to reconvey the vacant part to the City in accordance with Section 18 of this policy and free and clear of all encumbrances, easements, restrictions or covenants except as to those originally assumed by the purchaser from the City.
 - (d) The purchaser shall pay local improvement charges and any other special levies assessed at any time against the land on and after completion of the purchase.
6. The Manager of Realty Services may grant one or more extensions (which in total shall not exceed two years) of the time set out in paragraph 5 (a) of Section 5 of this policy within which construction of a building or structure is to be commenced provided the purchaser has filed a written request with the Manager of Realty Services for the extension.
7. A purchaser wishing to notify the City under condition 5 (c) of this policy shall file a written request with the Manager of Realty Services who shall submit a recommendation thereon to Council through the Corporate Services Committee.

CLASS 2 SALE

8. A class 2 sale is a sale of a land for the purpose of the extension or enlargement of a building or structure erected or to be erected upon land of the purchaser abutting the land.
9. A class 2 sale shall be subject to conditions (c) and (d) of Section 5 of this policy and the further condition that the land shall not be used for any purpose other than the extension or enlargement of a building or structure erected or to be erected upon lands of the purchaser abutting the land.

CLASS 3 SALE

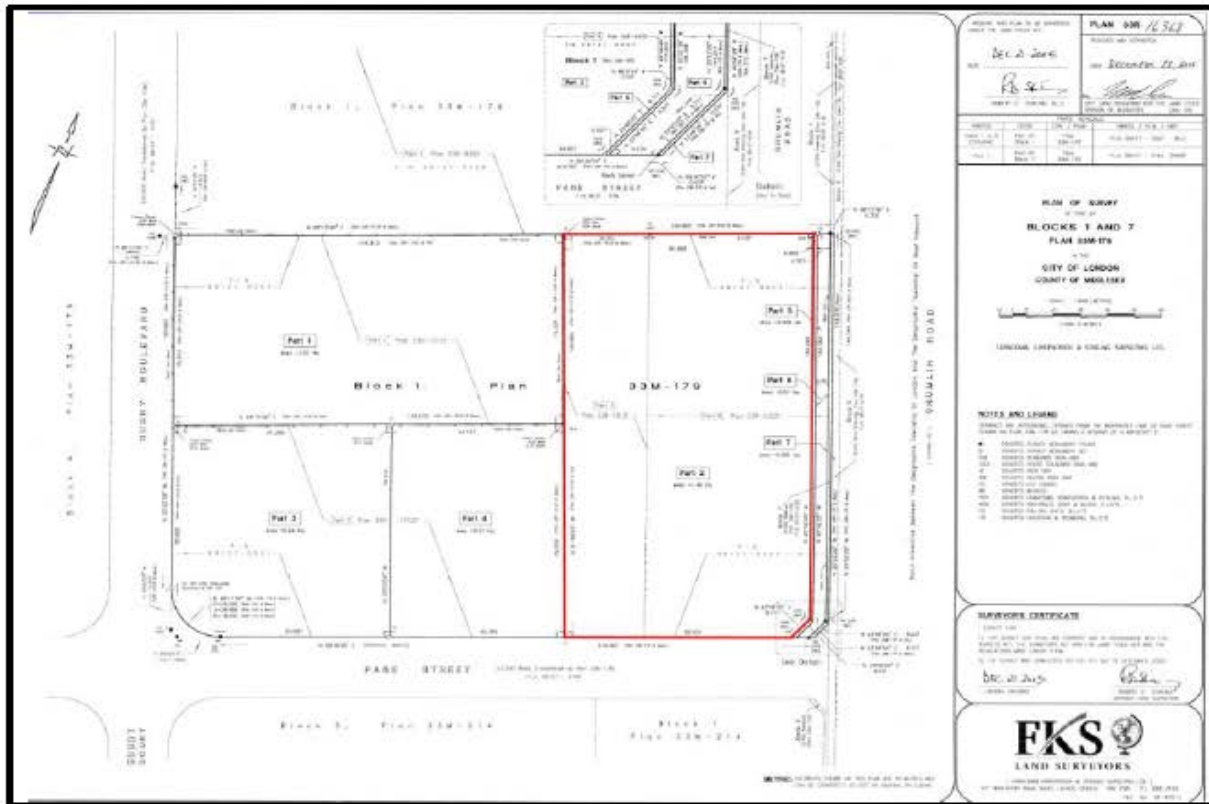
10. A class 3 sale is a sale that is not a class 1 or class 2 sale and that is a sale of a land for the purpose of a use ancillary to a building or structure erected or to be erected upon land of the purchaser abutting the parcel.
11. A class 3 sale shall be subject to conditions (c) and (d) of Section 5 of this policy and the further condition that the land shall not be used for any purpose other than a use ancillary to a building or structure erected or to be erected upon land of the purchaser abutting the parcel.

GENERAL

12. At least annually, the Manager of Realty Services shall review the pricing of industrial land and if a change in pricing is recommended, shall make a recommendation to Board of Control as to the price per acre at which land should be offered for sale during the ensuing year.
13. Pending receipt of an offer to purchase from a prospective purchaser, land may be reserved for a period of 30 days, provided however that, if during the reserve period the City receives an offer to purchase the same land in accordance with this policy from another prospective purchaser, the first prospective purchaser shall be allowed 5 days after notification within which to submit an offer to purchase at the same price and on the same terms; otherwise the City shall be at liberty to accept the second offer to purchase.
14. A prospective purchaser shall complete and execute an offer to purchase in the form provided by the City accompanied by a deposit payable to the City Treasurer by cash or certified cheque equal to 10 per cent of the total purchase price, and the balance shall be payable subject to usual adjustments upon completion of the transaction.
15. The Manager of Realty Services may submit an offer to purchase for acceptance by the City.
16. The transaction shall be completed within 90 days of the passing of the by-law accepting the offer to purchase or within such further period as may be agreed to between the City Solicitor and the purchaser's solicitor in the best interests of the City.
17. Where, in the City's opinion, land is properly sold through a real estate agent, the City shall pay a fee to the agent not exceeding the scale established by the City upon completion of the transaction but no fee shall be payable if the purchaser is permitted to withdraw from the agreement of purchase and sale prior to the completion of the transaction.
18. Where the whole or any part of land is reconveyed by the purchaser to the City pursuant to a condition of sale or otherwise, the amount payable upon the reconveyance shall be 90 per cent of either the original purchase price (exclusive of interest thereon), if the whole land is reconveyed, or the portion thereof that is in the same ratio as the area of the reconveyed part is to the whole land, subject to adjustments as of the date of reconveyance for taxes, local improvements and other rates and subject, where the City considers necessary, to the City's withholding until a new purchaser is found, an amount sufficient to compensate the City for the cost of restoring the land to its original condition if so required by the new purchaser.
20. The development of the property will be subject to the requirements of the Architectural Control Guidelines as published by the City of London from time to time and the purchaser acknowledges the contents thereof and agrees to conform to those Guidelines.
21. The cost of service connections from the main to the property line is the responsibility of the purchaser.
22. The purchaser accepts the current condition of the site and the cost of removal of topsoil from the site if required is the responsibility of the purchaser.

SCHEDULE "C"

(Site Map)



SCHEDULE "D"

ADDITIONAL TERMS AND CONDITIONS

Headings

The headings in this agreement are for convenience of reference only and shall not define or limit the provisions of the agreement.

Paramountcy of Schedule "D"

The provisions of this Schedule "D" are in addition to and not in substitution for the standard provisions contained in the body of the Agreement of Purchase and Sale and in Schedule "B" thereto, provided that if the provisions of this Schedule "D" conflict or are inconsistent in any respect with such standard provisions, By-Law No. A-6151-17 or any policy of The Corporation of the City of London, the provisions of this Schedule "D" shall prevail and the aforesaid By-Laws and Policies shall be read with the corresponding amendments. Unless the context otherwise requires, the term "this Agreement" as used in the Agreement of Purchase and Sale and Schedules thereto shall mean the said Agreement of Purchase and Sale and all Schedules thereto.

Assignment of Agreement

At any time prior to closing the Purchaser may assign this Agreement to an affiliated corporation of the Purchaser, as defined in the Ontario or Canada Business Corporations Act, and upon delivery to the Vendor of a notice of such assignment and a covenant by the assignee in favour of the Vendor pursuant to which the assignee agrees to assume all covenants and agreements to be kept, observed and performed by the Purchaser pursuant to this Agreement, the assignee shall be entitled to and bound by, and the Purchaser shall cease to be entitled to and shall be released from, all of the benefits and obligations of the Purchaser pursuant to this Agreement.

Real Estate Commission

If the name of a realtor and real estate firm is noted at the bottom of Page 3 of this Agreement, in addition to the Purchaser's signature(s), then the Vendor shall acknowledge that the real estate agent is properly involved in this Agreement of Purchase and Sale, and pay a fee to the agent upon completion of the transaction, as per Attachment "C" of By-law No. A.-6151-17, Schedule A. No fee shall be payable if the purchaser is permitted to withdraw from the agreement of purchase and sale prior to the completion of the transaction.

Attachment "C" of By-law No. A.-6151-17, Schedule A, entitled Real Estate Commissions for Industrial Land, states that the fee payable to real estate agents is as follows:

- (a) Transactions up to \$100,000 – 5%,
- (b) Transactions up to \$200,000 – 5% for the first \$100,000, 3% above \$100,000 to \$200,000
- (c) Transactions over \$200,000 – 5% for the first \$100,000, 3% above \$100,000 to \$200,000, and 2% above \$200,000 for remainder.

Requirement for Sewage Sampling Manholes

The Purchaser may be required to construct sewage sampling manholes, built to City standards in accordance with the City's Waste Discharge By-law No. WM-2, as amended, regulating the discharge of sewage into public sewage systems. If required, the sewage sampling manholes shall be installed on both storm and sanitary private drain connections, and shall be located wholly on private property, as close as possible to the street line, or as approved otherwise by the City Engineer

Municipal Services

Subject to the Purchaser's right of review of the Vendor's easement requirements during the 'due diligence' period, following the closing of this transaction, the Purchaser will grant to the Vendor, for nominal consideration, servicing easements as may be required, and will be mutually acceptable to both parties. This condition shall survive and not merge on the completion of this transaction.

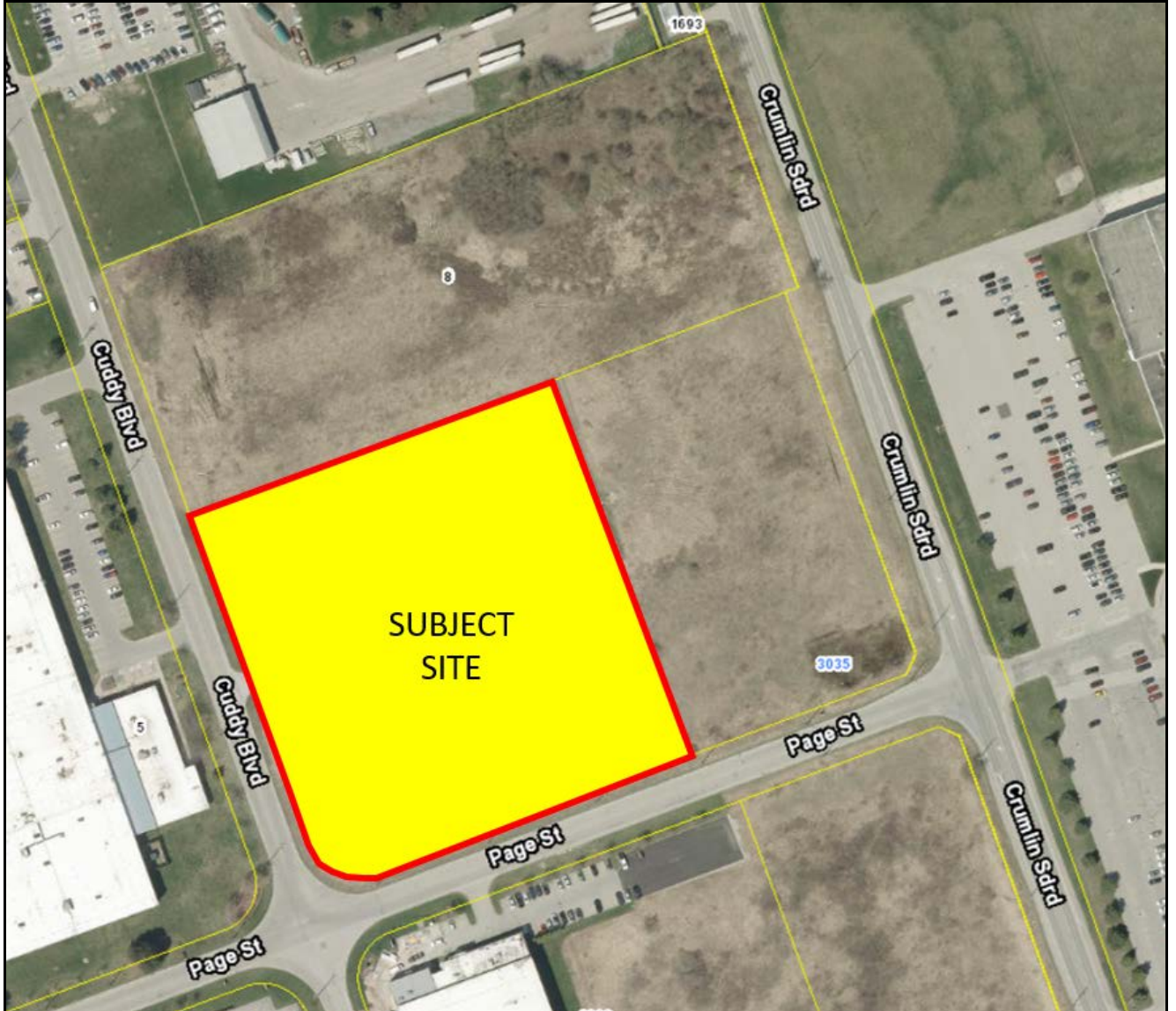
SCHEDULE "D" Cont'd

Development Agreement

The Purchaser acknowledges that prior to the issuance of a Development Agreement, the Purchaser shall be subject to site plan and permitting process which may include but not be limited to an approval for the location of an entrance to the site, urban design, granting municipal easements and working easements, satisfying servicing requirements, obtaining approvals and satisfying requirements by Upper Thames Conservation Authority, (UTRCA), Ministry of Environment and Climate Change (MOECC), and any other approvals deemed necessary by the City.

SCHEDULE "A"

Location Map



SCHEDULE "B"

AGREEMENT OF PURCHASE AND SALE
CORPORATION OF THE CITY OF LONDON

PAGE 1

CLASS 1 SALE

THIS INDENTURE dated the 27th day of April, 2018.

BETWEEN:

THE CORPORATION OF THE CITY OF LONDON

hereinafter called the **VENDOR**

- and -

1904826 ONTARIO INC.

Address: 1244 Trafalgar St, London, ON N5Z 1H5

hereinafter called the **PURCHASER**

1. The Purchaser, having inspected the lands and premises hereinafter described, hereby offers to purchase from the Vendor the lands and premises situated on Page Street, in the City of London, in the County of Middlesex, containing approximately 5.36 acres, more or less subject to survey, located on the North side of Page Street and being composed of Parts 1, 3, and 4 of Plan 33R-16368, and shown outlined in red on the plan attached hereto as Schedule "C" to this Agreement, for the price of approximately

Three Hundred and Forty Eight Thousand and Four Hundred Dollars **(\$348,400.00)**
of lawful money of Canada calculated at the rate of

Sixty Five Thousand Dollars **(\$65,000.00)**
per acre, with all normal municipal services available in the road allowance.

The Purchaser submits

Thirty Four Thousand Eight Hundred and Forty Dollars **(\$34,840.00)**
cash (or bank draft or certified cheque) payable to the City Treasurer, City of London, as deposit to be held by the Vendor pending completion or other termination of the agreement arising from the acceptance of this Agreement and to be credited towards the purchase price on completion, and the balance of the purchase price to be paid on the date of completion.

2. Provided the title to the property is good and free from all encumbrances, except as otherwise expressly provided herein, and except as to any registered easements, restrictions or covenants that run with the land, or municipal by-laws, or other governmental enactments, providing that such are complied with.

3. The Purchaser shall not call for the production of any title deed, abstract, survey or other evidence of title except as may be in the possession or control of the Vendor, unless otherwise provided herein.

4. The Purchaser is to be allowed until Fifteen (15) days after waiver of conditions to examine the title at his own expense. If within that time any valid objection to title is made in writing to the Vendor which the Vendor is unable or unwilling to remove, remedy or satisfy and which the Purchaser will not waive, this Agreement, notwithstanding any intermediate acts or negotiations in respect of such objection shall be at an end, and all monies theretofore paid shall be returned to the Purchaser without interest or deduction, and the Vendor shall not be liable for any costs or damages. Except as to any valid objection so made within such time, and except for any objection going to the root of the title, the Purchaser shall be conclusively deemed to have accepted the Vendor's title to the property.

5. The Purchaser is to be allowed 90 days from the date of acceptance of this Agreement to carry out soil tests as it might reasonably require. Any such testing shall first be approved by the City Engineer and shall be at the sole risk and expense of the Purchaser. If such tests are carried out, the Purchaser agrees to restore the property to its original condition. If the property is not so restored, the vendor may carry out required restoration and without limiting the rights of the Vendor, the cost thereof may be recovered from the deposit. If, within that time, any valid objection to soil conditions is made in writing to the Vendor, which the Vendor is unable or unwilling to remove, remedy or satisfy, and which the Purchaser will not waive, this Agreement notwithstanding any intermediate acts or negotiations in respect of such objection, shall be at an end and all monies theretofore paid shall be repaid or returned to the Purchaser without interest or deduction and the Vendor shall not be liable for any costs or damages. Except as to any valid objection so made within such time, the Purchaser shall be conclusively deemed to have accepted the soil conditions on the property.
6. The transaction of purchase and sale to be completed within 120 days from the acceptance of this Agreement. Vacant possession of the property shall be given to the Purchaser on the date of completion, unless otherwise provided herein.
7. This Agreement, when accepted, shall constitute a binding contract of purchase and sale between the Purchaser and Vendor and time shall, in all respects, be of the essence thereof, provided that the time for the doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing, signed by the Vendor and the Purchaser or by their respective solicitors who are hereby expressly appointed in this regard. It is agreed that there is no condition, expressed or implied, representation, warranty, or collateral agreement affecting this Agreement or the property or supported hereby, except as expressed herein in writing.
8. The Deed or transfer shall be prepared in registerable form at the expense of the Vendor by its solicitor. Each party shall pay the cost of registration and taxes on his own documents.
9. Planning Act: This Agreement shall be effective to create an interest in the property only if the subdivision control provisions of the Planning Act are complied with.
10. Time Limits: Time shall in all respects be of the essence hereof provided that the time for doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing signed by Vendor and the Purchaser or their respective lawyers who are hereby specifically authorized in that regard.
11. Provided that, notwithstanding any terms or conditions outlined in the printed wording herein, any provisions written into the Agreement at the time of the signing of the Agreement by the Purchaser shall be the true terms and shall supersede the printed portion in respect of the parts affected thereby. This Agreement and its acceptance shall be read with all changes of gender or number required by the context and shall be binding upon the parties hereto, their respective heirs, executors, administrators, successors and assigns, as the case may be.
12. As a condition of this Agreement, the Purchaser hereby agrees to submit a declaration of intent which outlines the proposed uses of the property. This declaration is attached hereto as Schedule "A" and forms part of the Agreement.
13. As a condition of this Agreement, the Purchaser hereby agrees to be bound by the Policy of The Corporation of the City of London with respect to the sale and/or transfer of City-owned, serviced, industrial land, which Policy is attached hereto as Schedule "B" to this Agreement, it being the intent of the parties hereto that the provisions of the said "Policy" shall survive the closing of this transaction to such extent as may be required to give effect to the said Policy. As a further condition of this Agreement, the Purchaser agrees to accept a Deed with respect to the land herein described in a form sufficient to give effect to the said Policy.
14. Any tender of documents or money desired hereunder may be made upon the solicitor acting for the Vendor or Purchaser, and it shall be sufficient that a Bank Draft or Certified Cheque may be tendered instead of cash.
15. Schedules A, B, C, D attached hereto form part of this Agreement.

16. This Agreement shall be irrevocable and open for acceptance until 11:59 p.m. (local time) on the 25th day of May, 2018, after which time, if not accepted, this Agreement shall be null and void and the deposit shall be repaid to the Purchaser without interest or deduction.

IN WITNESS WHEREOF the Purchaser, if a person, has hereunto set his hand and seal or, if a corporation, has hereunto affixed its Corporate Seal duly attested to by its proper signing Officers this 27th day of April, 2018.

SIGNED, SEALED & DELIVERED

in the presence of



Witness:

Elton Salvador

)
) 1904826 ONTARIO INC.
)
)
) 
) _____
) **Signature of Signing Officer**
) Name: Gerard Regier
) Title: President
) I have authority to bind the Corporation
)
)
)
) _____
) **Signature of Signing Officer**
) Name:
) Title:
) I have authority to bind the Corporation

ACCEPTANCE

The Vendor accepts the above Agreement.

THE CORPORATION OF THE CITY OF LONDON

Matt Brown, Mayor

Catharine Saunders, City Clerk

NOTE: Schedule "A" attached - "Purchaser's Declaration of Intent"
Schedule "B" attached - "City-owned Serviced Land Sale Policy"
Schedule "C" attached - "Excerpt from Plan Outlining Property in Red"
Schedule "D" attached - "Additional Terms and Conditions"

Realtor:


Randy Fisher, Broker
CBRE Limited, Real Estate Brokerage
380 Wellington Street, Suite 30
London ON N6A 5B5

SCHEDULE "A"

PURCHASER'S DECLARATION OF INTENT TO DEVELOP AND PROPERLY UTILIZE THE
PROPERTY, WHICH DECLARATION FORMS PART OF THE AGREEMENT OF PURCHASE AND
SALE

The Purchaser hereby declares, and it is understood and agreed between both parties, that the property will be used for the following purposes; and the Purchaser undertakes to take all reasonable steps to fulfill these commitments; which undertaking shall survive and not merge in the closing of the transaction.

INFORMATION REQUIRED FROM PURCHASER BEFORE AGREEMENT SUBMITTED FOR
APPROVAL

Industrial Park Name & Phase & Section:	Cuddy Boulevard Lands
Lot & Conc./Part No./Block, etc.; Acres:	Parts 1, 3, 4 on Plan 33R-16368 (5.36 Acres)
Name, Address, Postal Code of Purchaser:	1904826 Ontario Inc., 1244 Trafalgar St, London ON N5Z 1H5
Local Company: Yes No	Existing company in London
Intended Use of Building - (Describe):	Industrial, Design, and Manufacturing and Refurbishment of Industrial Automation and Control Systems
Major Industrial Classification of User:	Automation and CS Systems Manufacturing
List of Products Manufactured/Handled:	Industrial Automation and Control Systems
Number of Employees Anticipated:	40 (Full Time)
Number of Square Feet of Building Proposed:	35,000 sq. ft.
Number of Square Feet in Property Purchase:	233,481 sq. ft.
Proposed Building Coverage as % of Lot Area:	15 percent (%)
Mandatory Building Coverage Starting 1st Year:	15 percent (15%)
Future Building(s) Proposed (if any) Details:	N/A
Proposed Building Material for this Project:	TBD
Development of the Lot will be subject to:	Site Plan & Architectural Control
Proposed Commencement Date of Construction:	Two Years from Date of Deed
Mandatory Commencement Date of Construction:	One Year from Date of Deed
Purchaser's Lawyer - Name, and Address:	Michael Mumby – Harrison Pensa 450 Talbot Street, London ON N6A 4K3
Telephone:	519-679-9660
Purchaser's Executive Completing this Form: Gerard Regier President 1904826 Ontario Inc.	 (signature) I have authority to bind the Corporation

Matt Brown, Mayor

Catharine Saunders, City Clerk

SCHEDULE "B"

Excerpt from By-law No. A-6151-17, Schedule A, Attachment A entitled "Disposal of Industrial Land Procedures"

Disposal of Industrial Land Procedures

1. The purpose of this policy is to establish the terms upon which City-owned serviced industrial land is to be sold and transferred.
2. This policy is to be read and applied fairly and beneficially with such variations as circumstances or the nature of the subject matter require provided the general purpose, intent, meaning and spirit of the policy are maintained.
3. In this policy,
 - (a) Commencement of construction means the date upon which a building permit is issued by the City;
 - (b) Completion of construction is reached when the building or structure or a substantial part thereof is ready for use or is being used for the purpose intended, and;
 - (c) Coverage has the meaning ascribed to it under the applicable zoning by-law.

CLASS 1 SALE

4. A class 1 sale is a sale of a land for the purpose of the construction thereon of a building or structure for a detached industrial use.
5. A class 1 sale shall be subject to the following conditions:
 - (a) The purchaser shall commence construction within one year of the registration of the deed or transfer and shall diligently complete construction of the building or structure, in default of which the purchaser shall in the sole discretion of the City reconvey the land to the City in accordance with Section 18 of this policy and free and clear of all encumbrances, easements, restrictions or covenants except as to those originally assumed by the purchaser from the City.
 - (b) The minimum coverage of the building or structure shall be 15 per cent, provided however that, where the maximum coverage permitted under the applicable zoning by-law is 15 percent or less, the maximum coverage under the zoning by-law shall be deemed to be the minimum coverage required by this condition.
 - (c) The purchaser shall not within 10 years of the registration of the deed or transfer convey any vacant part of the land by deed, transfer, grant, assignment, appointment, mortgage, charge, lease or sub-lease (Planning Act, R.S.O. 1990, Chapter P .13), without first notifying the City and, where it has been so notified, the City may either grant its consent (which shall not be unreasonably withheld) to the conveyance or application or may in its sole discretion require the purchaser to reconvey the vacant part to the City in accordance with Section 18 of this policy and free and clear of all encumbrances, easements, restrictions or covenants except as to those originally assumed by the purchaser from the City.
 - (d) The purchaser shall pay local improvement charges and any other special levies assessed at any time against the land on and after completion of the purchase.
6. The Manager of Realty Services may grant one or more extensions (which in total shall not exceed two years) of the time set out in paragraph 5 (a) of Section 5 of this policy within which construction of a building or structure is to be commenced provided the purchaser has filed a written request with the Manager of Realty Services for the extension.
7. A purchaser wishing to notify the City under condition 5 (c) of this policy shall file a written request with the Manager of Realty Services who shall submit a recommendation thereon to Council through the Corporate Services Committee.

CLASS 2 SALE

8. A class 2 sale is a sale of a land for the purpose of the extension or enlargement of a building or structure erected or to be erected upon land of the purchaser abutting the land.
9. A class 2 sale shall be subject to conditions (c) and (d) of Section 5 of this policy and the further condition that the land shall not be used for any purpose other than the extension or enlargement of a building or structure erected or to be erected upon lands of the purchaser abutting the land.

CLASS 3 SALE

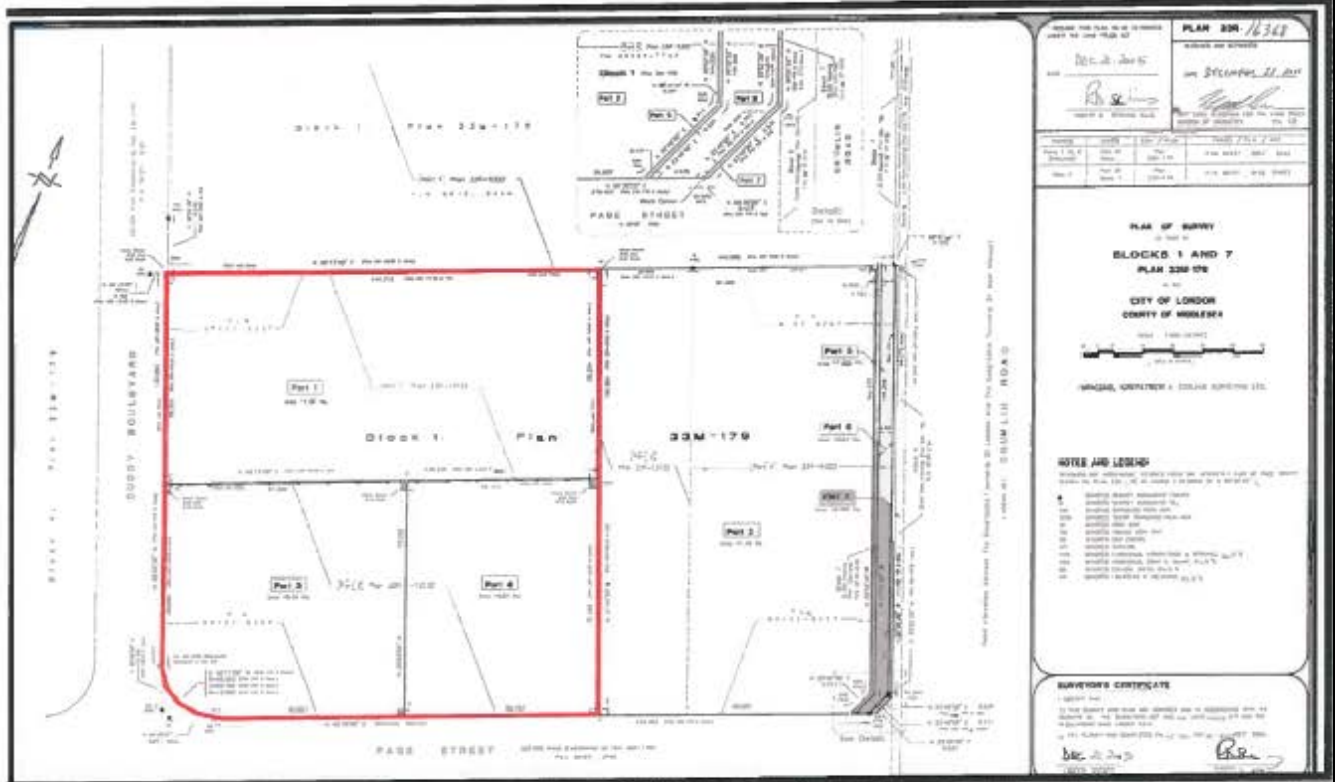
10. A class 3 sale is a sale that is not a class 1 or class 2 sale and that is a sale of a land for the purpose of a use ancillary to a building or structure erected or to be erected upon land of the purchaser abutting the parcel.
11. A class 3 sale shall be subject to conditions (c) and (d) of Section 5 of this policy and the further condition that the land shall not be used for any purpose other than a use ancillary to a building or structure erected or to be erected upon land of the purchaser abutting the parcel.

GENERAL

12. At least annually, the Manager of Realty Services shall review the pricing of industrial land and if a change in pricing is recommended, shall make a recommendation to Board of Control as to the price per acre at which land should be offered for sale during the ensuing year.
13. Pending receipt of an offer to purchase from a prospective purchaser, land may be reserved for a period of 30 days, provided however that, if during the reserve period the City receives an offer to purchase the same land in accordance with this policy from another prospective purchaser, the first prospective purchaser shall be allowed 5 days after notification within which to submit an offer to purchase at the same price and on the same terms; otherwise the City shall be at liberty to accept the second offer to purchase.
14. A prospective purchaser shall complete and execute an offer to purchase in the form provided by the City accompanied by a deposit payable to the City Treasurer by cash or certified cheque equal to 10 per cent of the total purchase price, and the balance shall be payable subject to usual adjustments upon completion of the transaction.
15. The Manager of Realty Services may submit an offer to purchase for acceptance by the City.
16. The transaction shall be completed within 90 days of the passing of the by-law accepting the offer to purchase or within such further period as may be agreed to between the City Solicitor and the purchaser's solicitor in the best interests of the City.
17. Where, in the City's opinion, land is properly sold through a real estate agent, the City shall pay a fee to the agent not exceeding the scale established by the City upon completion of the transaction but no fee shall be payable if the purchaser is permitted to withdraw from the agreement of purchase and sale prior to the completion of the transaction.
18. Where the whole or any part of land is reconveyed by the purchaser to the City pursuant to a condition of sale or otherwise, the amount payable upon the reconveyance shall be 90 per cent of either the original purchase price (exclusive of interest thereon), if the whole land is reconveyed, or the portion thereof that is in the same ratio as the area of the reconveyed part is to the whole land, subject to adjustments as of the date of reconveyance for taxes, local improvements and other rates and subject, where the City considers necessary, to the City's withholding until a new purchaser is found, an amount sufficient to compensate the City for the cost of restoring the land to its original condition if so required by the new purchaser.
20. The development of the property will be subject to the requirements of the Architectural Control Guidelines as published by the City of London from time to time and the purchaser acknowledges the contents thereof and agrees to conform to those Guidelines.
21. The cost of service connections from the main to the property line is the responsibility of the purchaser.
22. The purchaser accepts the current condition of the site and the cost of removal of topsoil from the site if required is the responsibility of the purchaser.

SCHEDULE "C"

(Site Map)



SCHEDULE "D"

ADDITIONAL TERMS AND CONDITIONS

Headings

The headings in this agreement are for convenience of reference only and shall not define or limit the provisions of the agreement.

Paramountcy of Schedule "D"

The provisions of this Schedule "D" are in addition to and not in substitution for the standard provisions contained in the body of the Agreement of Purchase and Sale and in Schedule "B" thereto, provided that if the provisions of this Schedule "D" conflict or are inconsistent in any respect with such standard provisions, By-Law No. A-6151-17 or any policy of The Corporation of the City of London, the provisions of this Schedule "D" shall prevail and the aforesaid By-Laws and Policies shall be read with the corresponding amendments. Unless the context otherwise requires, the term "this Agreement" as used in the Agreement of Purchase and Sale and Schedules thereto shall mean the said Agreement of Purchase and Sale and all Schedules thereto.

Assignment of Agreement

At any time prior to closing the Purchaser may assign this Agreement to an affiliated corporation of the Purchaser, as defined in the Ontario or Canada Business Corporations Act, and upon delivery to the Vendor of a notice of such assignment and a covenant by the assignee in favour of the Vendor pursuant to which the assignee agrees to assume all covenants and agreements to be kept, observed and performed by the Purchaser pursuant to this Agreement, the assignee shall be entitled to and bound by, and the Purchaser shall cease to be entitled to and shall be released from, all of the benefits and obligations of the Purchaser pursuant to this Agreement.

Real Estate Commission

If the name of a realtor and real estate firm is noted at the bottom of Page 3 of this Agreement, in addition to the Purchaser's signature(s), then the Vendor shall acknowledge that the real estate agent is properly involved in this Agreement of Purchase and Sale, and pay a fee to the agent upon completion of the transaction, as per Attachment "C" of By-law No. A.-6151-17, Schedule A. No fee shall be payable if the purchaser is permitted to withdraw from the agreement of purchase and sale prior to the completion of the transaction.

Attachment "C" of By-law No. A.-6151-17, Schedule A, entitled Real Estate Commissions for Industrial Land, states that the fee payable to real estate agents is as follows:

- (a) Transactions up to \$100,000 – 5%,
- (b) Transactions up to \$200,000 – 5% for the first \$100,000, 3% above \$100,000 to \$200,000
- (c) Transactions over \$200,000 – 5% for the first \$100,000, 3% above \$100,000 to \$200,000, and 2% above \$200,000 for remainder.

Requirement for Sewage Sampling Manholes

The Purchaser may be required to construct sewage sampling manholes, built to City standards in accordance with the City's Waste Discharge By-law No. WM-2, as amended, regulating the discharge of sewage into public sewage systems. If required, the sewage sampling manholes shall be installed on both storm and sanitary private drain connections, and shall be located wholly on private property, as close as possible to the street line, or as approved otherwise by the City Engineer

Municipal Services

Subject to the Purchaser's right of review of the Vendor's easement requirements during the 'due diligence' period, following the closing of this transaction, the Purchaser will grant to the Vendor, for nominal consideration, servicing easements as may be required, and will be mutually acceptable to both parties. This condition shall survive and not merge on the completion of this transaction.

SCHEDULE "D" Cont'd

Development Agreement

The Purchaser acknowledges that prior to the issuance of a Development Agreement, the Purchaser shall be subject to site plan and permitting process which may include but not be limited to an approval for the location of an entrance to the site, urban design, granting municipal easements and working easements, satisfying servicing requirements, obtaining approvals and satisfying requirements by Upper Thames Conservation Authority, (UTRCA), Ministry of Environment and Climate Change (MOECC), and any other approvals deemed necessary by the City.

The Purchaser acknowledges that the property lands are in an 'as is' condition. The purchaser is advised that the property will require, at the purchaser's sole cost and expense, onsite storm water quantity and quality controls, in accordance with the approved engineering subdivision plans, current City policies and applicable legislation. As part of the Purchaser's due diligence, the Purchaser shall satisfy itself and its sole risk and cost as to the total developable area available on the property.

The Purchaser also acknowledges that the Seller makes no representations and/or warranties with respect to the state of any improvements in, above, on, or under the property, inclusions of fixtures, or ownership of fixtures, and the Purchaser agrees to accept the Property "as-is". The Vendor shall not be obliged to remove any chattels or fixtures.

Purchaser Condition – Environmental

This offer is conditional upon the Purchaser, at the Purchaser's expense, conducting environmental inspections and investigations of the property satisfactory to the Purchaser in the Purchaser's sole and absolute discretion. Unless the Purchaser gives notice in writing delivered to the City personally or in accordance with any other provision for the delivery of notice in this Agreement of Purchase and Sale or any Schedule thereto no later than ninety (90) days from the date that this offer is accepted that this condition is fulfilled this offer shall be null and void and the deposit shall be returned to the Purchaser in full without deduction. This condition is included for the benefit of the Purchaser and may be waived at the Purchaser's sole option by notice in writing to the City as aforesaid within the time period stated herein.

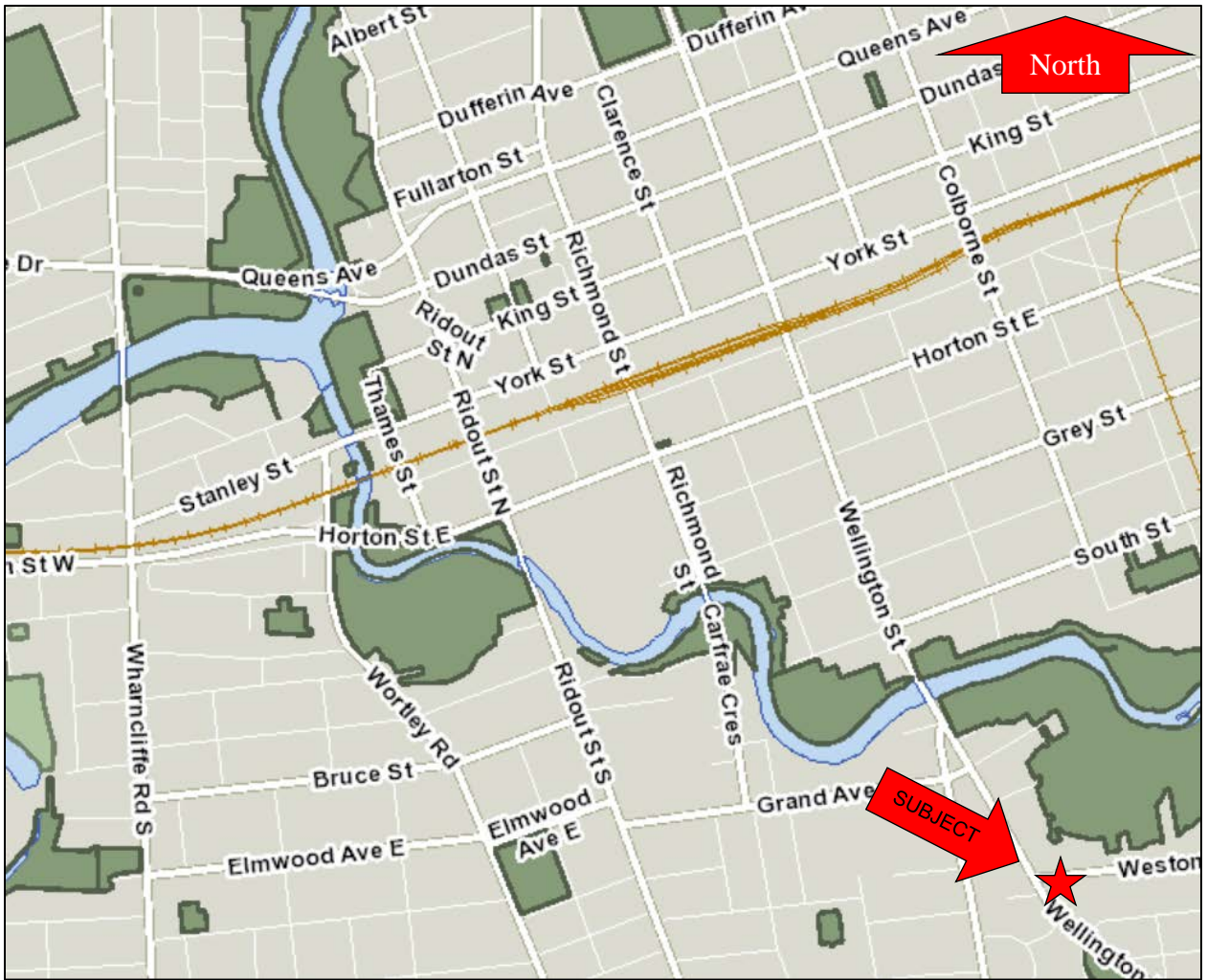
Purchaser Condition – Geotechnical Review

This offer is conditional upon the Purchaser, at the Purchaser's expense, conducting geotechnical inspections for the property satisfactory to the Purchaser in the Purchaser's sole and absolute discretion. Unless the Purchaser gives notice in writing delivered to the City personally or in accordance with any other provision for the delivery of notice in this Agreement of Purchase and Sale or any Schedule thereto no later than ninety (90) days from the date that this offer is accepted that this condition is fulfilled this offer shall be null and void and the deposit shall be returned to the Purchaser in full without deduction. This condition is included for the benefit of the Purchaser and may be waived at the Purchaser's sole option by notice in writing to the City as aforesaid within the time period stated herein.

Purchaser Condition – Feasibility of Intended Use

This offer is conditional upon the Purchaser, at the Purchaser's expense, determining the financial feasibility of the Purchaser's intended use for the property satisfactory to the Purchaser in the Purchaser's sole and absolute discretion. Unless the Purchaser gives notice in writing delivered to the City personally or in accordance with any other provision for the delivery of notice in this Agreement of Purchase and Sale or any Schedule thereto no later than ninety (90) days from the date that this offer is accepted that this condition is fulfilled this offer shall be null and void and the deposit shall be returned to the Purchaser in full without deduction. This condition is included for the benefit of the Purchaser and may be waived at the Purchaser's sole option by notice in writing to the City as aforesaid within the time period stated herein.

Location Map



APPENDIX "A"
CONFIDENTIAL - Released in
Public

#18085
 May 15, 2018
 (Property Acquisition)

Chair and Members
 Corporate Services Committee

RE: Property Acquisition - Bus Rapid Transit Project
(Subledger LD170112)
Capital Project TS1430-1 - RT 1: Wellington Rd - Bradley Ave to Horton St S Leg Widening
74 Wellington Road

FINANCE & CORPORATE SERVICES REPORT ON THE SOURCES OF FINANCING:

Finance & Corporate Services confirms that the cost of this purchase can be accommodated within the financing available for it in the Capital Works Budget and that, subject to the adoption of the recommendations of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the detailed source of financing for this purchase is:

<u>ESTIMATED EXPENDITURES</u>	<u>Approved Budget</u>	<u>Committed To Date</u>	<u>This Submission</u>	<u>Balance For Future Work</u>
Engineering	\$7,475,000	\$2,080,307		\$5,394,693
Land Acquisition	29,563,000	780,944	302,824	28,479,232
Construction	32,555,200			32,555,200
Relocate Utilities	2,140,000			2,140,000
City Related Expenses	1,000,000	920,046		79,954
NET ESTIMATED EXPENDITURES	<u>\$72,733,200</u>	<u>\$3,781,297</u>	<u>\$302,824</u> 1)	<u>\$68,649,079</u>
SOURCE OF FINANCING				
Capital Levy	\$1,957,600	\$165,294	\$19,459	\$1,772,847
Debtenture By-law No. W.-5609-239 (Serviced through City Services - Roads Reserve Fund (Development Charges)	2) 27,571,300	1,471,438	283,365	25,816,497
Drawdown from City Services - Roads Reserve Fund (Development Charges)	2) 935,600	935,600		0
PTIF (Public Transit Infrastructure Fund)	3,665,373	1,208,965		2,456,408
Senior Government	3) 38,603,327			38,603,327
TOTAL FINANCING	<u>\$72,733,200</u>	<u>\$3,781,297</u>	<u>\$302,824</u>	<u>\$68,649,079</u>

1) **Financial Note:**

Purchase Cost	\$290,000
Add: Legal Fees	1,200
Add: Other Costs	3,611
Sub-total	294,811
Add: Land Transfer Tax	2,825
Add: HST @13%	38,325
Less: HST Rebate	(33,137)
Total Purchase Cost	<u>\$302,824</u>

2) Development charges have been utilized in accordance with the underlying legislation and the Development Charges Background Studies completed in 2014.

3) The scope and timing of the Bus Rapid Transit Initiative is subject to securing funding from other levels of government.

ms

 Jason Davies
 Manager of Financial Planning & Policy

Lorrie Miller

London, Ontario
N6H 3M1

Mr. Paul Hubert
Councilor Ward 8
300 Dufferin Avenue
London ON
N6A 4L9

Dear Paul Hubert and Council members,

On behalf of myself and my fellow neighbours in the Thames Valley Golf course area, I would like to take this opportunity to acknowledge and comment on the recent discussions around the growing concerns about the feeding of wildlife. I was pleased to see the idea of a full ban raised.

If the health of wildlife and managing their increasing numbers in the city are critical, then it ONLY makes sense to prohibit the feeding of wildlife on all fronts. The UTRCA and the MNR have a multitude of documents to support the fact that wild life benefit by being left on their own, since they are in fact, wildlife. All research shows that this behavior produces a significantly high rate of unhealthy animals, contagious diseases, overcrowding, a lack of fear of humans as well as an abnormal dependence on humans. Lastly, predators are encouraged to move in due to the abundance of prey.

As an example, we have an individual in our neighbourhood, who provides bread, kitchen compost, cat food and dog food on a regular basis on his property. As a result, we have raccoons begging at our doorsteps, animals fighting and screeching at night, skunks in our yards throughout the day, and geese and ducks wandering about. Garbage out on waste management day is a challenge, and more importantly, allowing our pets and children outside are a serious safety concern.

I know that the Enforcement office has heard from many of us, and is acutely aware of our concerns, but sadly their hands are tied, and the problems only get worse.

It is an illogical to think that city enforcement can manage measuring various quantities of food, i.e. a cup and so on, and will they also be determining what foods are healthy for each species? That would mean that one would literally have to catch someone in the act. For those individuals that like to feed birds, there are many enclosed-style feeders that significantly limit access to seed by wildlife. Perhaps this could be a small compromise.

Like many of you, I love and appreciate the natural areas and the wildlife that exist in the city of London. If we are serious about the taking care of the environment, our forested areas, our waterways, and our wildlife, then a full ban is the best solution.

Paul, please feel free to share or forward to committee or council member. I look forward to hearing from you.

Sincerely, and with gratitude,

Lorrie Miller

I retired seven years ago so to stay healthy I decided to go for walks in Springbank Park. It didn't take long to notice how poorly the wildlife are treated by many people who visit the Park, including yhe Park staff. I made a decision to help out the animals. For example- squirrels seem to be culled on a semi-annual basis; ground hogs are eliminated using poison; skunks and racoons face the same fate and the geese are kicked; spit upon; deliberately run over by bicycles and grown men in cars. Animal cruelty charges should be assessed in many instances but I can't find any agency that cares. The park managers arranged to have the police sit in unmarked vehicles to watch and see if I was feeding the geese so I could be fined but they won't do anything about the cruelty that goes on in the park. I walk around carrying a bread bag full of peanuts so I can throw five or six peanuts to each squirrel I encounter and for that I get harassed by other park users and some of the staff. With an ongoing list of by-laws; the city by-law people have taken the enjoyment out of a visit to the park, not just for me but for scores of other people who come to the park to engage with nature. At the same time I understand that there needs to be rules but it has reached the point of being ridiculous in my humble opinion. Who does it harm if I feed a squirrel? Are they considered to be a threat to children; who by the way are only seen in the park during the nice weather. The blue-jays, cardinals and chickadees also seek me out for a peanut. Should I and everyone else who enjoys this activity; be subjected to on-going threats of fines? The city has managed to take the enjoyment out of the park for many park users. Why don't you focus your attention on larger issues? Perhaps the park workers could spend more time cleaning the park instead of following people like me around and acting like Gestapo agents.

My name is Ron Killby and it would be OK with me if this e-mail was read at the Council Meeting. Thanks for your attention.

Community and Protective Services Committee

Report

9th Meeting of the Community and Protective Services Committee
May 29, 2018

PRESENT: Councillors M. Cassidy, V. Ridley, B. Armstrong, M. Salih, Mayor M. Brown
ABSENT: P. Squire
ALSO PRESENT: Councillors J. Helmer and M. van Holst; J. Bunn, H. Chapman, P. D'Hollander, S. Datars Bere, P. Foto, T. Gaffney, C. Killip, G. Kotsifas, L. Livingstone, L. Loubert, A. Macpherson, L. Marshall, J.P. McGonigle, D. O'Brien, C. Smith, S. Spring, S. Stafford and B. Westlake-Power

The meeting was called to order at 4:03 PM.

1. Disclosures of Pecuniary Interest

That it BE NOTED that no pecuniary interests were disclosed.

2. Consent

Moved by: Mayor M. Brown

Seconded by: M. Salih

That Items 2.1 to 2.6 BE APPROVED.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

- 2.1 2017-2018 Multi-Sector Service Accountability Agreement - Dearness Home Adult Day Program and the South West Local Health Integration Network Declaration of Compliance - April 1, 2017 - March 31, 2018

Moved by: Mayor M. Brown

Seconded by: M. Salih

That, on the recommendation of the Managing Director, Housing, Social Services and Dearness Home, with respect to compliance with the terms of the 2017-2018 Multi-Sector Service Accountability Agreement for the Dearness Home Adult Day Program, the Managing Director, Housing, Social Services and Dearness Home BE AUTHORIZED to execute the Declaration of Compliance, as appended to the staff report dated May 29, 2018, for the reporting period April 1, 2017 to March 31, 2018. (2018-S04/S08)

Motion Passed

- 2.2 Status Update for the Naming of a Permanent Site for Vimy Ridge Park

Moved by: Mayor M. Brown

Seconded by: M. Salih

That, on the recommendation of the Managing Director, Planning and City Planner, the staff report dated May 29, 2018, with respect to a status update related to the naming of a permanent site for Vimy Ridge Park, BE RECEIVED.(2018-R04)

Motion Passed

2.3 Pet Boarding and Pet Sitting Services

Moved by: Mayor M. Brown
Seconded by: M. Salih

That, on the recommendation of the Managing Director, Development and Compliance Services and Chief Building Official, the following actions be taken with respect to pet boarding and pet sitting services:

- a) the staff report dated May 29, 2018 BE RECEIVED; and,
- b) the Civic Administration BE DIRECTED to hold a public participation meeting before the Planning and Environment Committee on a by-law amendment to the Zoning By-law to permit pet boarding and/or sitting business as a Home Occupation. (2018-P01)

Motion Passed

2.4 Licensed Child Care Affordability Pilot

Moved by: Mayor M. Brown
Seconded by: M. Salih

That, on the recommendation of the Managing Director, Neighbourhood, Children and Fire Services, the staff report dated May 29, 2018, with respect to the Licensed Child Care Affordability Pilot for London and Middlesex County, BE RECEIVED. (2018-S01)

Motion Passed

2.5 Amendment to By-law No. A.-7100-150 - Day Nurseries Act to Child Care and Early Years Act, 2014

Moved by: Mayor M. Brown
Seconded by: M. Salih

That, on the recommendation of the Managing Director of Neighbourhood, Children and Fire Services, the following actions be taken with respect to service system management of child care and early years, in London and Middlesex:

- a) the proposed by-law, as appended to the staff report dated May 29, 2018, BE INTRODUCED at the Municipal Council Meeting to be held on June 12, 2018 to amend By-law No. A.-7100-150 to update the legislative reference from the repealed Day Nurseries Act to the Child Care and Early Years Act, 2014; and,
- b) the proposed by-law, as appended to the staff report dated May 29, 2018, BE INTRODUCED at the Municipal Council Meeting to be held on June 12, 2018 to delegate new administrative processes associated with the EarlyON Child and Family Centre Program to the Managing Director, Neighbourhood, Children and Fire Services, or their written designate. (2018-S01)

Motion Passed

2.6 Naming of the New Southwest Community Centre - 501 Southdale Road West

Moved by: Mayor M. Brown
 Seconded by: M. Salih

That, on the recommendation of the City Clerk with the concurrence of the Managing Director, Parks and Recreation and the Managing Director, Neighbourhood, Children and Fire Services, the following actions be taken with respect to the request of the Joint Venture Management Committee for the naming of the new southwest London community centre and the rooms contained within the building:

- a) the name “Bostwick Community Centre, YMCA and Library”, BE APPROVED for the building; and,
- b) the following names BE APPROVED for the rooms contained in the building:

Room	Name or Sponsor Name
Name of Facility	No sponsor yet
Atrium (1st floor)	Longo Family
Welcome Desk	Mowbray Sifton Welcome Centre
Arena	Nella Soufan Arena
Pool	No sponsor yet
Gymnasium – West Court	No sponsor yet
Gymnasium – East Court	BMO
Community Kitchen	No sponsor yet
Lg. Multipurpose Room 1 (2nd FI)	London Life
Lg. Multipurpose Room 2 (2nd FI)	TD
Lg. Multipurpose Room 3 (2nd FI)	No sponsor yet
Walking Loop (2nd FI)	No sponsor yet

it being noted that the proposed names are in compliance with Council-approved naming preferences. (2018-R05B)

Motion Passed

3. Scheduled Items

3.1 4th Report of the Accessibility Advisory Committee

Moved by: V. Ridley
 Seconded by: M. Salih

That the following actions be taken with respect to the delegation of members of the Accessibility Advisory Committee:

a) the Mayor BE REQUESTED to organize an initial meeting with representatives from the Accessibility Advisory Committee (ACCAC) and members of council to discuss the concerns raised and develop recommendations and next steps;

it being noted that the Mayor and representatives from ACCAC will report back to the Community and Protective Services Committee within 30 days;

b) the following actions be taken with respect to the 4th Report of the Accessibility Advisory Committee, from its meeting held on April 26, 2018:

i) the "Top Asks" in each of the three key identified areas (transportation, employment, infrastructure), contained in the Education and Awareness Sub-Committee Report, as appended to the agenda, BE ENDORSED and referred to the discussion noted in the previous motion for work on implementation by Municipal Council; it being noted that five community open house events identified these three key areas of deficiency as barriers to accessibility;

ii) that the following actions be taken with respect to the communication dated March 24, 2018, from S. Connors, with respect to improving accessibility:

A) the Civic Administration BE ENCOURAGED to include designated scooter/wheelchair charging stations in any new municipal buildings, or significant renovations to municipal buildings, as well as including this concept in the next revision to the Facility Accessibility Design Standards (FADS); and,

B) the City of London Accessible Customer Service Training BE AMENDED to include a process for accommodating requests for charging scooters/wheelchairs at existing municipal facilities;

iii) the Manager, Special Events, Community Rentals, or designate, BE REQUESTED to provide an update regarding the status of the Outdoor Event Guide; and,

iv) clauses 1.1, 3.1 to 3.6, 5.1 and 5.2, BE RECEIVED;

it being noted that the attached presentation from J. Madden, M. Dawthorne, M. Cairns, A. Forrest, J. Menard, P. Moore, N. Judges, L. Chappell and K. Husain was received with respect to this matter.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

3.2 5th Report of the Animal Welfare Advisory Committee

Moved by: V. Ridley

Seconded by: M. Salih

That the following actions be taken with respect to the 5th Report of the Animal Welfare Advisory Committee, from its meeting held on May 3, 2018:

a) the Municipal Council BE ADVISED that the Animal Welfare Advisory Committee (AWAC) supports the proposed amendments to the Park and Recreation By-law; it being noted that the AWAC heard a verbal presentation from L. Loubert, Division Manager, Aquatics, Arenas and Park Operations, with respect to this matter;

b) the attached proposed amendments to the Animal Control By-law PH-3, drafted by the AWAC, BE REFERRED to the Managing Director, Development and Compliance Services for review and a report back to the Community and Protective Services Committee; and,

c) clauses 1.1, 2.2, 3.1 to 3.3 and 5.1, BE RECEIVED;

it being noted that the attached presentation, from P. Lystar, Animal Welfare Advisory Committee, was received with respect to this matter;

it being further noted that the requests for delegation status from R. Laidlaw, Zoocheck and V. Van Linden, Friends of Captive Animals, were referred to the public process.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

3.3 Naloxone Kits at City-owned AED Machines

Moved by: M. Salih

Seconded by: Mayor M. Brown

That the following actions be taken with respect to incorporation of Naloxone Kits at Automated External Defibrillator (AED) machine locations in the City of London:

a) the delegation and attached presentation from T. Nault and R. Barnfield of the Schulich Political Advocacy Committee BE RECEIVED, with thanks, with respect to the above-noted matter; and,

b) the Civic Administration BE DIRECTED to report back by the Fall of 2018, with a proposed implementation plan and associated costs related to:

i) installation of two naloxone kits at every Automated External Defibrillator (AED) location in City-owned and operated facilities;

ii) training of staff with respect to the naloxone kits;

iii) placement of appropriate signage at the locations;

iv) outreach with community partners for the provision of the collection of data related to the usage of the kits; and,

v) undertaking the necessary arrangements and the holding of public "town hall" meetings to inform and educate regarding the proposed initiative;

it being noted that a communication from Councillor P. Squire was received, with respect to this matter.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

3.4 London For All - A Roadmap to End Poverty Update

Moved by: Mayor M. Brown

Seconded by: M. Cassidy

That the following actions be taken with respect to the London for All - A Roadmap to End Poverty update:

- a) the Mayor BE REQUESTED to send a letter of appreciation to the parties involved for the work done with respect to the London for All – A Roadmap to End Poverty project, on behalf of Municipal Council; and,
- b) the attached presentation and handouts from R. Riddell and L. Nicholas, with respect to this matter, BE RECEIVED.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

3.5 Parks & Recreation Area By-law PR-2 Amendments - Feeding of Wildlife in Parks and Other Administrative Revisions

Moved by: M. Salih
Seconded by: Mayor M. Brown

That, on the recommendation of the Managing Director, Parks and Recreation, the following actions be taken with respect to the Parks and Recreation Area By-law PR-2:

- a) the proposed By-law, as appended to the staff report dated May 29, 2018, BE INTRODUCED at the Municipal Council meeting on June 12, 2018, to amend the Parks & Recreation Area By-Law PR-2 to address the feeding of wildlife in city parks and other administrative amendments; and,
- b) the attached communication from Councillor P. Hubert BE REFERRED to the Civic Administration for review and a report back to the appropriate standing committee on the matter;

it being noted that no individuals spoke at the public participation meeting associated with this matter. (2018-P01/P14)

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

Voting Record:

Moved by: B. Armstrong
Seconded by: M. Salih

Motion to open the public participation meeting.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

Moved by: B. Armstrong
Seconded by: M. Salih

Motion to close the public participation meeting.

Yeas: (4): M. Cassidy, V. Ridley, B. Armstrong, and M. Salih

Motion Passed (4 to 0)

4. Items for Direction

4.1 6th Report of the Diversity, Inclusion & Anti-Oppression Advisory Committee

Moved by: M. Salih
Seconded by: B. Armstrong

That the following actions be taken with respect to the 6th Report of the Diversity, Inclusion and Anti-Oppression Advisory Committee from its meeting held on May 17, 2018:

- a) the following actions be taken with respect to the Planning and Policy Sub-Committee meeting held on April 26, 2018:
 - i) the ~~attached~~ Education & Awareness Sub-Committee minutes from its meeting held on April 26, 2018 BE RECEIVED;
 - ii) the following actions be taken with respect to the revised attached proposed Diversity, Inclusion and Anti-Oppression Advisory Committee (DIAAC) brochure; it being noted that the term for the existing DIAAC ends in February, 2019 and the DIAAC has a degree of urgency to reach out to community organizations and individuals in London about the DIAAC's existence prior to the next Advisory Committee appointment cycle to ensure diverse recruitment and future collaboration opportunities:
 - A) the City Clerk BE REQUESTED to create an e-mail account for the DIAAC, DIAAC@london.ca, directed to the DIAAC Secretary and the DIAAC Chair's e-mail addresses, respectively; and,
 - B) the City Clerk BE REQUESTED to create a "smart" URL for the DIAAC page on London.ca, created here: <http://www.london.ca/city-hall/committees/advisory-committees/Pages/LDRRAC.aspx>;
 - iii) the expenditure of \$55 US BE APPROVED for the purchase of the diversity tree licence from www.123rf.com for the proposed DIAAC brochure and for future use on promotional materials and community outreach, keeping in alignment with established past practices; it being noted that the DIAAC has sufficient funds in its 2018 budget for this expenditure;
 - iv) the Municipal Council BE REQUESTED to approve the revised attached proposed DIAAC information brochure; and,
 - v) the proposed Education & Awareness Sub-Committee Work Plan BE REFERRED back to the Education & Awareness Sub-Committee to reduce the proposed budget;
- b) a representative(s) from the London Police Service Board BE INVITED to attend a future Diversity, Inclusion and Anti-Oppression Advisory Committee meeting to discuss and advise of the next steps that may be taken with respect to the May, 2018 The London Free Press article relating to reported racial incidents in London in 2017; and,
- c) clauses 1.1, 2.1, 2.2, 3.1, 3.2, 4.1 to 4.3, 5.1 to 5.3, 7.1 and 7.2 BE RECEIVED.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

4.2 5th Report of the London Housing Advisory Committee

Moved by: Mayor M. Brown
Seconded by: M. Salih

That the following actions be taken with respect to the 5th Report of the London Housing Advisory Committee from its meeting held on May 9, 2018:

- a) C. Parker, Senior Planner, BE REQUESTED to attend a future London Housing Advisory Committee meeting to provide information on

the Old East Village Dundas Street Corridor Secondary Plan; it being noted that the Notice of Application to Amend the Official Plan, dated March 12, 2018, relating to this matter, was received;

b) a representative from Age Friendly London BE INVITED to attend a future London Housing Advisory Committee (LHAC) meeting to report on their housing initiatives; it being noted that LHAC heard a verbal presentation from B. Oedgaard with respect to this matter;

c) a representative from Sifton Properties Limited BE INVITED to attend a future London Housing Advisory Committee (LHAC) meeting to advise the LHAC of the green initiatives and energy saving projects that were implemented in the West Five subdivision, as it relates to market trends and emerging housing needs in the community;

d) S. MacDonald, Facilities, BE REQUESTED to attend a future meeting of the London Housing Advisory Committee to discuss energy efficiency measures being implemented in City facilities as it relates to new initiatives;

e) J. Binder, Canada Mortgage and Housing Corporation (CMHC) BE REQUESTED to discuss the CMHC Rental Housing Report and the status of the current rental housing market; and,

f) clauses 1.1, 3.1, 3.2, 6.1 and 6.2 BE RECEIVED.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

4.3 London Chamber of Commerce - Allocation of Revenue - Legalization of Cannabis

Moved by: Mayor M. Brown
Seconded by: B. Armstrong

That the communication, dated February 23, 2018, from G. Macartney, London Chamber of Commerce, with respect to a strategic approach to the allocation of revenues resulting from the legalization of cannabis, BE RECEIVED. (2018-S08)

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

4.4 Public Messaging in the Community - Nuisances

Moved by: Mayor M. Brown
Seconded by: B. Armstrong

That, on the recommendation of the Managing Director, Development and Compliance Services and Chief Building Official, the following actions be taken with respect to public messaging in public spaces:

a) the staff report dated May 29, 2018 BE RECEIVED;

b) the Civic Administration BE DIRECTED to draft by-law amendments, for consideration, as soon as possible, by the Community and Protective Services Committee, to:

i) amend the Public Nuisance By-law to regulate abusive or insulting language that unnecessarily interferes with the use and enjoyment of public space by other persons; and,

ii) amend the Sound By-law to regulate amplified live speech; and,

c) the City Solicitor BE REQUESTED to provide a companion legal report for the proposed amendments noted in the above, including Charter challenges, as appropriate;

it being noted that a verbal delegation from P. Moore was received with respect to this matter. (2018-P01)

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

5. Deferred Matters/Additional Business

5.1 Deferred Matters List

Moved by: M. Salih

Seconded by: B. Armstrong

That the Deferred Matters List for the Community and Protective Services Committee, as at May 11, 2018, BE RECEIVED.

Yeas: (5): M. Cassidy, V. Ridley, B. Armstrong, M. Salih, and Mayor M. Brown

Motion Passed (5 to 0)

6. Adjournment

The meeting adjourned at 7:12 PM.

ACCAC Presentation to CPSC

Tuesday, May 29, 2018

Happy National AccessAbility Week

This is a time for Canadians to promote inclusion and accessibility in our communities and workplaces, as well as to celebrate the contributions of Canadians with disabilities.



How feedback was collected

- Five open houses, from Oct. 3, 2017-Oct. 14, 2017 (thank you to Mayor Brown and councillors Cassidy, Hopkins, and Van Holst for attending at least one event)
- Post-event survey
- Targetted feedback acquisition
- Anecdotal and community feedback from years of community involvement

Our Asks -- Transit

TRANSIT

The City of London, in order to provide an equitable accessible transit service, will commit to the following improvements:

- Reduction of wait time from three days to a maximum of one day
- Improvement of service call times to match call/wait/response times of that of the larger transit system
- Improve booking system to meet today's standards
- Increase of availability of accessible spaces on LTC busing or increasing paratransit rides
- Appropriate training and education of transit providers to assist in the respectful and appropriate interaction with people with disabilities, both visible and invisible.

Our Asks - Employment

EMPLOYMENT

City of London to be a leader in removing barriers currently preventing people with disabilities from becoming employed, by committing to the following:

- Removing artificial, non-job-essential requirements from all postings (CPR, driver's license, vehicle)
- Improving transit to ensure that people are able to get to interviews or jobs throughout the city
- Providing examples to the community of successfully employed PWD to provide visual representation for youth career aspirational goals
- Work with unions to remove systemic barriers to hiring people with disabilities (flexible hours, work from home, ergonomic issues, breaking up a full-time job into two part-time jobs)
- Working with community partners to improve awareness of accessible hiring best practices and tangible improvements to employment issues, including that the application process is fully accessible

Our Asks - Infrastructure

To promote a safe environment and foster equitable access to the community for all Londoners, ACCAC requests that the city:

- Improves notification of construction projects, blocked passages, and road work, bus route changes, and review the timing of pedestrian crossovers to ensure adequate opportunity for people of all ages and abilities to safely navigate through the city;
- Work with heritage departments to find a human-focused solution to promote accessibility in heritage-designated buildings
- Change snow removal minimums and prioritize pedestrian pathways and bus access points when it comes to snow removal.
- Commit to ensuring that all community gathering areas and parks under the City's mandate be fully accessible
- Ensure that City-funded housing programs live up to AODA-compliance metrics and that accessibility is a key component in the approval of development projects, both residential and commercial.
- Commit to a review and, if required, an update of the 2007 FADS report by the end of 2018.

Our Fears - History Repeating

- Council has consistently disregarded, ignored, and dismissed ACCAC recommendations and deprioritized the needs of the accessibility community.
- Even when things are approved, they often fail to be implemented
- ACCAC has been treated as a box to be checked to meet standards
- Consultation is not enough; action is. And our efforts have historically been met with inaction.

Our Fears - A History of Indifference

- Failure to begin council with a notification of available accessible supports, as approved by council;
- Continued failure to mandate and enforce temporary paths of travel during road/sidewalk construction;
- Repeated ignoring of requests for accessible taxi data, which have followed council protocols;
- The significant -- and embarrassing -- closed captioning issue, which perpetuates a lack of inclusion for a significant portion of the community;
- Ignoring our subsidized bus pass recommendation, maintaining inequitable access for one segment of the population

Our Fears - A History of Indifference

- The comprehensive disregard for process and AODA compliance in the politicized debate over the Medway valley region. Despite overwhelming support from environmentalists and copious amounts of negotiation to develop the accessible plan for the region, due process was cast aside in favour of politicking and our community was a casualty of that debate;
- The failure to reinstate "temporary" cuts to accessibility funding
- The cavalier implementation of accessible community gardens, which required three appearances at CPSC to gain any traction, and only now shows promise for some progress
- A lack of support and attendance (largely) in the open houses

Our Fears - A History of Indifference

- An initial lack of ACCAC representation on the poverty panel;
- No inclusion of ACCAC's input regarding FADS, resulting in no effective change;
- Last-minute removal of support on the accessible playground survey;
- Requiring three appearances at CPSC to get Mayor's award name changed relating to disabilities and still no evidence of change;
- Continued deferral of issues relating to paratransit.

Next Steps -- ACCAC Resignations

We have prepared letters of resignation from the committee.

Who you are losing:

- One recipient of the David C. Onley Award for Leadership in Accessibility (the province's highest honour)
- Two recipients of the AODA 10th Anniversary Champions Award
- One member of Ontario's Employers' Partnership Table for accessible employment
- Multiple members with lived experience
- Multiple members who have children with disabilities
- Multiple members who work in industries supporting people with disabilities, or in industries that have actively hired people with disabilities

But it has been shown that this level of expertise and advocacy is clearly not valued. We are prepared to continue our advocacy efforts, but it is clear that our time and efforts are better received outside of council chambers.

RECOMMENDATION:

Animal control By-law PH-3 prohibits the keeping of specified animals and regulates the keeping of other animals within the City of London.

The Animal Welfare Advisory Committee (AWAC) recommends amending the Animal Control By-law PH-3 as indicated in the draft By-law provided.

changes to be inserted:

4 new definitions in Section 1.1

Animal-use Entertainment Show - defined

"Animal-use entertainment show" means any entertainment show where live animals are physically present as an intended part of aspect of the conduct or presentation of the entertainment show, whether interaction between animals and admittees is allowed or not.

Entertainment show - defined

"Entertainment show" means any show, performance, presentation, circus, concert or similar event where admission is allowed to persons by admission fee or otherwise, the primary purpose of which is entertainment of the admittees by performers.

Mobile Live Animal Program - defined

"Mobile live animal program" means a mobile operation, facility or place where live animals are brought to a location on a temporary basis and, whether segregated from persons by fixed barriers or not, are made available for exhibit, observation, recreation, entertainment, any degree of physical or other interaction with such persons, other than those persons charged with the custody of the animals or any other purpose.

Zoo- defined

"Zoo" means a place where live animals in captivity are kept for display to persons for conservation, educational, scientific or recreational purposes, and where the animals and such persons are physically segregated from each other by fixed barriers.

New exemption wording in Section 3.6

Existing wording 3.6 Public park-zoo-fair-exhibition-circus-licensed, This bylaw shall not apply to animals maintained in a public park, zoo, fair, exhibition or circus operated or licensed by a municipal or other governmental authority.

3.2

Replace with

This by-law shall not apply to:

- a) animals maintained in a public park or zoo owned or operated by the City of London,
- b) a zoo licensed in accordance with the Fish and Wildlife Conservation Act, 1997 and any successor legislation thereto,
- c) pet shows, with respect to Class 4, 5 and 6 animals except where prohibited elsewhere in this by-law,
- d) agricultural fairs, shows and exhibitions, with respect to Class 1, 2 and 3 animals.

New prohibition in Section 4.17

Animal-use Entertainment Show, Zoo, Mobile Live Animal Program

No person shall conduct or present any animal-use entertainment show or operate any mobile live animal program involving Class 7 animals or any other animals prohibited in the City of London.

ANALYSIS:

The Animal Control By-law ranks animals in seven classes, and prohibits the keeping of some of them:

Class 1 animals are cow, donkey, goat, horse, mule, pig (swine) of all species including hybrids, pony and sheep. Class 1 animals are prohibited within municipal boundaries. There are regulations that apply to the keeping of these animals that were held prior to the passage of the by-law.

Class 2 animals are chicken, goose, turkey, duck and any domestic fowl. Class 2 animals are prohibited within municipal boundaries. There are regulations that apply to the keeping of these animals that were held prior to the passage of the by-law.

Class 3 animals are homing, pouter, racing or tumbler pigeons. No more than 40 banded Class 3 animals may be kept during winter, and no more than 60 banded Class 3 animals may be kept during summer. There are regulations that apply to the keeping and flight times of these animals.

Class 4 animals are domestic cat, guinea pig, gerbil, hamster, mouse, rat, rabbit, chinchilla, ferret and turtle. A maximum of two of these animals may be kept, with the exception of domestic cats. The

3.2

number of cats that may be kept varies depending on the number of dogs kept and the type of dwelling unit.

Class 5 animals are non-venomous snakes, non-venomous lizards and non-venomous spiders. No more than two Class 5 animals are permitted in any dwelling unit or on any premises. Non-venomous snakes over 60.9 cm (24 inches), and non-venomous lizards over 30.48 cm (12 inches), are prohibited.

Class 6 animals are domestic cardinals, finches, budgies, bulbuls, canaries, tanagers, amazons, cockatoos, conures, macaws, parakeets, cockatiels, lorikeets, touracos, toucans, orioles, mynahs, magpies, barbets, arcaris, pied hornbells and cock-of-the-rocks. A maximum of two Class 6 animals may be kept.

Class 7 animals are defined to mean “any animal of a type that is normally found in a wild and natural state, whether or not it has been bred and/or raised in captivity and includes but is not limited to bear, wolf, coyote, crocodile, alligator, bobcat, lynx, mountain lion, cougar, tiger, lion, monkey, fox, skunk, kangaroo, eagle, hawk, elephant, weasel, racoon, venomous lizard, venomous snake, venomous spider, all birds the keeping of which is prohibited in the Migratory Birds Convention Act, S.C. 1985, C.M-7, and regulations thereto and all animals the keeping of which is prohibited in the Fish and Wildlife Conservation Act, 1997 and regulations thereto.” The keeping of Class 7 animals within the municipal boundaries is prohibited.

Part 3 of the By-law provides specific exemptions for the following:

London Animal Care Centre

London Humane Society

Public pound

Animal hospital – clinic - kennel

Pet shop

Public park - zoo - fair - exhibition - circus - licensed

Research facility - registered

Agricultural - land - premises

Feral Cat Colony

City of London Cat Adoption Centre

3.2

Section 3.6 provides an exemption for Class 7 animals, and other animals that are currently prohibited from the City of London.

AWAC recommends replacing this current exemption for " animals maintained in a public park, zoo, fair, exhibition or circus operated or licensed by a municipal or other governmental authority" with:

This by-law shall not apply to:

- a) animals maintained in a public park or zoo owned or operated by the City of London
- b) a zoo licensed in accordance with the Fish and Wildlife Conservation Act, 1997 and any successor legislation thereto
- c) pet shows, with respect to Class 4, 5, and 6 animals except where prohibited elsewhere in this by-law
- d) agricultural fairs, shows and exhibitions with respect to Class 1, 2 and 3 animals

REASONS FOR THE RECOMMENDATION:

Exemption Makes No Sense Today: The exemption as it is currently written provides a blanket exemption to a broad range of both small and large animal enterprises which allows them to conduct their activities with prohibited animals in the City of London unfettered by oversight or control. For example, anyone, regardless of expertise, experience or financial wherewithal can start a zoo or zoo-type display in the City. In addition, Mobile Live Animal Programs (MLAPs), which are exploding in number, can operate with impunity. Even the holding of a simple City of London business license could trigger exemption 3.6 as it is presently written, and under the present by-law there is a decent defence (to a prosecution for a Bylaw violation) argument that the holding of *any municipal license*, of *any description*, from *anywhere* (ie. from any other municipality anywhere), by an animal enterprise would also trigger 3.6. That does not make sense from either a policy or jurisdictional perspective.

No Provincial Oversight: In Ontario, there are no comprehensive laws governing the keeping of exotic wild animals in captivity. No provincial permit is required to operate a zoo, zoo-type facility, mobile animal operation or to keep exotic wild animals and there are no requirements for experience, expertise, training and finances, no comprehensive standards for animal housing and husbandry or standards for human health and safety, no Ontario government inspection regime and no convenient way for anyone to close down an animal enterprise. This dearth of laws, regulations and rules at the provincial level means the onus to provide oversight and to deal with problems lies with individual municipalities who are ill-equipped to deal with exotic wild animals.

3.2

Lack of Municipal Expertise and Resources: At the present time, City staff are responsible for providing oversight of, and responding to issues associated with the keeping and/or presence of, exotic wild animals within City boundaries. However, City staff are not properly trained in how to assess exotic wild animal situations including, but not limited to, human health and safety features and practices and/or animal welfare, or in how to restrain and house exotic wild animals, nor are there the resources to do so. With a growth in the number of animal enterprises in Ontario, especially Mobile Live Animal Programs (MLAPs), it is not reasonable to expect City staff to provide appropriate levels of oversight. They do not have the expertise or capacity.

Changing Times: Over the past decade the City has made steady progress toward becoming a more enlightened and compassionate city for animals. Regulations concerning the keeping of domestic cats have been updated, the treatment of feral cats has become more humane, and humane protocols for handling human-wildlife conflicts have been adopted.

The controversial Lickety Split Zoo is gone and, in 2012, City Council and staff recognized that the accommodation provided for many of the animals at Storybook Gardens was not sufficient to meet the animals' needs, and took the responsible step of closing the zoo and re-homing the animals to sanctuaries and other appropriate facilities elsewhere. There are currently no public or private zoos operating within municipal boundaries. This is in keeping with a shift in societal attitudes toward animals.

Animal Welfare: Across the province, more than 45 unregulated zoos and more than 70 Mobile Live Animal Programs are in business, while hundreds of private citizens keep a broad range of exotic wild animals for personal amusement purposes. With no comprehensive laws in place governing exotic wild animal housing, husbandry, care and safety, many animals are subjected to conditions in which their biological, behavioural and social needs are not met. Undersized cages and enclosures, barren living spaces, lack of appropriate environmental conditions, such as temperature, humidity and light, lack of shelter and privacy, poor quality food and unsafe housing are not uncommon in Ontario. That has led to many animals enduring physical health issues, as well as psychological issues, such as boredom, anxiety, frustration and other negative emotional states, which lead to animal suffering.

Claims have been made that the Ontario SPCA can deal with any problems but they lack the internal expertise and resources to do so. In fact, the OSPCA recently called on the Ontario government to pass new legislation to deal with this issue. Canada's Accredited Zoos and Aquariums has also been suggested as a potential vehicle for dealing with this issue but they are a private, industry group and not a regulatory body. They operate without transparency and, with just two staff members, do not have the capacity to properly monitor the daily activities of their members. Their accreditation inspections occur once every five years.

3.2

Human Health and Safety: There are two primary kinds of dangers posed by exotic wild animals: 1) physical attack and, 2) zoonoses (disease).

Many animals are large, powerful and are equipped with features, such as sharp teeth, claws or venom that make them potentially dangerous to humans. Many of these animals, including exotic cats, primates and large reptiles, are found in Ontario animal facilities where they are poorly housed and secured. Mobile Live Animal Programs also utilize some of these animals and bring them to daycares, schools, senior's homes and other events. For example, one accredited zoo conducting offsite programs brought large constricting snakes to birthday parties and wrapped them around the waists of young children so photos could be taken.

Most exotic wild animals also harbour diseases that can be transferred to humans (called zoonoses). Particular animals, such as reptiles, amphibians, birds and young ruminants, have long been known to shed proportionately more potentially pathogenic organisms than other animals. The best known is Salmonella. Some zoos and most Mobile Live Animal Programs feature contact with wild exotic animals as a key selling point for obtaining bookings. They allow the public, including at-risk groups such as young children, pregnant women, immunocompromised individuals and the elderly to contact these animals, even though most public health agencies advise against it, or recommend very stringent disease mitigation measures be in place.

Dubious Education and Rescue: All too often, children, after seeing the animals being displayed and possibly hearing a presentation from the staff, do not develop empathy toward animals. The peer-reviewed literature is populated by papers that show the educational claims of animal enterprise businesses are questionable, at best. Rather, they learn that animals are objects for their pleasure and amusement, and they ask their parent to purchase such an animal for them as a pet. Some zoos even sell cages, tanks and other equipment, reinforcing the idea that wild exotic animals make suitable pets. Most wild exotic animals die long before reaching the upper limits of their potential lifespans. More than 75% of reptiles die within 24 months after being purchased. For some, when the novelty wears off, the animal might be disposed of by releasing into the wild, or perhaps given to a rescue group to find another home. In some cases the former pet is dropped off at London Animal Care Centre, where the cost of handling the animal is paid by the City. Some animal enterprises claim to be rescue and to serve a useful function by assisting municipalities, but the numbers of animals dealt with tend to be small.

For the abovementioned reasons, and after careful study and deliberation, the AWAC recommends that the City Animal control By-law PH-3 be revised to include the 4 new definitions in Section 1.1, the new

prohibition in Section 4.17 and new wording in Section 3.6 as provided in the accompanying draft PH-3 By-law.



3.2

Public Health & Safety:

Exotic animals which are often featured as part of a Mobile Live Animal Program headline, harbour diseases that can be spread to humans. The Ontario Ministry of Health & Long Term Care recommends children under the age of five should not visit facilities with Exotic animals. Aside from the risk of disease, there are also risks of personal injury due to bites (with or without poisonous venom), claws and constriction from large snakes. There is no oversight nor standards set by the province regarding health and safety practices or permits requiring regular inspection leaving the burden of managing any health and safety related issues entirely at the municipal level.

Animal Welfare:

Many animals are subjected to conditions where their biological, behavioural and social needs are not met. All animals require space to engage in normal movements and behaviours, appropriate environmental conditions. For most Mobile Live animal Programs, these exotic species are transported from the time they leave their home base until return in extremely minimalist conditions. Mammals and birds may be confined and moved in cages or crates while reptiles and amphibians are routinely moved in plastic tubs and containers, often so with so little space that they are unable to move normally or even turn around. Additionally they are subjected to environmental concerns; vibrations, sounds, light or lack thereof, during the transportation process and while at a venue. Most exotic animals die long before reaching what would be considered a natural lifespan. More than 75% of reptiles die within 24 months of being purchased.

Enforcement/Resources:

As there is no current oversight, anyone (yourself or myself even) could open and operate a mobile live animal program using class seven animals within the city under the present by-law exemptions. Municipal staff do not have the expertise or capacity to provide oversight to the issues that come with the keeping of exotic wild animals or husbandry. After careful study and deliberation, the Animal Welfare Advisory committee asks that you support this important by-law amendment recommendation with the knowledge that it only applies to species the city has already deemed dangerous for health or safety reasons and business are still welcome to come with animals who are allowed in London

Naloxone Kits at AED Machines

Harm Reduction in The Opioid Crisis

Prepared by the
Schulich School of Medicine & Dentistry
Political Advocacy Committee

The Opioid Crisis in London, ON

- 2017: 30.4 per 100,000 hospitalizations due to opioid poisoning in London
 - Higher than Toronto and Ottawa, Ontario average and *second-highest in Canada*¹
- From 2011 to 2016, increases in:
 - Opioid-related hospitalization
 - Emergency room visit
 - Death rates in London from 2011 - 2016²
- Fentanyl and carfentanil found in street drugs in London in 2017
- 23 drug seizures by police were found to have fentanyl and
- 2 with drug seizures with carfentanil
 - 2 mg of carfentanil can be lethal³

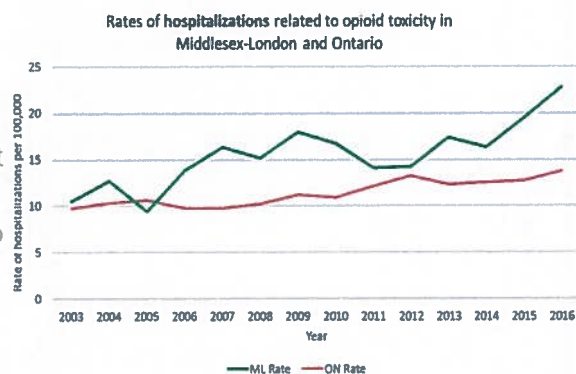


Figure source: <https://www.healthunit.com/opioids-middlesex-london>

What is Naloxone?

- Reverses the effects of an opioid overdose
- Binds to opioid receptors and displaces the opioid causing overdose
- Stops inhibition of respiratory centre and returns patient to consciousness
- **NO negative effect when used in the absence of opioids⁴**
- Injection and inhalable formulations available
 - Inhaler: Easier to use



Image source: cbc.ca

POWER



Image source: narcan.com

Recommendations For London

- Install 2 naloxone kits at each currently existing AED in city-owned and operated facilities in London.
 - \$107 per kit x two kits at each of the 53 AEDs in City owned and operated buildings in London
 - Will cost the city approximately \$11,400
- Provide naloxone administration training to staff at these locations.
- Ensure appropriate signage
- Organize Town Hall sessions prior to implementation to engage and inform members of London community.
- Ensure longitudinal quantitative measurement of naloxone kit use at these sites.

Support from:

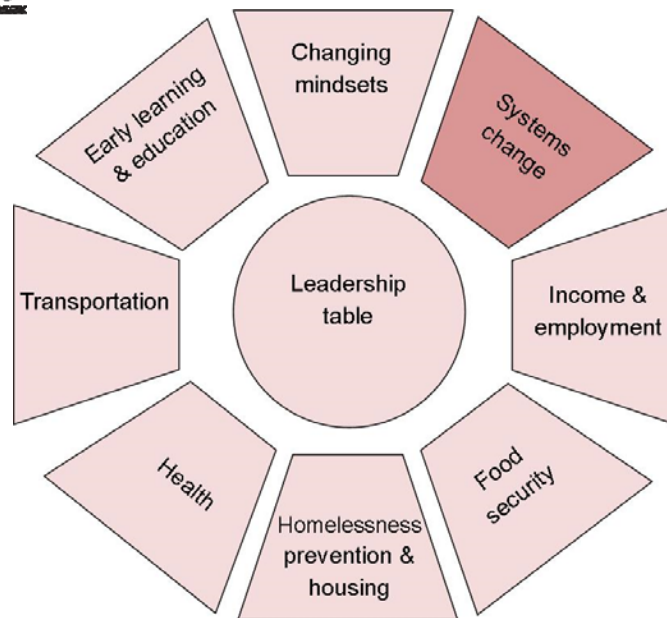
- City councillors:
 - Michael Van Holst
 - Anna Hopkins
 - Tanya Park
- Community And Protective Services Committee members:
 - Phil Squire
 - Mohamed Salih
 - Bill Armstrong
- Middlesex London Health Unit
- London Public Library Board
- London Youth Advisory Committee





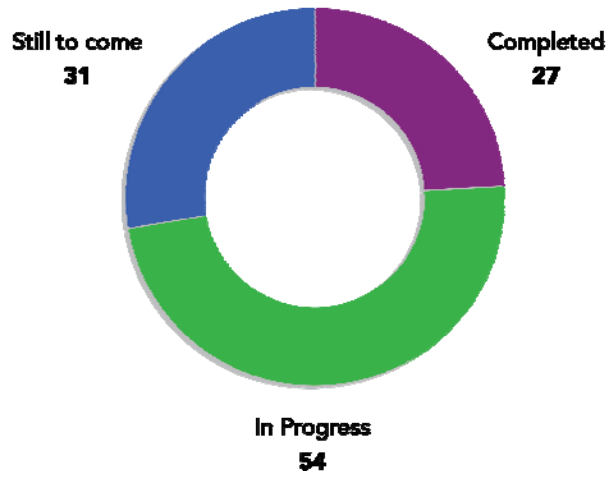
As lead agency, United Way is convening and facilitating the work of:

- 60 stakeholder organizations coming together to ignite change
- 38 individuals identifying with lived / living experience who are involved as key decision-makers
- 160+ volunteers from diverse backgrounds



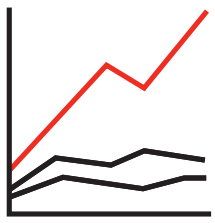


Status of the 112 recommendations as of May 2018



WHY

London urgently needs to address poverty. Our poverty rates are higher than provincial and national averages.



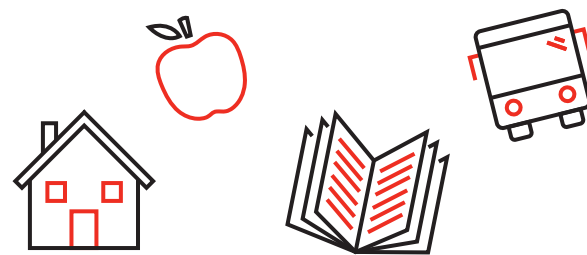
More than 62,000 Londoners live in poverty. That's 1 in 7 of us.

WHAT WE DO

London for All is **about long-term solutions and systems change.**

As lead agency, United Way is convening and facilitating the work of:

- 60** stakeholder organizations coming together to ignite change
- 38** individuals identifying with lived experience who are involved as key decision-makers
- 160+** volunteers from diverse backgrounds



HOW **Community-based strategy**

Creating pathways out of poverty by ensuring that everyone has the supports they need to live with dignity

Poverty is a community issue

A community experiences poverty and can't reach its potential when people lack or are denied the economic, social, or cultural resources to participate.

112 Recommendations addressing:

- Income & Employment
- Food Security
- Health
- Transportation
- Early Learning & Education
- Changing Mindsets
- Systems Change
- Homelessness Prevention & Housing

WHO



In London ...

- 17%** of individuals are living in poverty
- 24%** of children are living in poverty
- 41%** of Indigenous peoples are living in poverty

LONDON FOR ALL IN ACTION

Establish a Living Wage for London

When determining a Living Wage for a specific community, it is necessary to consider a wide range of local factors and conditions that can affect how earners are able to meet their basic needs.

Factors include:

- Housing and utilities
- Nutritious food
- Clothing and footwear
- Transportation
- Child care and school-associated fees
- Leisure time, including sports fees, entertainment and outings
- Health, dental and vision care
- Other personal costs

London's Living Wage is \$15.53/hour (\$14.57/hour where the employer provides a medical insurance plan)

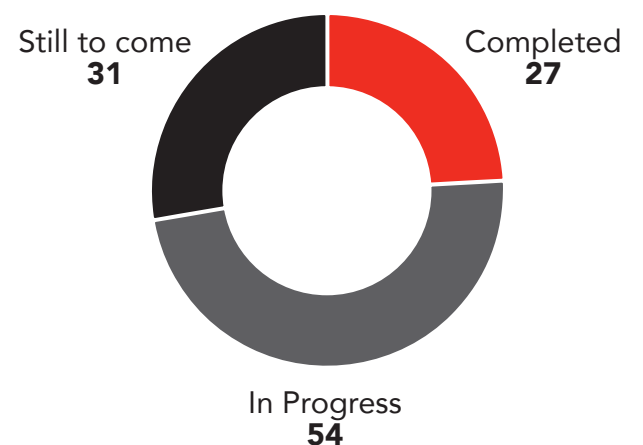
Reduce transit-related costs for people with low income through consideration of pricing and subsidy models

A new income-related bus pass was implemented on January 1, 2018. The monthly pass costs \$52 and is available for individuals whose income is at or below the low income cut-off (after tax).

Increase the number of licensed childcare spaces

534 additional spaces were made available in 2017 plus 176 more spaces in 2018/2019.

Status of the 112 recommendations as of May 2018



unitedwayem.ca/london-for-all



United Way
Elgin Middlesex





LONDON FOR ALL







A ROADMAP TO END POVERTY








Summary Report

London for All: A Roadmap to End Poverty




Objective	Initiative	Target End Date	Accomplishments	Variance
 Changing Mindsets	 1.1 Develop a campaign to educate and engage the community on poverty that	5/31/18	In collaboration with the City of London and Circles to enhance the Poverty Over campaign.	
	 1.2 Grow existing awareness and engagement initiatives	5/31/18	Inventory of existing initiatives - work underway with the BOOP and Circles Guiding Coalition.	
	 1.3 Increase the number of organizations providing Indigenous Cultural Safety training	5/31/18	<p>In June 2017, the Ontario Indigenous Cultural Safety (ICS) Program celebrated its growth into a province wide initiative and revealed a new brand. This training program was developed for Ontario in partnership with San'yas ICS training – a program of the Provincial Health Services Authority of British Columbia. It is led and administered through the Southwest Ontario Aboriginal Health Access Centre (SOAHAC) with financial support from the South West LHIN and Ontario's Ministry of Health and Long Term Care (MOHLTC).</p> <p>SOAHAC has reported a substantial increase in participation in the online training program and the full-day training events which they continue to host. A final report on participation will be made available in Fall 2018.</p>	

Objective	Initiative	Target End Date	Accomplishments	Variance
	 1.4 Increase the number of organizations providing Cultural Competency training	5/31/18	<p>London Cross Cultural Learners Centre (CCLC) resumed its provision of Intercultural Education Services in January 2017, focused on Cultural Competency training.</p> <p>A variety of training modules have been developed to meet the needs of the community. Intensive training is available for specialized audiences: workshops focusing on practical implications in specific areas of competence are available, and Train-the-Trainer courses are available for those who want to become certified trainers and provide training to their organization(s) and/or clientele.</p>	
	 1.5 Collaborate with school boards to build on existing resources that help students understand the impacts of poverty and to reduce stigma.	5/31/18	Ongoing work with the TVDSB, LDCSB, and French school boards	
	 1.6 Strengthen relationships and increase partnerships between municipal leaders, Indigenous peoples and community partners to create an Indigenous poverty strategy	5/31/20		
	 1.7 Create a “Made in London” campaign that encourages residents to think and buy local in order to support the local economy and increase local employment	5/31/20	Connected to work on 1.1 along with work with Pillar Nonprofit.	
	 1.8 Publicly acknowledge support for the Truth and Reconciliation Commission of Canada: Calls to Action’s recommendations and use the findings to educate Londoners and address systemic racism and discrimination	5/31/20		
	 1.9 Strengthen programs to counteract violence against women and support National Inquiry into Missing and Murdered Indigenous Women and Girls	5/31/20		





Objective	Initiative	Target End Date	Accomplishments	Variance
Income & Employment	 2.1 Use London's Community Economic Roadmap to accelerate skills training programs that meet local labour market needs	5/31/18	<p>OSAP changes in effect in Summer 2018 for individuals on Social Assistance.</p> <p>LEPC provide an understanding of labour market needs and profile skills needed for the future. With this information, plans to provide a skills training information session to OW staff and potentially input into Fanshawe College course offerings.</p>	
	 2.2 Become a Basic Income Guarantee pilot site	5/31/18	The Ontario Basic Income pilot project was launched in 2017. The City of London was not successful as a host City.	
	 2.3 Develop and implement hiring practices aimed at increased diversity	5/31/18	Workforce Planning Summit held May 2018. Discussions regarding hiring practices aimed at increased diversity. Ongoing discussions with ESC, LEPC, Workforce Planning and Development Board and Labour.	
	 2.4 Implement social procurement policies at public institutions	5/31/18	Kings University College will be hosting a Procurement Symposium in Fall 2018.	

Objective	Initiative	Target End Date	Accomplishments	Variance
	 2.5 Establish the Living Wage figure for London	5/31/18	<p>Great work by the London Poverty Research Centre at King's University College and the Middlesex London Health Unit.</p> <p>When determining a Living Wage for a given community, it is necessary to consider a wide range of local factors and conditions that can affect how earners are able to meet their basic needs. A Living Wage is specific to the community for which it is calculated.</p> <p>The methodology used to guide the research for a Living Wage in London, Ontario was based on the Canadian Living Wage Framework; the calculations themselves were made using the Canadian Centre for Policy Alternatives' (CCPA) 2014 <i>Living Wage Calculator</i>.</p> <p>London's Living Wage = \$15.53 / hour</p> <p>A wide range of factors that impact the costs facing wage earners and their families, were considered for the calculation, including:</p> <ul style="list-style-type: none"> ● housing and utilities; ● nutritious food; ● clothing and footwear; ● transportation; ● child care and school-associated fees; ● leisure time, including sports fees, entertainment and outings; ● health, dental and vision care; ● and, other personal costs. <p>Once they reviewed the data, researchers were able to determine that the Living Wage for London, Ontario is \$15.53 per hour; however, where the employer provides an employee medical insurance plan, the Living Wage drops to \$14.57 per hour.</p>	

Objective	Initiative	Target End Date	Accomplishments	Variance
	<p>✓ 2.6 Support the implementation of the Brighter Prospects: Transforming Social Assistance in Ontario recommendations, including linking social assistance rates to inflation and allowing individuals to retain more of their assets before accessing social assistance</p>	5/31/20	<p>Effective September 2017 changes were implemented through Brighter Prospects: Transforming Social Assistance in Ontario. Increased limits for assets for recipients of ODSP and Ontario Works so that individuals and families can build financial resilience and better weather daily cost pressures and unexpected financial needs.</p>	
	<p>✓ 2.7 Advocate for adequate, liveable rates for people accessing Ontario Works and Ontario Disability Support Program</p>	5/31/20	<p>Along with a submission on the Income Security roadmap from the Ontario Municipal Social Services Association (OMSSA) for which the City of London is one of the 47 Representatives, a proposal was prepared by the London Community Advocates Network and sent on behalf of LFA to the Honourable Charles Sousa, Minister of Finance.</p> <p>Additionally the Income Security roadmap was attached to the submission. The <i>Roadmap for Change</i> is a comprehensive plan that will help break the cycle of poverty in Ontario. The recommendations contained in the report will significantly improve the income security system in Ontario.</p>	

Objective	Initiative	Target End Date	Accomplishments	Variance
	 <p>2.8 Advocate for adequate, liveable rates for older adults accessing social assistance and pension programs, including: • Canadian Pension Plan • Guaranteed Income Supplement • Old Age Security • Guaranteed Annual Income System</p>	5/31/20	<p>Along with a submission on the Income Security roadmap from the Ontario Municipal Social Services Association (OMSSA) for which the City of London is one of the 47 Representatives, a proposal was prepared by the London Community Advocates Network and sent on behalf of LFA to the Honourable Charles Sousa, Minister of Finance.</p> <p>Additionally the Income Security roadmap was attached to the submission. The <i>Roadmap for Change</i> is a comprehensive plan that will help break the cycle of poverty in Ontario. The recommendations contained in the report will significantly improve the income security system in Ontario.</p>	
	 <p>2.9 Evaluate provincial minimum wage levels in the context of the Low Income Measure and use as a tool to address poverty where appropriate</p>	5/31/20	London Poverty Research Centre - research near completion.	
	 <p>2.10 Promote the business case for employers to pay a Living Wage and acknowledge those who are already doing so</p>	5/31/20	LivingWageLondon.ca	

Objective	Initiative	Target End Date	Accomplishments	Variance
	<p>✓ 2.11 Urge Federal and Provincial partners to create more employment training programs using an equity lens to target specific demographics with increased barriers to work (e.g. persons with disabilities, persons with mental health or addictions challenges, etc.)</p>	5/31/20	<p>Along with a submission on the Income Security roadmap from the Ontario Municipal Social Services Association (OMSSA) for which the City of London is one of the 47 Representatives, a proposal was prepared by City of London staff and sent on behalf of the CYN to the Honourable Jean-Yves Duclos, Minister of Families, Children and Social Development.</p> <p>Additionally the Income Security roadmap was attached to the submission, specifically pages 117-123 focus on employment, and pages 103-123 covers supporting persons with disabilities. The <i>Roadmap for Change</i> is a comprehensive plan that will help break the cycle of poverty in Ontario. The recommendations contained in the report will significantly improve the income security system in Ontario.</p>	
	<p>✓ 2.12 Support provincial efforts to enhance legislation to support workers in maintaining employment, such as provincial Bill 177, which provides survivors of sexual or domestic violence with up to 10 days of paid leave to deal with the harm they experienced</p>	5/31/20	<p>DOMESTIC OR SEXUAL VIOLENCE LEAVE - rolled into Bill 148 - came into effect January 1, 2018</p> <p>Domestic or Sexual Violence Leave provides a new stand-alone leave specifically for victims of domestic or sexual violence. The leave entitles an employee who has been employed for at least 13 consecutive weeks to a leave of absence when that employee, or the employee's child, is the victim of domestic or sexual violence or experiences the threat of sexual or domestic violence. Employees are entitled to claim 10 days of Domestic or Sexual Violence Leave and/or up to a potential maximum of 15 weeks of leave.</p>	










Objective	Initiative	Target End Date	Accomplishments	Variance
	 <p>2.13 Encourage employers to consider skills and knowledge in the absence of credentials (e.g. diplomas and degrees)</p>	5/31/20	<p>Working in partnership with LEDC - creation of a toolkit with several tips to get top talent in your workforce in a challenging labour market.</p> <p>Ex. Knighthunter - need to provide more option fields for companies submitting a job posting - to demonstrate skills.</p>	
	 <p>2.14 Work with employers to increase flexibility in workplace for those with family responsibilities including basic benefits and sick time</p>	5/31/20	<p>Bill 148: <i>Fair Workplaces, Better Jobs Act</i>: 10 days of personal emergency leave days will be extended to all workers and 2 of those days will be paid, as of January 1, 2018 - a first in Canada. No doctor's note will be required to access any of these days.</p> <p>The new leave protections came into effect January 1, 2018, and represent an important step forward to ensure that workers are better able to take care of their health and that of their families.</p>	
	 <p>2.15 Collaborate with employers to close the wage gap for Indigenous peoples, women, LGBTQ, differently abled, and racialized communities</p>	5/31/20	Great work underway by Linda Davis and the Ontario Gender Wage Gap Strategy Steering Committee.	
	 <p>2.16 Support initiatives aimed at increasing employment opportunities for newcomers in London, such as:</p>	5/31/20	Great work being done in this area: City of London Immigration Strategy; WiL Employment Services; CCLC; LMLIP; SLNRC; College Boreal.	









Objective	Initiative	Target End Date	Accomplishments	Variance
	<p>✓ 2.17 Advocate for the elimination of the cost of applying to have a criminal record expunged to remove a financial barrier for people looking to find work</p>	5/31/20	<p>In partnership with the OW/ODSP Advocates Network, letters were sent on behalf of London For All to The Honorable Ralph Goodale, Minister of Public Safety Canada; and the Honorable Jody Wilson-Raybould, Minister of Justice and Attorney General of Canada regarding eliminating fees to obtain pardons and having a criminal record expunged.</p> <p>We also prepared a memorandum outlining the step by step process to have a criminal record expunged and shared this document with the LFA Income & Employment group, Ontario Works, and Bridges Out of Poverty / Circles groups.</p>	
	<p>↑ 2.18 Promote and invest in opportunities for entrepreneurs living with low income, such as microloans</p>	5/31/20	City of London - Community Economic Roadmap; Goodwill; Pillar; London Community Foundation.	
	<p>↑ 2.19 Create more supports for Londoners looking to develop new social enterprises</p>	5/31/20	Pillar - Verge Fund; Small Business Centre; Rise Asset Development.	
	<p>▬ 2.20 Provide supports to address bad credit by collaborating with the financial sector to provide banking alternatives and credit counseling, eliminating the need for predatory lending</p>	5/31/20		
	<p>▬ 2.21 Reorganize individual social assistance funds, subsidies and vouchers to make it easier for people to access resources</p>	5/31/20		







Objective	Initiative	Target End Date	Accomplishments	Variance
	 2.22 Reduce clawbacks for people moving from social assistance to paid employment	5/31/20	<p>Effective January 2017, child support payments are fully exempt from social assistance benefit calculations, thereby increasing incomes for families receiving both social assistance and child support. Prior to this change, child support payments were treated as income and deducted dollar-for-dollar from benefits. Clients are no longer required to pursue child support as a condition of eligibility for social assistance.</p> <p>The provincial basic income pilot will evaluate the impact of a 50% clawback rate for employment income earned - currently employment income is clawed back from social assistance amount dollar-for-dollar.</p>	
	 2.23 Bring service providers together to develop a plan that coordinates supports for people transitioning from social assistance to work or school	5/31/20	Checklist being created for OW/ODSP internal training to educate workers on what is available for individuals off-boarding from OW/ODSP.	
	 2.24 Review job creation strategies in all sectors to ensure a focus on full-time, permanent work with adequate pay	5/31/20		
	 2.25 Advocate for increased enforcement of child support payments	5/31/20	Advocacy letter being drafted by Mike Laliberte and Rob Spencer for LFA review.	








Objective	Initiative	Target End Date	Accomplishments	Variance
<p>■ Health</p>	<p>✓ 3.1 Develop and implement a coordinated local mental health and addictions strategy, collaborating with Southwest Local Health Integration Network and other key stakeholders.</p>	<p>5/31/18</p>	<p><u>City of London</u></p> <p>The City of London 2015-2019 Strategic Plan called for the development of a Community Mental Health and Addiction Strategy as part of the Plan's key focus on <i>Strengthening our Community; caring and compassionate services</i> and the elimination of "barriers for individuals facing poverty, mental health and addictions and help them find pathways to be successful."</p> <p>An Advisory Council, consisting of representatives of key local service providers and agencies was formed in July 2017.</p> <p><u>SW-LHIN</u> (South West Local Health Integration Network)</p> <p>The SW-LHIN has been working with its mental health and addictions partners to increase capacity as well as to standardize and coordinate mental health and addiction services across London. This work has been driven by and continues to align to Ontario's Comprehensive Mental Health and Addictions Strategy: Open Minds, Healthy Minds.</p> <p>The strategy also recognizes the need for a dedicated response to the mental health and addictions needs and crisis within Aboriginal communities.</p>	
	<p>■ 3.2 Reduce the stigma associated with mental illness and addiction and create a campaign to support connecting people with appropriate services.</p>	<p>6/1/20</p>		













Objective	Initiative	Target End Date	Accomplishments	Variance
	 3.3 Advocate for extended health and dental benefit programs, including Ontario Drug Benefit and Non-Insured Health Benefit, for a longer period of time for those transitioning off social assistance	5/31/20		
	 3.4 Expand local no-cost dental programs for Londoners living with low income	5/31/20		
	 3.5 Connect primary care providers accepting patients with Londoners who need care and live with low income including primary care	5/31/20		
	 3.6 Working with the South West Local Health Integration Network, use health equity lens to increase access to care for vulnerable people	5/31/20		
	 3.7 Advocate for the expansion of Community Health Centres15	5/31/20		
	 3.8 Support implementation of proven outreach-based family support program	5/31/20		
 Homelessness Prevention & Housing	 4.1 Build a culture of practice around effective implementation of the Housing First approach	5/31/18		
	 4.2 Engage landlords in keeping more people housed	5/31/18		
	 4.3 Invest in housing allowances to support flexible, permanent housing stability for individuals and families	5/31/18	Significant progress has been made in this area and an inventory is being created of the various allowances available.	
	 4.4 Implement strategies that assist in housing women at risk of or experiencing homelessness	5/31/18		
	 4.5 Implement strategies that support housing youth at risk of or experiencing homelessness	5/31/18	Ongoing work with Youth Opportunities Unlimited and Project Home. Will continue to provide updates	












Objective	Initiative	Target End Date	Accomplishments	Variance
	 4.6 Leverage funding and invest in the regeneration of existing London and Middlesex Housing Corporation properties	5/31/18	<p>London City Council enhanced investments to support the regeneration of social housing (total of \$750K approved in the 2016-2019 multi-year budget).</p> <p>LMHC internal plan going to London City Council by end of June 2018 and full plan by December 2018 with an ongoing strategy for re-energizing stock with a focus on community.</p>	
	 4.7 Continue to implement London's Homeless Prevention and Housing Plan ¹⁶ which includes increasing the stock of affordable housing and supportive housing	5/31/20		
	 4.8 Increase physical accessibility in affordable housing	5/31/20		
	 4.9 Support mixed income and intensification housing development policies to avoid creating large areas with low-income housing	5/31/20		
	 4.10 Enhance community safety in social housing	5/31/20		
	 4.11 Create a coordinated response with supports and protections for vulnerable people living in the community	5/31/20		
	 4.12 Continue to support the evolution of emergency shelters to improve diversion, rapid housing, and specialization	5/31/20		
	 4.13 Expand the capacity of the Housing Stability Bank, which provides emergency rental and utility assistance	5/31/20		
	 4.14 Expand supportive housing approaches for people with disabilities	5/31/20		








Objective	Initiative	Target End Date	Accomplishments	Variance
	<p> 4.15 Connect with healthcare to work with older adults with complex needs to develop attainable housing strategies responsive to their needs, creating spaces for those who are residing in hospital or do not qualify for long term care</p>	5/31/20	<p>Age Friendly London Network housing group is working in collaboration with Cheshire Community Support Services on a grant application to support research on innovative supportive housing models for seniors in London; looking to develop made-in-London solutions to house older adults with complex needs.</p> <p>In addition, AFLN community support & health services group is a community partner on a grant application led by London & Middlesex EMS. If funded, this project will use technology to provide in-home patient monitoring and support to vulnerable older adults.</p>	
	<p> 4.16 Partner with Indigenous community to create housing plan</p>	5/31/20		
	<p> 4.17 Coordinate available supports for people transitioning between housing options</p>	5/31/20		
	<p> 4.18 Implement strategies to assist with start-up costs of housing (furniture, moving, household items)</p>	5/31/20		
	<p> 4.19 Encourage organizations (e.g. faith organizations, social entrepreneurs) to invest in attainable housing to increase housing supply</p>	5/31/20		
	<p> 4.20 Clear the social housing waitlist and reinvest resources in housing that keep the waitlist clear</p>	5/31/20		
	<p> 4.21 Encourage private sector to increase supply of attainable rental housing</p>	5/31/20		
	<p> 4.22 Streamline the process by which affordable housing is accessed to help people get housed more quickly</p>	5/31/20		



Objective	Initiative	Target End Date	Accomplishments	Variance
 Transportation	 5.1 Reduce transit-related costs for people with low income through consideration of pricing and subsidy models	5/31/18	Effective January 1, 2018, a new income related transit program was launched. This program is for Londoners, 18 and over whose income is at or below the low income cut-off (after tax). This is a 2 year pilot project. The cost of a subsidized bus pass for eligible Londoners is \$52.00/month.	
	 5.2 Engage all stakeholders, including businesses and London Transit Commission, regarding timing, routes, and accessibility to help connect people to services, supports, and employment opportunities	5/31/18		
	 5.3 Allow children under 12 to ride public transit free to help families with transit costs and encourage ridership	5/31/18	This was implemented on January 1, 2017	
	 5.4 Increase accessibility of transit for persons with disabilities	5/31/20	<p>Great move forward for accessibility - every LTC bus is accessible. All new LTC buses have variant seating provided at the front of the bus. Some buses have 2 variant seating sections and newer buses have 3 sections - and these sections indicate that they are for persons with disabilities.</p> <p>Attendants and support workers ride for free on LTC and paratransit - as long as the individual is registered. This is already in place but not widely advertised. It is included in the Disabilities Act which is coming in the spring of 2019. LTC updated their communication on this and the information is located on the LTC website; and was released through their connections to regular paratransit riders.</p>	
	 5.5 Increase safe, affordable transportation options, such as improved cycling lanes and cycling infrastructure, that serve people who live, work, or seek services in London” at end of sentence	5/31/20		

Objective	Initiative	Target End Date	Accomplishments	Variance
	 5.6 Explore innovative approaches to transportation, such as rideshare programs	5/31/20		
	 5.7 Introduce discounted bus pass for youth (13 to 18 years old)	5/31/20	<p>A resolution was passed on October 17, 2017 to review / propose this discounted pass. A business case exploring options will be presented to City Council during budget deliberations on November 27, 2017. A budget public participation meeting was held on November 22, 2017.</p> <p>This new program will roll out September 1, 2018 for all youth 13 to 17 years of age. As part of the 2018 budget update, Council endorsed a 22 month pilot identifying the following model/option: Bulk purchase of passes and re-sale to youth (ages 13-17) at \$52/month.</p>	
 Early Learning & Education	 6.1 Increase the number of licensed childcare spaces	5/31/18	The City of London - Children's Services provided an additional 534 licensed childcare spaces (for ages 0 - 4 years) in 2017 and 176 additional spaces will be provided in 2018/2019.	
	 6.2 Reduce the wait time to receive childcare subsidy	5/31/18	There is no wait list for childcare subsidy. Applications are processed immediately upon receipt.	
	 6.3 Demonstrate active use of an equity lens in childcare quality strategies	5/31/18	<p>Strive (formerly Quality Child Care Coordinating Committee) is a collaborative group of Child Care and Early Years Practitioners who support learning and development in order to enhance quality practice.</p> <p>STRIVE incorporates an equity lens and is available to all Child Care providers.</p>	
	 6.4 Increase capacity of childcare sector to address mental health issues	5/31/20		

Objective	Initiative	Target End Date	Accomplishments	Variance
	 6.5 Advocate for increased investment by all levels of government in early years education and literacy programming	5/31/20		
	 6.6 Support development of national childcare strategy	5/31/20		
	 6.7 Advocate for increases to childcare fee subsidy for low income families	5/31/20		
	 6.8 Expand elementary school initiatives that increase awareness of all post-secondary options	5/31/20		
	 6.9 Advocate for improved quality of parental leave benefits, including exploration of flexible leave times	5/31/20	Bill 148 - latest Federal budget provides parental leave up to 18 months.	
	 6.10 Expand mentorship and support programs for new parents	5/31/20	Summer 2018 - Community-wide planning led by the City of London to ensure cohesive approach to evidence-informed parenting programs.	
	 6.11 Expand matched savings programs to help families save for education	5/31/20		
	 6.12 Create flexible childcare spaces outside of daytime working hours	5/31/20		
	 6.13 Develop a community strategy to eliminate financial barriers for school-based extra-curricular activities	5/31/20		
	 6.14 Implement coordinated approach to education, building on proven projects in London and other communities, to increase high school graduation rates	5/31/20		
	 6.15 Develop a community strategy to eliminate financial barriers to achieving GED (General Educational Development)	5/31/20		
	 6.16 Collaborate with post-secondary institutions to identify ways to support students living in poverty	5/31/20		

Objective	Initiative	Target End Date	Accomplishments	Variance
	 6.17 Increase availability of financial literacy and “basic life skills” training for all Londoners, including children and youth	5/31/20		
 Food Security	 7.1 Support development of the London & Middlesex Food Policy Council	5/31/18	The collaborative team of London Community Foundation, Middlesex-London Health Unit, City of London and Middlesex County, announced the development of the Middlesex-London Food Policy Council in June 2016.	
	 7.2 Support campaigns that promote healthy, local food	5/31/20	Great work through HEHPA - promoted through CYN and MLFPC.	
	 7.3 Until emergency food sources are no longer required, ensure fresh, high quality food is easily available (convenient locations and hours) to those who need it	5/31/20	Great progress though MLFPC; London Food Bank; London Food Coalition; big chain Grocers; Harvest Bucks Committee; London Good Food Box Advisory Group.	
	 7.4 Expand programs that support residents shopping and cooking together to save money, such as collective kitchens	5/31/20	CYN Food Families, Growing Chefs	
	 7.5 Expand local food literacy programs for all ages to increase knowledge of affordable, healthy food options	5/31/20	Working on better communication of existing programs compiled in 7.4	
	 7.6 Support local policies and strategies that encourage more community gardens and urban farms on public and private land to provide space for residents to come together, volunteer, and grow their own food	5/31/20		
	 7.7 Work with farmers to provide more fresh food to people who need it most	5/31/20		
	 7.8 Reclaim quality, usable food from grocery stores and restaurants in a cost-effective way	5/31/20	Hosting Second Harvest Food Rescue symposium in May 2018.	
	 7.9 Increase availability of gift cards, food cards, coupons, price-matching, and fresh food vouchers that provide healthy, culturally appropriate food	5/31/20		

Objective	Initiative	Target End Date	Accomplishments	Variance
	 7.10 Work with local growers and service providers to distribute seeds and soil during growing season, paired with education on growing food	5/31/20		
	 7.11 Build on research on "food deserts" (areas of the city with little or no access to grocery stores) and support business models that address them (e.g. markets, fresh food in convenience stores, etc.)	5/31/20		
 System Change	 8.1 Review supports and services to understand which to scale up and which to stop	5/31/18	In process and agenda item of LFA Leadership Table meeting June 2018.	
	 8.2 Bring poverty-focused planning tables together to coordinate, collaborate, and streamline efforts	5/31/18	London for All is about long-term solutions and systems change. United Way has convened 60 stakeholder organizations and over 160 volunteers from diverse backgrounds to come together to ignite change.	
	 8.3 Engage people with lived experience in democratic processes and institutions	5/31/18	<p>More than 160 volunteers from diverse backgrounds are engaged in the work of London For All.</p> <p>At present, 38 individuals have identified with lived/living experience in poverty and are involved as key decision-makers in the work of London For All.</p> <p>All individuals with lived experience are eligible for compensation of their time, travel, expenses to participate in our work.</p> <p>We are engaged with the MSW program at King's University College and the University of Toronto. With the assistance of two MSW students, a group of individuals with lived/living experience in poverty are working on the development of a City of London - Lived Experience Advisory Council.</p>	
	 8.4 Use these recommendations as London's mandate to advocate for policy change from provincial and federal governments	5/31/20		

Objective	Initiative	Target End Date	Accomplishments	Variance
	 8.5 Build strong, engaged, community-driven neighbourhoods by continuing to implement the London Strengthening Neighbourhoods Strategy ¹⁷	5/31/20		
	 8.6 Promote London's "community hubs" (such as Family Centres, resources centres and libraries) and online resources to help families connect to supports	5/31/20		
	 8.7 Develop strategies and services to address unmet needs identified through the review of supports and services	5/31/20		
	 8.8 Identify ways to streamline and simplify access to support	5/31/20		
	 8.9 Strengthen the culture of collaboration across all organizations and sectors	5/31/20		
	 8.10 Research the viability of Neighbourhood Economic Development Corporations that provide community-driven opportunities to access resources that strengthen neighbourhoods and encourage community participation	5/31/20		
	 8.11 Promote charitable gift-giving toward programs with sustained, transformative impacts on poverty	5/31/20		
	 8.12 Build more public gathering spaces (e.g. recreation centres, parks) to increase access to space for unstructured recreation and space for community to come together	5/31/20		
	 8.13 Recognize Londoners' commitment to volunteerism and a caring community and build upon these efforts	5/31/20		



P.O. Box 5035
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Tuesday May 29, 2018

Chair and Members
Community and Protective Services Committee

RE: Feeding of Wildlife in Parks and Other Administrative Revisions

While I believe the new feeding wildlife by law is a good step forward, it does not address people bulk feeding animals on their own property.

Over the years I have had several constituents who misguidedly feel the need to feed wildlife. This attracts skunks, raccoons, and groundhogs to their property and to neighbouring properties. They then proceed to cause property damage as they seek to house themselves close to food sources or become aggressively territorial. This leaves residents unable to use their backyards, fearful for their children and cleaning up constant messes. Our by law enforcement officers do not have the tools to deal with these residents.

Please refer the by law back for additional safeguards and protections for wildlife and residents.

Paul Hubert

Initiatives

Public Awareness Forums: wide ranging in topics, DIAAC has collaborated with local organizations and brought forth to the community an array of topics and issues surrounding diversity, anti-oppression and inclusion. In recent years, DIAAC organized the Anti-racism forum to explore the affect racism has on London.

Hands Against Racism campaign: DIAAC launched a local social media initiative to send the message of unity and a stand against racial intolerance.



How can you participate?

Present your idea, project or suggestions to the committee.

Come forward with your lived experiences or present your expertise pertaining to oppression or discrimination.

We are looking for:

Individuals from the community to join DIAAC.

Representatives from local non-profit and other community agencies.

Volunteers.

We need any and all Londoners looking to provide feedback on initiatives that will make London a more inclusive place.

**We encourage you to email:
DIAAC @London.ca**

Diversity, Inclusion & Anti-Oppression Advisory Committee



[London.ca/DIAAC](https://london.ca/DIAAC)

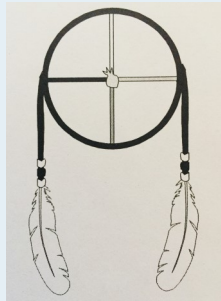


London
CANADA

Who we are

DIAAC (formerly known as LDRRAC) is an advisory committee with the City of London. It is made up of volunteer Londoners from different walks of life coming together to form an integral part of local government.

DIAAC serves as a resource to City Council. Our committee provides insight and recommendations that address concerns, enhance access and opportunity for Londoners regardless of abilities, culture, ethnicity, gender identity and expression, faith perspective, and sexual orientation.



Our mandate also includes raising public awareness and gathering input on issues pertaining to racism, inequality and various forms of oppression.



How does DIAAC help the community?

- offers a safe space for many voices to be heard.
- Provides a forum for Londoners to present their experiences and take part in discussions to suggest ideas, bring forward initiatives and impact municipal policies and practices.
- works collaboratively with agencies in the community on applicable events and issues of interest to affect change in London.



Initiatives

DIAAC has been involved in a number of programs, initiatives and changes impacting Londoners and the City of London. Below are just a few examples:

The City of London Diversity, Race Relations and Inclusivity Award: **DIAAC** coordinates an annual awards ceremony recognizing Londoners and local organizations, large and small, that champion best practices and initiatives which fosters positive race relations, promotes diversity and inclusivity to advance London towards being a more welcoming and inclusive city for all.

To nominate a person or organization contact:

DIAAC@London.ca

Nomination period is from January to September 30th each year.

Street checks: working with other stakeholders across the City, **DIAAC** helped London Polices Services to review this practice.

Through community consultation, worked with the City of London to devise the city wide initiative of the **Community Diversity Inclusion Strategy (CDIS)** as well as the City of London's **Diversity Work Place** internal policy.

Corporate Services Committee

Report

12th Meeting of the Corporate Services Committee
May 29, 2018

PRESENT: Councillors J. Helmer (Chair), J. Morgan, M. van Holst, J. Zaifman, Mayor M. Brown
ABSENT: P. Hubert
ALSO PRESENT: A.L. Barbon, B. Card, I. Collins, B. Coxhead, S. Datars Bere, J. Davies, L. Livingstone, A. Macpherson, L. Rowe, K. Scherr, S. Spring, B. Warner

The meeting was called to order at 12:30 PM.

1. Disclosures of Pecuniary Interest

That it BE NOTED that no pecuniary interests were disclosed.

2. Consent

Moved by: Mayor M. Brown

Seconded by: M. van Holst

That Items 2.3 and 2.4 BE APPROVED.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

2.3 Sale of City-Owned Property - Tender No. RFT18-44 - Oxford Street East

Moved by: Mayor M. Brown

Seconded by: M. van Holst

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, on the advice of the Manager of Realty Services, the proposed by-law appended to the staff report dated May 29, 2018 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to authorize and approve an Agreement of Purchase and Sale (Schedule "A" to the by-law) with respect to the sale, by tender process, of the City-owned surplus property located on south side of Oxford Street East, between 1795 and 1845 Oxford Street East, further described as Part of Lot 5, Concession 1, Geographic Township of London, designated as Part 12, Plan 33R-10363, to Flatout Flooring Inc. for the sum of \$257,420.00.

Motion Passed

2.4 Sale of City-Owned Surplus Property - Tender No. RFT18-44 - 1694 Evangeline Street

Moved by: Mayor M. Brown

Seconded by: M. van Holst

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, on the advice of the Manager of Realty Services, the proposed by-law appended to the staff report dated May 29, 2018 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to authorize and

approve an Agreement of Purchase and Sale (Schedule "A" to the by-law) with respect to the sale, by tender process, of the City-owned surplus property located at 1694 Evangeline Street, further described as Part Lot 17, Registered Plan 19 and Lots 110 and 111, Registered Plan 483 to Klaud Czeslawski and Marco Demelo for the sum of \$172,000.

Motion Passed

2.1 Restricted Acts of Council After Nomination Day and Voting Day

Moved by: M. van Holst
Seconded by: Mayor M. Brown

That, on the recommendation of the City Solicitor's Office, the proposed by-law appended to the staff report dated May 29, 2018 BE INTRODUCED at the Municipal Council meeting of June 12, 2018, to delegate certain authorities should the Municipal Council's acts be restricted after Nomination Day or Voting Day 2018.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

2.2 2018 Reserve Fund Housekeeping Report

Moved by: J. Zaifman
Seconded by: Mayor M. Brown

That on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the following actions be taken:

- a) the proposed by-law appended to the staff report dated May 29, 2018 as Appendix B BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to repeal and replace By-law A.-6514-123, entitled "A by-law to establish the Economic Development Reserve Fund";
- b) the proposed by-law appended to the staff report dated May 29, 2018 as Appendix D BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to repeal and replace By-law A-5077-149, entitled "A by-law to establish a reserve fund for a Convention Facility"; and
- c) the proposed by-law appended to the staff report dated May 29, 2018 as Appendix F BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to repeal and replace By-law A.-7518-78, entitled "A by-law to establish the Land Acquisition Reserve Fund".

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

3. Scheduled Items

None.

4. Items for Direction

Moved by: J. Zaifman
Seconded by: Mayor M. Brown

That Items 4.1 and 4.2 BE APPROVED.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

4.1 Consideration of Appointment to the Trees and Forests Advisory Committee

Moved by: J. Zaifman
Seconded by: Mayor M. Brown

That the following BE APPOINTED as Voting Members to the Trees and Forests Advisory Committee for the term ending February 28, 2019:

Alex Meilutis (Active Community Planting Group)
Alex Morrison (Local Business Association/Tree Related Business)
Sonja Teichertt (Forestry Expertise)

Motion Passed

4.2 Confirmation of Appointment to the Advisory Committee on the Environment (Requires 1 Voting Member representing Thames Region Ecological Association)

Moved by: J. Zaifman
Seconded by: Mayor M. Brown

That Manmohan Bhavra BE APPOINTED as a Voting Representative of the Thames Region Ecological Association (TREA) to the Advisory Committee on the Environment for the term ending February 28, 2019.

Motion Passed

5. Deferred Matters/Additional Business

5.1 ADDED - Request for Designation of Canada Day London as a Municipally Significant Event

Moved by: M. van Holst
Seconded by: Mayor M. Brown

That the Canada Day London, to be held on July 1, 2018, at Harris Park, from 11:00 AM to 11:00 PM, BE DESIGNATED as an event of municipal significance in the City of London.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

5.2 ADDED - Appointment to the London and Middlesex Housing Corporation Board of Directors

Moved by: M. van Holst
Seconded by: J. Zaifman

That the following actions be taken with respect to the filling of current vacancies on the London and Middlesex Housing Corporation Board of Directors:

a) Deborah J. Peckham BE APPOINTED as a Director, First Class, for a term ending November 30, 2019;

b) Anna-Marie Evans BE APPOINTED as a Director, Second Class, for a term ending November 30, 2018;

it being noted that the candidates were selected in accordance with the attached ranked ballot.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

6. Confidential (Enclosed for Members only.)

6.1 Personal Matters/Identifiable Individual

Moved by: M. van Holst

Seconded by: Mayor M. Brown

That the Corporate Services Committee BE CONVENED in camera with respect to Item 6.1, being a matter pertaining to personal matters about an identifiable individual, including communications necessary for that purpose, as it relates to interviews for nomination to the London and Middlesex Housing Corporation Board of Directors.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

The Corporate Services Committee convened in camera from 12:34 PM to 1:04 PM with respect to Item 6.1.

6.2 Land Acquisition/Solicitor-Client Privileged Advice

Moved by: J. Morgan

Seconded by: M. van Holst

That the Corporate Services Committee BE CONVENED in camera with respect to Item 6.2, being a matter pertaining to instructions and directions to officers and employees of the Corporation pertaining to a lease amendment; advice that is subject to solicitor-client privilege, including communications necessary for that purpose; reports or advice or recommendations of officers and employees of the Corporation pertaining to a proposed lease amendment; commercial and financial information supplied in confidence pertaining to the proposed lease amendment, the disclosure of which could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of the Corporation, result in similar information no longer being supplied to the Corporation where it is in the public interest that similar information continue to be so supplied, and result in undue loss or gain to any person, group, committee or financial institution or agency; commercial, information relating to the proposed acquisition that belongs to the Corporation that has monetary value or potential monetary value; information concerning the proposed lease amendment whose disclosure could reasonably be expected to prejudice the economic interests of the Corporation or its competitive position; information concerning the proposed lease amendment whose disclosure could reasonably be expected to be injurious to the financial interests of the Corporation; and instructions to be applied to any negotiations carried on or to be carried on by or on behalf of the Corporation concerning the proposed lease amendment.

Yeas: (5): J. Helmer, J. Morgan, M. van Holst, J. Zaifman, and Mayor M. Brown

Motion Passed (5 to 0)

The Corporate Services Committee convened in camera from 1:25 PM to 1:30 PM with respect to Item 6.2.

7. Adjournment

The meeting adjourned at 1:31 PM.

Original Ranked Ballot

Councillors:	VANHOLST	ARMSTRONG	SALIH	HELMER	CASSIDY	SQUIRE	MORGAN	HUBERT	HOPKINS	RIDLEY	TURNER	USHER	PARK	ZAIFMAN	BROWN	SUM	"1" Votes	"2" Votes	"3" Votes
Nominated Slate:																			
EVANS, ANNA-MARIE	2			2			2							2	3	11	0	4	1
PECKHAM, DEBORAH J.	1			1			3							1	1	7	4	0	1
PELOZA, ELIZABETH	3			3			1							3	2	12	1	1	3

Adjusted Rankings Ballot

Councillors:	VANHOLST	ARMSTRONG	SALIH	HELMER	CASSIDY	SQUIRE	MORGAN	HUBERT	HOPKINS	RIDLEY	TURNER	USHER	PARK	ZAIFMAN	BROWN	SUM	"1" Votes	"2" Votes	"3" Votes
Nominated Slate:																			
EVANS, ANNA-MARIE	2	0	0	2	0	0	2	0	0	0	0	0	0	2	3	11	0	4	1
PECKHAM, DEBORAH J.	1	0	0	1	0	0	3	0	0	0	0	0	0	1	1	7	4	0	1
PELOZA, ELIZABETH	3	0	0	3	0	0	1	0	0	0	0	0	0	3	2	12	1	1	3

Civic Works Committee

Report

9th Meeting of the Civic Works Committee
May 28, 2018

PRESENT: Councillors V. Ridley, T. Park, P. Hubert, P. Squire, H. Usher, Mayor M. Brown
ALSO PRESENT: Councillors B. Armstrong, J. Helmer and M. van Holst; J. Bunn, A. Drost, J. Kostyniuk, D. MacRae, S. Maguire, J. Millson, L. Rowe, A. Rozentals, K. Scherr, E. Soldo, S. Spring, J. Stanford, J. Yanchula

The meeting was called to order at 12:00 PM.

1. Disclosures of Pecuniary Interest

That it BE NOTED that no pecuniary interests were disclosed.

2. Consent

Moved by: H. Usher
Seconded by: P. Hubert

That Items 2.1, 2.2, 2.4, 2.5, 2.11 and 2.13 BE APPROVED.

Yeas: (5): V. Ridley, T. Park, P. Hubert, P. Squire, and H. Usher

Motion Passed (5 to 0)

2.1 New 2018 Traffic Signals

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to new traffic signals:

- a) the installation of an intersection pedestrian signal on Wellington Road at Bond Street BE APPROVED;
- b) the installation of a traffic signal at the intersection of Community Gate (PVT) and Fanshawe College Boulevard BE APPROVED; and,
- c) the installation of a traffic signal at the intersection of Southdale Road East and the South West Community Centre BE APPROVED.
(2018-T07)

Motion Passed

2.2 Non-Intrusive Vehicle Detection Equipment - Irregular Result

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer:

- a) the irregular bid submitted by Fortran Traffic Systems Limited, at its tendered price of \$450,765.00 (excluding H.S.T.), BE ACCEPTED in

accordance with the Procurement of Goods and Services Policy, Section 8.10 Irregular Result, Clause b and Section 13.2 Clause b;

- b) the financing for this project BE APPROVED as set out in the Source of Financing Report appended to the staff report dated May 28, 2018;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;
- d) the approval given herein BE CONDITIONAL upon the Corporation entering into a formal contract for the material to be supplied and the work to be done relating to this project (T18-55); and,
- e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, as required, to give effect to these recommendations. (2018-T07)

Motion Passed

2.4 Pay by App for Parking Update

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Development and Compliance Services and Chief Building Official, the staff report dated May 28, 2018, with respect to the Pay by App for Parking initiative, BE RECEIVED. (2018-T02)

Motion Passed

2.5 Amendments to the Traffic and Parking By-law

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the proposed by-laws, as appended to the staff report dated May 28, 2018, BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 for the purpose of amending the Traffic and Parking By-law (PS-113). (2018-T08)

Motion Passed

2.11 Revised Grouped Consultant Selection Process

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the Grouped Consultant Selection Process:

- a) the proposed Grouped Consultant Selection Process BE ENDORSED as set out in the Grouped Consultant Selection Process document appended to the staff report dated May 28, 2018; and,
- b) the Civic Administration BE AUTHORIZED to make minor amendments to the process as part of an annual review in the spirit of continuous improvement. (2018-A05)

Motion Passed

2.13 Tender T18-48 - Supply and Installation of Sewer Liners - Cured in Place Pipe (CIPP)

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to tender T18-48 for the supply and installation of sewer liners and cured in place pipe (CIPP):

- a) the bid submitted by Insituform Technologies Limited, at its tendered price of \$3,343,421.00 (HST excluded), BE ACCEPTED; it being noted that the bid submitted by Insituform Technologies Limited was the lowest of three (3) bids and meets the City's specifications and requirements in all areas;
- b) the financing for this project BE APPROVED as set out in the Sources of Financing Report appended to the staff report dated May 28, 2018;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;
- d) the approval given herein BE CONDITIONAL upon the Corporation entering into a formal contract, or issuing a purchase order for the material to be supplied and the work to be done, relating to this project (Tender T18-48); and,
- e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2018-F18)

Motion Passed

2.3 Hamilton Road and Highbury Avenue Intersection Improvements - Environmental Study Report

Moved by: P. Hubert
Seconded by: H. Usher

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the Hamilton Road and Highbury Avenue Intersection Improvements Environmental Assessment:

- a) the Hamilton Road and Highbury Avenue Intersection Improvements Municipal Class Environmental Study Report BE ACCEPTED;
- b) a Notice of Completion for the project BE FILED with the Municipal Clerk;
- c) the Hamilton Road and Highbury Avenue Intersection Improvements Environmental Study Report BE PLACED on public record for a 30-day review period; and,
- d) the implementation timing of the improvements for the Hamilton Road and Highbury Avenue intersection BE REFERRED to the 2019 Development Charges Bylaw development. (2018-E05)

Yeas: (5): V. Ridley, T. Park, P. Hubert, P. Squire, and H. Usher

Motion Passed (5 to 0)

2.6 High Speed Rail

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to the High Speed Rail initiative:

- a) the Civic Administration BE DIRECTED to undertake a High Speed Rail Corridor Protection Study to evaluate the potential land use impacts, develop design considerations for City infrastructure and identify corridor lands to be protected; and,
- b) the Mayor BE AUTHORIZED to submit a letter to the Minister of Transportation requesting that the Province appoint a representative from the City of London to the Planning Advisory Board for High Speed Rail.(2018-T10)

Yeas: (5): V. Ridley, T. Park, P. Hubert, P. Squire, and H. Usher

Motion Passed (5 to 0)

2.7 Railway Rationalization

Moved by: H. Usher
Seconded by: P. Hubert

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to Railway Rationalization initiative:

- a) a strategy of strategic grade separations combined with the implementation of technologies or infrastructure aimed at improving the safety of the rail/urban interface BE ENDORSED as the long term approach to mitigating the impact of rail activity in the City of London;
- b) the Civic Administration BE DIRECTED to identify, review and prioritize locations for the implementation of technologies and infrastructure for inclusion in the Capital Budget and Development Charges processes; and,
- c) the Mayor BE REQUESTED to submit a letter to the Federal Minister of Transport and Federal Minister of Infrastructure and Communities, and London MPs, outlining the need for increased sustained funding for railway grade crossing improvements;

it being noted that a communication from W. Brock, with respect to this matter, was received. (2018-T10)

Yeas: (6): V. Ridley, T. Park, P. Hubert, P. Squire, H. Usher, and Mayor M. Brown

Motion Passed (6 to 0)

2.8 Environmental Programs Annual Overview Update

Moved by: H. Usher
Seconded by: T. Park

That, on the recommendation of the Director, Environment, Fleet & Solid Waste, the following actions be taken with respect to the Environmental Programs Annual Overview update:

- a) the staff report dated May 28, 2018 BE RECEIVED; and,
- b) the above-noted staff report BE FORWARDED to the Advisory Committee on the Environment for information. (2018-C08)

Yeas: (5): V. Ridley, T. Park, P. Squire, H. Usher, and Mayor M. Brown

Motion Passed (5 to 0)

2.9 Updates - Proposed Amended Blue Box Program Plan - Food and Organic Waste Framework & Policy Statement - Next Steps

Moved by: T. Park
Seconded by: H. Usher

That Items 2.9, 2.10 and 2.12 BE APPROVED.

Yeas: (6): V. Ridley, T. Park, P. Hubert, P. Squire, H. Usher, and Mayor M. Brown

Motion Passed (6 to 0)

2.9 Updates - Proposed Amended Blue Box Program Plan - Food and Organic Waste Framework & Policy Statement - Next Steps

That, on the recommendation of the Director, Environment, Fleet & Solid Waste, the staff report dated May 28, 2018, with respect to updates on a proposed amended Blue Box program plan and the food and organic waste framework and policy, BE RECEIVED. (2018-E07)

2.10 Smart Moves Transportation Master Plan Accomplishments

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the staff report dated May 28, 2018, with respect to the Smart Moves Transportation Master Plan accomplishments, BE RECEIVED. (2018-T11)

2.12 Connected and Autonomous Vehicles Technology Strategy

That, on the recommendation of the Managing Director, Environmental & Engineering Services and City Engineer, the following actions be taken with respect to developing a policy and pilot project to address the introduction of connected and autonomous vehicle technology:

- a) the Civic Administration BE DIRECTED to develop a Connected and Autonomous Vehicle Strategic Plan;
- b) a Connected and Autonomous Vehicle Working Group BE ESTABLISHED to prepare for the introduction of connected and autonomous vehicles;
- c) the Civic Administration BE APPROVED to become a formal member of the Municipal Alliance for Connected and Autonomous Vehicles in Ontario (MACAVO);
- d) the Civic Administration BE AUTHORIZED to review potential pilot projects which address the introduction of connected and autonomous vehicle technologies; and,

e) the Civic Administration BE DIRECTED to coordinate with London Transit Commission (LTC) on the potential development and implementation of “first mile / last mile” (FMLM) transit pilots and programs. (2018-T10)

3. Scheduled Items

None.

4. Items for Direction

None.

5. Deferred Matters/Additional Business

5.1 Deferred Matters List

Moved by: Mayor M. Brown

Seconded by: P. Hubert

That the Civic Works Committee Deferred List, as at May 17, 2018, BE RECEIVED.

Yeas: (5): V. Ridley, T. Park, P. Hubert, P. Squire, and Mayor M. Brown

Nays: (1): H. Usher

Motion Passed (5 to 1)

5.2 (ADDED) 6th Report of the Cycling Advisory Committee

Moved by: P. Hubert

Seconded by: T. Park

That the following actions be taken with respect to the 6th Report of the Cycling Advisory Committee, from its meeting held on May 16, 2018:

a) the Civic Administration BE ADVISED that the Cycling Advisory Committee supports the option of a raised cycle track, with the appropriate markings, with respect to the Adelaide Street and Canadian Pacific Railway Grade Separation Environmental Assessment Project; it being noted that the attached presentation from A. Spahiu, Transportation Design Engineer, was received, with respect to this matter;

b) clauses 1.1, 2.1, 3.1 to 3.13, 5.1 to 5.5, 6.1 and 6.2, BE RECEIVED.

Yeas: (6): V. Ridley, T. Park, P. Hubert, P. Squire, H. Usher, and Mayor M. Brown

Motion Passed (6 to 0)

5.3 (ADDED) Clear Garbage Bags

Moved by: P. Hubert

Seconded by: T. Park

That the Civic Administration BE DIRECTED to investigate and report back with a potential implementation strategy regarding the use of clear garbage bags as part of the 60% Waste Diversion and Action Plan.

Yeas: (4): T. Park, P. Hubert, P. Squire, and H. Usher

Nays: (2): V. Ridley, and Mayor M. Brown

Motion Passed (4 to 2)

6. Adjournment

The meeting adjourned at 1:39 PM.

Planning and Environment Committee Report

10th Meeting of the Planning and Environment Committee
May 28, 2018

PRESENT: Councillors S. Turner (Chair), A. Hopkins, M. Cassidy, J. Helmer, T. Park
ABSENT: Mayor M. Brown
ALSO PRESENT: Councillors J. Morgan and M. van Holst; I. Abushehada, J. Adema, A. Anderson, G. Bailey, G. Barrett, M. Corby, L. Dent, M. Elmadhoon, M. Feldberg, J.M. Fleming, K. Gonyou, G. Kotsifas, J. MacKay, H. McNeely, B. O'Hagan, M. Pease, L. Pompilii, C. Saunders, S. Spring, R. Turk, J. Yanchula and P. Yeoman

The meeting was called to order at 4:00 PM

1. Disclosures of Pecuniary Interest

That it BE NOTED that no pecuniary interests were disclosed.

2. Consent

Moved by: T. Park

Seconded by: A. Hopkins

That Items 2.1 to 2.6, inclusive, BE APPROVED.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

2.1 Core Area Steering Committee Status Update

Moved by: T. Park

Seconded by: A. Hopkins

That, on the recommendation of the Managing Director, Planning and City Planner, the staff report dated May 28, 2018, entitled "Core Area Steering Committee Status update" BE RECEIVED for information. (2018-D19)

Motion Passed

2.2 Application - 1284 and 1388 Sunningdale Road West - Removal of Holding Provisions (h and h-100) (H-8887)

Moved by: T. Park

Seconded by: A. Hopkins

That, on the recommendation of the Senior Planner, Development Planning, based on the application by Foxhollow North Kent Development Inc., relating to the properties located at 1284 and 1388 Sunningdale Road West, the proposed by-law appended to the staff report dated May 28, 2018 BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of the subject properties

FROM a Holding Residential R1 (h*h-100*R1-3) Zone TO a Residential R1 (R1-3) Zone to remove the h. and h-100 holding provisions. (2018-D09)

Motion Passed

- 2.3 Application - 1602 Sunningdale Road West - Removal of Holding Provisions (h and h-100) (H-8891)

Moved by: T. Park

Seconded by: A. Hopkins

That, on the recommendation of the Senior Planner, Development Planning, based on the application by Foxwood Development (London) Inc., relating to the property located at 1602 Sunningdale Road West, the proposed by-law appended to the staff report dated May 28, 2018 BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of the subject lands FROM a Holding Residential R1 (h*h-100*R1-13) Zone and a Holding Residential R1 Special Provision (h*h-100*R1-4 (30)) Zone TO a Residential R1 (R1-13) Zone and a Residential R1 Special Provision (R1-4 (30)) Zone to remove the h. and h-100 holding provisions. (2018-D09)

Motion Passed

- 2.4 Application - 1635 Commissioners Road East and 2624 Jackson Road - Stormwater Management Facility - Land Acquisition Agreement (39T-06507)

Moved by: T. Park

Seconded by: A. Hopkins

That, on the recommendation of the Manager, Development Planning, the following actions be taken with respect to entering into an Agreement between The Corporation of the City of London and 748094 Ontario Ltd., for the subdivision of land over Part of Lots 11 and 12, Concession 1, (Geographic Township of Westminster), City of London, County of Middlesex, situated on the east side of Jackson Road between Commissioners Road East and Bradley Avenue, municipally known as 1635 Commissioners Road East and 2624 Jackson Road:

a) the Agreement between The Corporation of the City of London and 748094 Ontario Ltd. (39T-06507) appended to the staff report dated May 28, 2018 as Appendix "A", BE APPROVED;

b) the financing for this project BE APPROVED as set out in the Source of Financing Report appended to the staff report dated May 28, 2018 as Appendix "B"; and,

c) the Mayor and the City Clerk BE AUTHORIZED to execute this Agreement, any amending agreements and all documents required to fulfil its conditions. (2018-L07)

Motion Passed

2.5 Living in New Neighbourhoods and Unassumed Subdivisions

Moved by: T. Park

Seconded by: A. Hopkins

That, on the recommendation of the Managing Director, Development and Compliance Services & Chief Building Official, the following actions be taken with respect to recommended actions to ensure improved communication, engagement, enforcement and compliance in unassumed subdivisions:

a) the proposed strategy for proactive City enforcement, communication and engagement with homeowners, builders and developers in new subdivisions appended to the staff report dated May 28, 2018 BE ENDORSED, which include:

- i) Pre-Strategy Action – Hire “Ambassador” position;
- ii) Phase 1 – Fees, Customer Service and Streamlining;
- iii) Phase 2 – Build Performance and Resources;
- iv) Phase 3 – Improve Regulatory Framework and Process; and,
- v) Phase 4 – Continuous Improvement. (2018-D12)

Motion Passed

2.6 Building Division Monthly Report for April 2018

Moved by: T. Park

Seconded by: A. Hopkins

That the Building Division Monthly Report for the month of April, 2018 BE RECEIVED for information. (2018-A23/D04)

Motion Passed

3. Scheduled Items

3.1 D. Dudek, Chair, London Advisory Committee on Heritage - 6th Report of the London Advisory Committee on Heritage

Moved by: M. Cassidy

Seconded by: A. Hopkins

That, the following actions be taken with respect to the 6th Report of the London Advisory Committee on Heritage from its meeting held on May 9, 2018:

a) the Heritage Planners BE REQUESTED to prepare a Statement of Cultural Heritage Value or Interest for the Fugitive Slave Chapel at its new location at 432 Grey Street pursuant to direction from the Municipal Council during the repeal of the heritage designating by-law for 275 Thames Street; it being noted that a verbal delegation from D. McNeish, with respect to this matter, was received;

it being further noted that the Municipal Council resolution from its meeting held on April 24, 2018, with respect to the 5th Report of the London Advisory Committee on Heritage, was received;

b) on the recommendation of the Managing Director, Planning and City Planner, with the advice of the Heritage Planner, with respect to the request for the demolition of the heritage listed property located at 2096 Wonderland Road North by Invest Properties Ltd., that notice BE GIVEN, under the provisions of Section 29(3) of the *Ontario Heritage Act*, R.S.O. 1990, c. O. 18, of Municipal Council's intention to designate the property located at 2096 Wonderland Road North to be of cultural heritage value or interest for the reasons included on the Statement of Cultural Heritage Value or Interest appended to the 6th Report of the London Advisory Committee on Heritage;

it being noted that the applicant has also submitted a planning application that will be considered separately at a future meeting of the Planning and Environment Committee;

it being further noted that the presentation from K. Gonyou, Heritage Planner, appended to the 6th Report of the London Advisory Committee on Heritage, was received with respect to this matter;

c) the following actions be taken with respect to the Notice of Application dated March 12, 2018 and the Notice of the Public Meeting dated April 11, 2018 from C. Parker, Senior Planner, with respect to the Old East Village Dundas Street Corridor Secondary Plan:

i) the Civic Administration BE REQUESTED to ensure that the Request for Proposal include a stage 1 archaeological assessment and a Cultural Heritage Resource Assessment; it being noted that the Cultural Heritage Screening Report for Bus Rapid Transit (BRT) considered properties on King Street but not on Dundas Street; and,

ii) the Civic Administration BE REQUESTED to update the study area to include the Western Fair Grounds, as well as the properties located at 430 Elizabeth Street and 345 Lyle Street;

it being noted that the presentation from C. Parker, Senior Planner, appended to the 6th Report of the London Advisory Committee on Heritage, was received with respect to this matter;

d) the Civic Administration BE ADVISED that the London Advisory Committee on Heritage (LACH) supports the conclusions of the Heritage Impact Assessment for the application for a zoning by-law amendment for the property located at 131 King Street with the exception of the following matters:

- the step back should be consistent with the Downtown Heritage Conservation District guidelines;
- the vehicular access on King Street should be removed because it prevents a contiguous building interface; and,

- the frontage on York Street;

it being noted that the LACH supports the activation of the alley, as proposed and the overall design of the building;

e) the communication, dated April 9, 2018, from S. Bentley, with respect to the Philip Aziz Studio on Philip Aziz Drive BE FORWARDED to Western University for review; it being noted that the Philip Aziz Estate, including the house, studio and landscape walls, is a significant cultural heritage resource that is designated under Part IV of the *Ontario Heritage Act*; it being further noted that the London Advisory Committee on Heritage shares the concerns of Ms. Bentley with respect to the maintenance of the property;

f) on the recommendation of the Managing Director, Planning and City Planner, with the advice of the Heritage Planner, the application made under Section 42 of the *Ontario Heritage Act*, by Ivy Homes Ltd. to amend the Heritage Alteration Permit for the property located at 33 Beaconsfield Avenue, located within the Wortley Village-Old South Heritage Conservation District, BE PERMITTED as proposed in the drawings appended to the staff report dated May 9, 2018, subject to the following terms and conditions:

- all exposed wood be painted, including but not limited to: the porch railing and spindles, porch skirt, porch steps, window trim, front door, doorway trim, and transom trim; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed;

it being noted that the presentation from K. Gonyou, Heritage Planner, appended to the 6th Report of the London Advisory Committee on Heritage, was received with respect to this matter;

g) on the recommendation of the Managing Director, Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the *Ontario Heritage Act*, by H. Virtue, to alter the porch of the building located at 841 Princess Avenue, within the Old East Heritage Conservation District, BE PERMITTED subject to the following terms and conditions:

- the Heritage Planner be circulated on the applicant's Building Permit application drawings to verify compliance with the submitted design, prior to issuance of the Building Permit;
- all exposed wood be painted; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed;

it being noted that the presentation from L. Dent, Heritage Planner, appended to the 6th Report of the London Advisory Committee on Heritage, was received with respect to this matter;

h) consent BE GIVEN for the application made under Section 33 of the Ontario Heritage Act, by D. Russell, to erect a new porch on the property located at 529 Princess Avenue (designated under Part IV of the *Ontario Heritage Act* by By-law No. L.S.P.-3014-15), as proposed in the drawings appended to the 6th Report of the London Advisory Committee on Heritage, subject to the following terms and conditions:

- the removal of the turret;
- the width of the porch being revised to only be the width of the house;
- the Heritage Planner being circulated on the applicant's Building Permit application drawings to verify compliance with the submitted design, prior to issuance of the Building Permit;
- the stringer ends and risers be enclosed on both sets of porch stairs;
- all exposed wood being painted; and,
- the Heritage Alteration Permit being displayed in a location visible from the street until the work is completed

it being noted that the presentation from L. Dent, Heritage Planner, appended to the 6th Report of the London Advisory Committee on Heritage, was received with respect to this matter;

i) the following actions be taken with respect to the London Advisory Committee on Heritage Terms of Reference:

a) the City Clerk BE DIRECTED to:

- i) change the Emerging Leaders representative to a representative from a general youth-oriented organization, for example ACO NextGen;
- ii) add a member to represent the indigenous population; and,
- iii) add a member from the London Society of Architects;

b) the membership totals on the current Terms of Reference BE UPDATED; and,

j) clauses 1.1, 2.4, 3.1, 3.2, 3.4 to 3.10, 3.12, 4.1, 5.5 and 6.1, BE RECEIVED.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

3.2 Public Participation Meeting - Application - 583 Oxford Street East (Z-8882)

Moved by: J. Helmer
Seconded by: T. Park

That, on the recommendation of the Managing Director, Planning and City Planner, based on the application by Salt Clinic Canada Inc., relating to the property located at 583 Oxford Street East, the proposed by-law appended to the staff report dated May 28, 2018 BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of the subject property FROM a Day Care (DC) Zone TO an Arterial Commercial Special Provision (AC4(15)) Zone;

it being pointed out that at the public participation meeting associated with these matters, the individual indicated on the attached public participation meeting record made an oral submission regarding these matters;

it being further noted that the Municipal Council approves this application for the following reasons:

- the recommended amendment is consistent with the Provincial Policy Statement 2014;
- the recommended amendment conforms to the City of London Official Plan policies and Urban Corridor Place Type policies of The London Plan; and,
- the recommended amendment provides an appropriate range of uses that will facilitate the development of an underutilized site. (2018-D09)

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Additional Votes:

Moved by: M. Cassidy
Seconded by: J. Helmer

Motion to open the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Moved by: T. Park
Seconded by: A. Hopkins

Motion to close the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

3.3 Public Participation Meeting - Application - 2096 Wonderland Road North - Request for Demolition

Moved by: J. Helmer

Seconded by: A. Hopkins

That, on the recommendation of the Managing Director, Planning and City Planner, with the advice of the Heritage Planner, with respect to the request for the demolition of the heritage listed property located at 2096 Wonderland Road North, that notice BE GIVEN under the provisions of Section 29(3) of the *Ontario Heritage Act*, R.S.O. 1990, c. O. 18, of Municipal Council's intention to designate the property located at 2096 Wonderland Road North to be of cultural heritage value or interest for the reasons outlined in Appendix E of the staff report dated May 28, 2018;

it being noted that the applicant has also submitted a planning application that will be considered separately at a future meeting of the Planning and Environment Committee;

it being further noted that the Planning and Environment Committee reviewed and received the following communications with respect to this matter:

- a communication dated May 17, 2018, from J. Grainger, President, London Region Branch, Architectural Conservancy Ontario;
- a communication dated May 18, 2018, from N. Sultan, 365 Cornelius Court, with respect to this matter;

it being pointed out that at the public participation meeting associated with these matters, the individuals indicated on the attached public participation meeting record made oral submissions regarding these matters. (2018-R01)

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Additional Votes:

Moved by: M. Cassidy

Seconded by: A. Hopkins

Motion to open the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Moved by: A. Hopkins

Seconded by: T. Park

Motion to close the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

3.4 Public Participation Meeting - Application - 1055-1075 Fanshawe Park Road West (Z-8903)

Moved by: M. Cassidy
Seconded by: T. Park

That, on the recommendation of the Managing Director, Planning and City Planner, based on the application by North London Medical Centre, relating to the property located at 1055-1075 Fanshawe Park Road West, the proposed by-law appended to the staff report dated May 28, 2018, BE INTRODUCED at the Municipal Council meeting to be held on June 12, 2018 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to amend Section 19.4 f) 5) of the Office Special Provision (OF5(5)) Zone to ADD Pharmacies in association with a medical/dental office; Clinics; and Medical/ dental laboratories to the list of permitted uses and to MODIFY the municipal address to which the Zone applies;

it being pointed out that at the public participation meeting associated with these matters, the individual indicated on the attached public participation meeting record made an oral submission regarding these matters;

it being further noted that the Municipal Council approves this application for the following reasons:

- the recommended Zoning By-law Amendment is consistent with the Provincial Policy Statement;
- the recommended Zoning By-law Amendment conforms to the 1989 Official Plan;
- the recommended uses are within the range of permitted uses contemplated in The London Plan;
- the amount of non-residential gross floor area is not anticipated to increase beyond what is currently permitted by the existing Zoning By-law; and
- the recommended Zoning By-law Amendment would allow an expanded range of uses that would complement the permitted medical/dental office use within a building that is currently under construction. (2018-D09)

Yeas: (4): S. Turner, A. Hopkins, M. Cassidy, and T. Park

Nays: (1): J. Helmer

Motion Passed (4 to 1)

Additional Votes:

Moved by: T. Park
Seconded by: M. Cassidy

Motion to open the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Moved by: M. Cassidy
Seconded by: A. Hopkins

Motion to close the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

3.5 Public Participation Meeting - Application - 3234, 3263 and 3274
Wonderland Road South (OZ-8590)

Moved by: T. Park
Seconded by: A. Hopkins

That, on the recommendation of the Managing Director, Planning and City Planner, the following actions be taken with respect to the application by Southside Group, relating to the properties located at 3234, 3263 and 3274 Wonderland Road South:

a) Municipal Council BE ADVISED that the Official Plan and Zoning By-law amendment application (OZ-8590) has been appealed to the Ontario Municipal Board by Analee J. M. Ferreira of Ferreira Law, on behalf of the applicant, on the basis of non-decision by Council within 180 days;

b) the Ontario Municipal Board BE ADVISED that Municipal Council recommends that the request to amend the Official Plan to ADD a Specific Area Policy in Chapter 10 to permit an additional 18,700m² of commercial floor area within the Wonderland Road Community Enterprise Corridor land use designation BE REFUSED for the following reasons:

i) the application does not conform to the Southwest Area Secondary Plan policy that permits a maximum commercial floor area of 100,000m² in the Wonderland Road Community Enterprise Corridor designation; and,

ii) the application does not conform to the 1989 Official Plan criteria for Specific Area Policies in Chapter 10;

c) the Ontario Municipal Board BE ADVISED that Municipal Council recommends that the request to amend Zoning By-law Z.-1 FROM an Environmental Review (ER) Zone, an Urban Reserve (UR1) Zone, an Urban Reserve (UR4) Zone, and a Holding Light Industrial (h-17•LI1•LI7) Zone TO an Associated Shopping Area Commercial (ASA1•ASA3•ASA4•ASA5•ASA8) Zone, BE REFUSED for the following reasons:

i) the application is not consistent with the Provincial Policy Statement;

ii) the application does not conform to the Southwest Area Secondary Plan policies that direct the built form and design of the site and permits a maximum commercial floor area of 100,000m² in the Wonderland Road Community Enterprise Corridor designation;

iii) the application does not conform to the 1989 Official Plan Environmental Policies; and,

iv) the application does not represent good planning;

it being pointed out that the Planning and Environment Committee reviewed and received a communication dated May 25, 2018, from J.W. Harbell, Stikeman Elliott, with respect to this matter;

it being pointed out that at the public participation meeting associated with these matters, the individuals indicated on the attached public participation meeting record made oral submissions regarding these matters;

it being further noted that the Municipal Council approves this application for the following reasons:

- the requested amendments are not consistent with the Provincial Policy Statement;
- the requested amendments do not conform to the Southwest Area Secondary Plan policies that direct the built form and design of the site and permits a maximum commercial floor area of 100,000m² in the Wonderland Road Community Enterprise Corridor designation;
- the requested amendments do not conform to the 1989 Official Plan Environmental Policies; and,
- the application does not represent good planning.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Additional Votes:

Moved by: A. Hopkins

Seconded by: J. Helmer

Motion to open the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Moved by: T. Park

Seconded by: A. Hopkins

Motion to close the public participation meeting.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

Moved by: A. Hopkins

Seconded by: T. Park

Motion to grant an extension of time beyond five minutes to R. Zelinka, Zelinka Priamo Ltd.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

4. Items for Direction

4.1 6th Report of the Environmental and Ecological Planning Advisory Committee

Moved by: T. Park

Seconded by: J. Helmer

That, the following actions be taken with respect to the 6th Report of the Environmental and Ecological Planning Advisory Committee from its meeting held on May 17, 2018:

a) the following actions be taken with respect to the Wetlands Working Group comments appended to the 6th Report of the Environmental and Ecological Planning Advisory Committee:

i) the Working Group comments with respect to a wetland conservation strategy BE FORWARDED to the Upper Thames River Conservation Authority, the appropriate Managing Directors for review and to provide comments back to the Environmental and Ecological Planning Advisory Committee; and,

ii) the Environmental and Ecological Planning Advisory Committee members BE REQUESTED to review the Working Group comments and report back at the next meeting;

b) the Working Group comments with respect to the Southdale Road West Environmental Impact Statement to the 6th Report of the Environmental and Ecological Planning Advisory Committee (EEPAC) BE FORWARDED to the appropriate Managing Director for dispersal to the appropriate staff member; it being noted that S. Shannon, Technologist II, forwarded the correspondence to the EEPAC;

c) the Working Group comments with respect to the Sunningdale Court Environmental Impact Statement (600 Sunningdale Road West) appended to the 6th Report of the Environmental and Ecological Planning Advisory Committee (EEPAC) BE FORWARDED to the appropriate Managing Director for dispersal to the appropriate staff member; it being noted that C. Smith, Senior Planner, forwarded the correspondence to the EEPAC; and,

d) clauses 1.1, 2.1, 2.2, 3.1 to 3.5, 5.1 and 6.1, BE RECEIVED.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

5. Deferred Matters/Additional Business

5.1 Deferred Matters List

Moved by: T. Park

Seconded by: M. Cassidy

That the Managing Director, Development and Compliance Services & Chief Building Official and the Managing Director, Planning and City Planner, BE DIRECTED to update the Deferred Matters List to remove any items that have been addressed by the Civic Administration.

Yeas: (5): S. Turner, A. Hopkins, M. Cassidy, J. Helmer, and T. Park

Motion Passed (5 to 0)

6. Adjournment

The meeting adjourned at 6:18 PM

PUBLIC PARTICIPATION MEETING COMMENTS

3.2 PUBLIC PARTICIPATION MEETING – 583 Oxford Street East (Z-8882)

- Arnon Kaplansky, applicant – thanking the Planning Department.

PUBLIC PARTICIPATION MEETING COMMENTS

3.3 PUBLIC PARTICIPATION MEETING – 2096 Wonderland Road North – Request for Demolition

- Laverne Kirkness, Kirkness Planning Consultants, on behalf of the applicant – indicating that Invest Group is a small land development company out of Mississauga; noting that they have not developed anything in London, this is their first go at it; hoping that it will not be their last but they are a little bit frustrated at this point; asking the Planning and Environment Committee to please defer the matter of moving towards designation until their full zoning application is considered; advising that they submitted the zoning application with all the supporting materials; in order to make sure the heritage issue was brought forward, they also put in an application that says on it “Required clearances for demolition permit” and that was only to operate on the principle of full disclosure, that they wanted the demolition issue discussed as part of all of the merits of a zoning application; indicating that it turns out that that got him on a track, a sixty day track that brought him here; noting that they do not want to be here, they think it is premature; advising that the other application is an application to permit, to construct or to demolish; pointing out that there are two different applications and the clearance one is one that they put in trying to operate on the principle of full disclosure; reiterating that that got them on the sixty day track to get them here today that forces the Planning and Environment Committee to make a decision about demolition and moving to designate; stating that he does not know if the Planning and Environment Committee can get out of the sixty day thing; if you consider that they did make an application, even the Planning report says they made an application; believing that, apparently, these two application forms are really one; finding it very confusing; Invest Group is, of course, out of town and they hired him because they figured he knew what he was doing and he has to submit that maybe he did not know what he was doing because he thought they were two separate application forms; indicating that he never would have put in the clearance application form had he known that they would be on this sixty day track; the second problem is that he tried to withdraw the application and the legal advice is that there is no provisions in the *Ontario Heritage Act* for one to withdraw an application; realizing that there is probably a lot of enabling legislation that he is not familiar with that comes from the Province but he does not know of any that sets out requirements to withdraw an application, you just do it, you put an application in and if you do not like it or if it is not going the way you think it should be or if it is the wrong approach, you just withdraw it but he cannot withdraw it, he is committed to this sixty day process to force a decision, to make the Planning and Environment Committee forced into a decision that is premature in their view; if nothing happens out of what he is saying other than getting these applications more clearly defined for the public would really be of help to make it clear; as on the zoning application, it has a couple of pages of introduction and guidance before you get to the content of the form; thinking that these two should have some explanation as they are really one application form and the clearance form is the demolition permit application form, it is not another one that says it is; explaining that is why they are here and they are sad to be here because the system seems to be forcing a decision that is premature because they have not considered everything, that is all the merits of what a rezoning application does; the other point is, why they cannot withdraw the application if they want to, it seems like a denial of natural justice not to be able to do that; advising that Invest Group has taken Mr. K. Gonyou, Heritage Planner’s, advice and the London Advisory Committee on Heritage’s advice very seriously, they have taken back their application for rezoning, the proposed eighteen townhouse units and the demolition, they have taken it back, they are trying to consider an approach where they could keep the heritage farmhouse; asking the Planning and Environment Committee to defer the consideration of heritage designation until they come back with their full application which may very well have the inclusion of the preservation of the farmhouse; indicating that they are at early stages but they are showing very good intent and that is why they asked for the deferral. *(Councillor Turner providing a quick context as to why the demolition application is requested in advance of an application in general; early in their term they had encountered similar circumstances and it became very challenging to concurrently hear a development application and a demolition application or consideration for designation all at the same time; they wanted those treated as separate entities and staff, on their request, have separated those processes so that it is brought forward; perhaps staff might be able to elaborate on that as well.);* Mr. J.M. Fleming, Managing Director, Planning and City Planner, pointing out that there is another piece to that as well, there is

the sixty day time limit that the municipality has when a demolition application is submitted and the clock starts ticking and they are told by their own review of the legislation but also Legals' perspective that there is not an ability to stop that clock by an applicant asking for it to be deferred or any kind of mechanism along those lines so he thinks they were looking for ways to help Mr. L. Kirkness out but at this point they think the clock has begun and Council either has to make a decision whether they want to go forward with designation or not go forward with that at this time.

- *(Councillor T. Park recognizing that they are in the middle of a public participation meeting but thinking it is important to get this question answered before they hear from other people; recognizing the information that they have heard from Mr. Kirkness and Mr. J.M. Fleming, Managing Director, Planning and City Planner, she is really confused about the recommendation that they have before them, it talks about designating but no contemplation about whether to approve or deny a demolition request so if she could hear a bit more about that, it might put some more minds at ease.);* Mr. K. Gonyou, Heritage Planner, responding that the purpose of the notice of intent to designate is to prohibit the demolition of the building on the property; *(Councillor Turner asking for a bit of an expansion on that, asking Mr. G. Barrett, Manager, Long Range Planning and Research, to explain from the conversation had at pre-PEC on Friday morning.);* Mr. G. Barrett, Manager, Long Range Planning and Research, responding that what the Planning and Environment Committee has in front of them is an application to demolish and in the consideration of that application, as a listed property, the time that the Committee has in order to make a decision is to allow the Committee to determine whether or not the property is worthy of designation; the recommendation that the Committee has in front of them this evening is that the property has been recommended to you by staff as being worthy of designation; the effect that that has, as Councillor Turner said, is that then means that the demolition application does not go forward; the demolition triggers the review, the review said this property is worthy of designation, the next step is to issue a Notice of Intent to Designate and then that has the effect of stopping the demolition; Mr. J.M. Fleming, Managing Director, Planning and City Planner, indicating that if you do not move forward with designation, then the demolition will move forward; Mr. G. Barrett, Manager, Long Range Planning and Research, building on that, that is what Mr. L. Kirkness was alluding to, under the *Act*, if Council fails to make a decision on the demolition within a certain period of time that you are deemed to have consented to the demolition and that is why it has this confusing overlap of processes.
- *(Councillor M. van Holst following the same line of questioning; the sixty day period starts when and ends when.);* Mr. G. Barrett, Manager, Long Range Planning and Research, responding that the sixty day period starts on the receipt of the application together with the information as you may require so it was the date that they received it, so it was the date that they received that information from Mr. Kirkness that included his Heritage Impact Statement so all of the information that Mr. K. Gonyou, Heritage Planner, referred to and relied upon in his initial review and subsequent follow-up was all provided by the applicant, so essentially a complete application was made, all the information that they would need in order to make a decision was provided and that is what started the clock; *(Councillor M. van Holst indicating that he was looking for the last date at which they can make a decision, does a decision have to be made tonight or could it be made a cycle or two from now; he wanted to know that.);* Mr. K. Gonyou, Heritage Planner, responding that the demolition request was received on April 18, 2018 and the sixty day time period expires on June 17, 2018; it is his understanding that the Planning and Environment Committee's report will be received on June 12, 2018 which would comply with the sixty day timeline but not enable the deferral.
- *(Councillor A. Hopkins asking for staff's comment on the opportunity not to be able to withdraw the application, is that because the time has started; asking if staff could further comment to the applicants comments on not being able to withdraw.);* Ms. A. Anderson, Solicitor II, responding that there was a reference to a legal opinion and it is just the function of the way the *Act* works, there are other provisions in the *Act* that set out a process for withdrawing something, for example in section 29, subsection 15, it speaks to withdrawing an objection, you serve notice on the Clerk and the Register and that forms the opinion that, because there is no mechanism to withdraw this time of request and accommodation with the deeming to have permitted the demolition, the advice that they have provided is that it cannot be withdrawn once it has gone and been submitted; otherwise, the sixty days will come and go and there is nothing in the *Act* that could be a fall-back for somehow reopening that process; there is nothing that prohibits the applicant

from reapplying once they have more information or are further down a path of a development concept; that is the advice that was provided.

- *(Councillor J. Helmer pointing out that we are still in the middle of the public participation meeting and they have gotten off a bit.)*
- *(Councillor S. Turner indicating that he is allowing it as questions of a technical nature.)*
- Jennifer Grainger, President, Architectural Conservancy of Ontario (ACO), London Branch – relating to the letter that she sent, ACO is obviously not in favour of demolishing the building, it seems to still be in fairly good condition, it has not been terribly neglected; indicating that it is a beautiful example of a Georgian style farmhouse and it is of some historical importance, the Warner family having settled on the farm in 1819 and presumably they built this house in approximately 1853; expressing that they would be absolutely delighted to hear at ACO that Invest Group could find a way to not demolish it after all and to simply incorporate it into their development and hopefully the house itself could be sold to some family who could continue to use it as a home; indicating that what Mr. L. Kirkness was saying is music to their ears and that is exactly what they would hope for.
- Janet Hunten, 253 Huron Street – expressing support for the value of the house and its situation of being surrounded by suburbs so it is a reminder of the agricultural past of that area.

PUBLIC PARTICIPATION MEETING COMMENTS

3.4 PUBLIC PARTICIPATION MEETING – 1055-1075 Fanshawe Park Road West (Z-8903)

- Casey Kulchycki, Zelinka Priamo Ltd. – expressing agreement with the staff recommendation.

PUBLIC PARTICIPATION MEETING COMMENTS

3.5 PUBLIC PARTICIPATION MEETING – 3234, 3263 and 3274 Wonderland Road South (OZ-8590)

- Richard Zelinka, Zelinka Priamo Ltd. – asking the Planning and Environment Committee's indulgence to allow him to speak beyond the normal five minute allotment, this is a file that has been on the books for two and a half years; advising that a lot has happened in that time and the current recommendation from staff is totally different from what they would have expected given everything that has happened; reiterating that, if the Committee would not mind, he is asking them to allow him to speak a little longer than normal; (*Councillor S. Turner asking Mr. Zelinka how long he requires.*); Mr. R. Zelinka, Zelinka Priamo Ltd., responding ten minutes; (*Councillor S. Turner looking to the Committee to see if they grant the extension; noting that the extension is granted.*); asking the Chair to remind him after five minutes so that he makes sure he is moving along at a clip; appreciating that; indicating that this recommendation was very perplexing to them; this Committee and Council colleagues are very aware, because of staff reports to them over the two and a half years that these lands that are before you today are the preferred location for commercial use from a land use planning standpoint, from an urban design standpoint, from a market standpoint, from a customer convenience standpoint, from the vision of development in this corridor standpoint and it is in the public interest; Council and this Committee have received Planning staff recommendations where they have given their professional opinion to Council that the most desirable lands are the contiguous lands, the ones that are Regional Commercial Node that was previously designated in the Official Plan that is developed now and that contiguous development is the most desirable and preventing that type of thing is bad planning, the Committee has been told that; the Planning and Environment Committee has also heard the planning staff's professional opinion to Council that it is bad planning to maintain the current situation that is preventing those lands from developing for commercial purposes, that is forcing leap frog development, that is ensuring that there is no continuous commercial that is available to the public in this area that is forcing unnecessary movement within the area that is contrary to the vision for this area; stating that the Committee has also heard from planning staff, based on two independent Market Analysts that the City hired; advising that they have come forward with their own Urban Metrics Market Analysis that justifies the commercial on these lands but the Committee has had two additional independent Market Analysts providing their opinion that it would have no adverse effect on the City's commercial structure; coming to this meeting, they are seeing a recommendation that is totally the opposite, it is saying that the things that they told the Committee were bad planning before, it is good planning now, to refuse this, to prevent commercial development within these lands, all those things that they told the Committee before, they do not believe that any more because Council has told them that it does not want to delete the commercial cap from the policies within the area; that is a big difference because Council has not seen this application; Council saw an application from the City of London to delete the entire commercial cap; noting that this application does not request the deletion of the commercial cap, it seeks only an Official Plan Amendment, a site specific Official Plan Amendment that will allow what staff told the Committee was not desirable, will allow commercial development in this spot that, since the early SWAP days, since the first recommendations from staff to Council about what SWAP should have, these were the lands that should go commercial; appreciating that staff was put into an awkward position, they took a recommendation to Council and it was turned down by Council but the recommendation that is before the Committee today is based on pre-judging what Council would do on an individual application; stating that Council did not deal with an individual application, there was the fear of Pandora's box being opened if there were no cap but this is a measured, justified, logical approach to lands that have been identified as being positive for this; having been put into that awkward situation, staff had to come up with a reason for turning this down, the first reason was based on Council's decision not to delete the commercial cap; reiterating that this is not about that at all, this is about increasing it on this site and whether it is done by a Section 10 Site Specific or whether it is done by a site specific modification to the existing cap that is in place, it does not matter, there could have been an approach to that that would have been technically the right way to go; indicating that if it was bad planning to have commercial on these lands, staff would have told you that at the outset of the process, they did not need two and a half years of studying the implications of commercial on the lands if it was bad; what they have now is a situation

where things that are not really major issues are being made into major issues; speaking about natural heritage, they agree with staff that the environmental studies that have gone on there have identified that there is an amphibian breeding area in that westerly part, the western most part of the westerly site; it does not affect the easterly site at all and it only affects the westerly part of the westerly site; expressing agreement with that; advising that when he was a kid this would have been called a froggy pond; agreeing with staff that froggy ponds can be moved; noting that they have not come up with an agreement as to where it can be moved, where it is best to be relocated but you do not stop a major development like this because there is a froggy pond that can be moved, it is a solvable issue, it is a solvable matter and they can work with staff on that; advising that staff has already offered two options as to how it might be done and there are other options that they would like to explore with staff that can probably even be resolved before the Ontario Municipal Board hearing; referring to the Urban Design aspect, again, this is not a site plan approval matter, they did ask for relief from the design policies because if you look at the way the development has occurred, and is shown on the overlay presented at the Committee meeting, the development that has occurred on the lands to the north, in the pattern that has occurred ensures that all the fronts of the buildings face onto the sidewalk, all the activity areas are animating the sidewalk, the public realm because everything is happening right up front; the policies that the City has been trying to enforce do not do that, there is a lot of dead space and as you can see from the York development site to the south, there is a huge sea of parking in front of the Lowe's as a result of the approach being taken; stating that if staff do not wish to change, they can just say that they are not changing the policy, that is all; indicating that you do not turn down commercial development because the site concept that was provided was not good enough to meet your site plan approval; indicating that they are only asking for the zoning that is effectively the same as York has approved to the south; advising that both the natural heritage and urban design issues are solvable issues and staff knows that, they know that and the Committee should be advised of that as well; rather than asking you, as Committee, to predict the results of Council's deliberation on the site specific we are asking you to, as a Committee, commend what Council should do in this situation; not predict what they will do but what they should do based on all of the advice that the Committee has heard from planning staff over the years but certainly over the last year; advising that he has prepared a recommendation which is a reworking of the recommendation, this is what he is asking this Committee to recommend to Council; advising that the first part is the same as the staff recommendation, but the second part; reading his proposed recommendation; advising that the reasons are all reasons from the staff reports previously, they are all things that the planning staff have told the Committee about this; the second part is; reading his proposed recommendation; added in with a holding provision on the westerly part of the westerly site affected by the amphibian breeding pond; reading the reasons; asking the Planning and Environment Committee to endorse these recommendations to Council. (See attached proposed recommendation.)

- Patrick Duffy, Stikeman Elliott, on behalf of York Developments and North American Development Group – indicating that he submitted a communication on behalf of his clients; advising that their interest is with the properties that York Developments owns, are the ones that were referred to on the west side of Wonderland Road, south of these lands; being 3405 Wonderland Road South and 1789 Wharnclyffe Road South; indicating that the comments that they would like to make are those that are reflected in their letter and that concerns the commercial cap for the Enterprise Corridor; expressing support for the staff report and the recommendation that has been made and they are also a party to the Municipal Board proceeding that will be going ahead in August, 2018; stating that the purpose of the cap, which has been reinforced by this Council in its decision in March, is to ensure that there is orderly development across the Corridor and to spread that development throughout the Corridor; having reaffirmed its commitment to the cap very recently it would be illogical in their view to allow ad-hoc applications like this one that would then effectively chip away at and eventually erode and disintegrate that cap and serve no purpose going forward; with respect to contiguous development, these were arguments that have been made previously before the Ontario Municipal Board and it rejected the concept that the purpose of the cap was to promote contiguous development; indicating that the purpose of the cap is actually to do the opposite, which is to promote development in a mixed use kind throughout that corridor and allowing too much commercial to be developed would defeat that purpose and would ultimately be contrary to the vision that is enunciated within the South West Area Plan; expressing support for that view; expressing support for the view articulated by staff in their report and they would

ask you to accept staff's recommendation; as you will know from their letter, it is their intent to be a vigorous party as part of the Municipal Board proceeding as well.

That the following actions be taken with respect to the application of Southside Group relating to the properties located at 3234, 3263, & 3274 Wonderland Road South:

- (a) Municipal Council **BE ADVISED** that this Official Plan and Zoning By-law amendment application (OZ-8590) has been appealed to the Ontario Municipal Board by Analee J. M. Ferreira of Ferreira Law on behalf of the applicant on the basis of non-decision by Council within 180 days;
- (b) The Ontario Municipal Board **BE ADVISED** that Municipal Council **RECOMMENDS** that the request to amend the Official Plan to **ADD** a Specific Area Policy in Chapter 10 to permit an additional 18,700 m² of commercial floor area with the Wonderland Road Community Enterprise Corridor land use designation **BE APPROVED** for the following reasons:
 - i. It is consistent with the Provincial Policy Statement (2014),
 - ii. It conforms to the vision and intent of the Southwest Area Secondary Plan,
 - iii. It will facilitate contiguous development along Wonderland Road South that meets the intent of the Wonderland Road Community Enterprise Corridor designation,
 - iv. It will help ensure that the Wonderland Road Community Enterprise Corridor policies are achieving their intended effect of allowing a fair, equitable, and reasonable distribution of commercial floor area.
- (c) The Ontario Municipal Board **BE ADVISED** that Municipal Council **RECOMMENDS** that the request to amend Zoning By-law Z.-1 **FROM** an Environmental Review (ER) Zone, an Urban Reserve (UR1) Zone, an Urban Reserve (UR4) Zone, and a Holding Light Industrial (h-17-LI1-LI7) Zone **TO** an Associated Shopping Area Commercial (ASA1-ASA3-ASA4-ASA5-ASA8) Zone, with a holding provision placed on the westerly part of the westerly site affected by the amphibian breeding pond, for the following reasons:
 - i. The amendment is consistent with the Provincial Policy Statement,
 - ii. The amendment conforms to the Official Plan and the Southwest Area Secondary Plan, as amended above, for the Wonderland Road Community Enterprise Corridor designation,
 - iii. The amendment allows for mitigation of natural heritage issues, and
 - iv. The amendment represents good planning.

LEASE AMENDING AGREEMENT

This Agreement is dated this 03rd day of April 2018 and is made

B E T W E E N

**THE COURT HOUSE BLOCK
INC.,
(the "Landlord")**

OF THE FIRST PART

- and -

**THE CORPORATION OF THE CITY OF
LONDON
(the "Tenant")**

OF THE SECOND PART

WHEREAS:

- A. The Corporation Of The City of London entered into an agreement dated the 2nd day of March 2010, with The Court House Block Inc.(the "Lease") with respect to certain premises located in the building with the municipal address of 220 Dundas Street, London, Ontario as set out in the Lease, (the "Leased Premises");
- B. The Corporation Of The City of London, the Tenant and The Court House Block In., the Landlord, thereafter entered into an agreement dated the 1st day of December, 2011, the Lease Amending Agreement, whereby the term of the said Lease was extended, the First Lease Extension, for a period of two (2) years with an expiry date of April 30, 2014;
- C. The Corporation Of The City of London, the Tenant and The Court House Block In., the Landlord, thereafter entered into an agreement dated the 1st day of November, 2013, the Lease Amending Agreement, whereby the term of the said Lease was extended, the Second Lease Extension, for a period of two (2) years with an expiry date of April 30, 2016;
- D. The Corporation Of The City of London, the Tenant and The Court House Block In., the Landlord, thereafter entered into an agreement dated the 11th day of September, 2015, the Lease Amending Agreement, whereby the term of the said Lease was extended, the Third Lease Extension, for a period of Two (2) years with an expiry date of April 30, 2018;
- E. The Corporation Of The City of London, the Tenant and The Court House Block In., the Landlord, thereafter entered into an agreement dated the 02nd day of June 2017, the Lease Amending Agreement, whereby the term of the said Lease was extended, the Fourth Lease Extension, for a period of One (1) year with an expiry date of April 30, 2019;
- F. The parties have agreed to amend the Lease upon the terms set out herein.

NOW THEREFORE THIS AGREEMENT WITNESSES that in consideration of other good and valuable consideration and the sum of TWO DOLLARS (\$2.00) now paid by each party to the other, the receipt and sufficiency is hereby acknowledged, the parties hereby agree as follows:

- 1. The recitals set out herein are true in substance and in fact.
- 2. The Lease is hereby amended as follows:
 - (a) **TERM:** The lease is amended by inserting the words, "The term of the Lease is extended for an additional period of FIVE (5) years commencing on the 1st day of May 2019, and expiring on the 30th day of April 2024.

(b) **BASE RENT:** The Lease is amended by inserting the words, "The Base Rent during the term of the Lease Extension, shall be calculated based in accordance with the BOMA 1996 rentable square feet of 7,583, "the Premises", based on the following rates:

Years 1 & 2 -	\$ 7.00 per square foot,
Years 3 & 4 -	\$ 7.75 per square foot,
Year 5 -	\$ 8.50 per square foot,

- The parties confirm that in all other respects, the terms, covenants and conditions of the Lease remain unchanged and in full force and effect, except as modified by this Agreement. All capitalized terms and expressions when used in this Agreement, unless a contrary intention is expressed herein, have the same meaning as they have in the Lease.
- This Agreement shall enure to the benefit of and be binding upon the parties hereto, the successors and assigns of the Landlord and the permitted successors and permitted assigns of the Tenant.

This Offer is open for acceptance by the Tenant until 4:00 p.m. on the 15th day of July 2018, after which it will be no force or effect.

IN WITNESS WHEREOF the parties hereto have duly executed this Agreement as of the day and year first above written, by affixing their respective corporate seals under the hands of their proper signing officers duly authorized in that behalf.

THE COURT HOUSE BLOCK INC.,
(Landlord)

Witness: *Angela Dunston*

Per: 
MUKY PUNDAKY, VICE PRESIDENT

THE CORPORATION OF THE CITY OF LONDON
(Tenant)

Per: _____

Name: _____

Title: _____

Per: _____

Name: _____

Title: _____

Bill No. 259
2018

By-law No. A.-_____

A by-law to confirm the proceedings of the Council Meeting held on the 12th day of June, 2018.

The Municipal Council of The Corporation of the City of London enacts as follows:

1. Every decision of the Municipal Council taken at the meeting at which this by-law is passed and every motion and resolution passed at that meeting shall have the same force and effect as if each and every one of them had been the subject matter of a separate by-law duly enacted, except where prior approval of the Ontario Municipal Board is required and where any legal prerequisite to the enactment of a specific by-law has not been satisfied.
2. The Mayor and the proper civic employees of the City of London are hereby authorized and directed to execute and deliver all documents as are required to give effect to the decisions, motions and resolutions taken at the meeting at which this by-law is passed.
3. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 260
2018

By-law No. A.-_____

A by-law to authorize the delegation of authority to the City Manager for certain acts of Council after Nomination Day for the 2018 Municipal Election should the City Clerk declare that the incoming Council will include less than three quarters of the members of the outgoing Council.

WHEREAS Section 275 of the *Municipal Act, 2001*, S.O. 2001, c. 25., as amended (the "*Municipal Act*"), provides for restricted acts of Council of a local municipality after Nomination Day or after Voting Day during an election for a new Council upon the City Clerk declaring that the incoming Council will include less than three quarters of the members of the outgoing Council;

AND WHEREAS Section 275(3) of the *Municipal Act, 2001*, S.O. 2001, c. 25 restricts Council's ability to act on the following matters, subject to certain exceptions as provided for in Section 275(4) of the *Municipal Act, 2001*, S.O. 2001, c. 25 and emergencies as provided for in Section 274(4.1) of the *Municipal Act, 2001*, S.O. 2001, c. 25:

- 1) the appointment or removal from office of any officer of the municipality;
- 2) the hiring or dismissal of any employee of the municipality;
- 3) the disposition of any real or personal property of the municipality which has a value exceeding \$50,000, at the time of disposal; and,
- 4) making any expenditure or incurring any other liability which exceeds \$50,000;

AND WHEREAS Section 275(6) of the *Municipal Act, 2001*, S.O. 2001, c. 25 provides that notwithstanding the restricted acts of Council, a delegation of authority with respect to those acts may be made in advance of Nomination Day;

AND WHEREAS Section 23.1 of the *Municipal Act, 2001*, S.O. 2001, c. 25 provides that, subject to the limitations found in Sections 23.2 and 23.3 of the *Municipal Act, 2001*, S.O. 2001, c. 25, the municipality may delegate its authority;

AND WHEREAS Municipal Council delegates any authority pursuant to this by-law in accordance with Schedule "G" of By-law A.-6151-17 "Council Policy By-law", as amended from time to time;

AND WHEREAS Municipal Council deems it expedient to delegate authority to the City Manager of The Corporation of the City of London for certain acts of Council after Nomination Day or after Voting Day for the 2018 Municipal Election in the event the City Clerk declares that the incoming Council will include less than three quarters of the members of the outgoing Council, and until such time as the incoming Council takes office;

NOW THEREFORE the Council of The Corporation of the City of London enacts as follows:

PART 1 – SHORT TITLE

1.1 This by-law may be also referred to as the Restricted Acts of Council 2018 By-law.

PART 2 – DEFINITIONS

2.1 In this by-law:

"City" means The Corporation of the City of London;

"City Manager" means the City Manager for the City;

"Council" means the Municipal Council of the City;

"Municipality" means the City;

PART 3 - THE APPOINTMENT OR REMOVAL OF ANY OFFICER OF THE MUNICIPALITY

3.1 Council hereby delegates its authority to appoint a Fire Chief to the City Manager.

PART 4 - THE DISPOSITION OF ANY REAL OR PERSONAL PROPERTY OF THE MUNICIPALITY WHICH HAS A VALUE EXCEEDING \$50,000 AT THE TIME OF DISPOSITION

4.1 Those actions identified in:

- a) Schedule A – Sale and Disposition of Land Policy, to Council Policy By-law No. A.-6151-17; or
- b) Schedule C – Procurement of Goods and Services Policy, to Council Policy By-law No. A.-6151-17;

that would otherwise be performed by Council, shall be delegated to the City Manager in those cases where the timely disposition of real or personal property which has a value exceeding \$50,000 at the time of disposition, is adjudged by the City Manager to be necessary or advantageous.

4.2 The City Manager shall be authorized to approve the execution of any agreements or other documents required to give effect to any disposition identified under the authority delegated in Part 4.1, above, and to authorize the Mayor and City Clerk to execute any agreements to effect same, in consultation with the City Solicitor’s Office, where approval of Council would otherwise be required.

4.3 Without limiting the generality of the foregoing, the City Manager shall be authorized to approve the execution of the agreements listed in Schedule 1 to this By-law, where, in the absence of this By-law, approval would be required by Council.

PART - 5 MAKING ANY EXPENDITURE OR INCURRING ANY OTHER LIABILITY WHICH EXCEEDS \$50,000

5.1 Those actions identified in:

- a) Schedule C – Procurement of Goods and Services Policy, to Council Policy By-law No. A.-6151-17; or
- b) By-law No. CPOL.-188-440 being “A by-law to revoke and repeal Council policy related to Real Property Acquisition Policy and replace it with a new Council policy entitled Real Property Acquisition Policy;” or
- c) By-law No. A-1, as amended, being “A by-law for the Execution of Certain Documents,” that would otherwise be performed by Council, shall be delegated to the City Manager, if:
 - i) an expenditure is being made or any other liability is being incurred which exceeds \$50,000 and was not included in the most recent budget adopted by Council prior to Nomination Day; or,
 - ii) an expenditure or liability which exceeds \$50,000 is included in the most recent budget adopted by Council and is required to exceed the budgeted amount.

5.2 The City Manager shall be authorized to approve the execution of any agreements or other documents required to give effect to any expenditure or liability incurred under the authority delegated in part 5.1 or 5.3, and to authorize the Mayor and City Clerk to execute any agreements to effect same, in consultation with the City Solicitor’s Office, where approval of Council would otherwise be required.

5.3 Without limiting the generality of the foregoing, the City Manager shall be authorized to approve the execution of the agreements listed in Schedule 2 to this Bb-law, where, in the absence of this by-law, approval would be required by Council, as well as any property acquisition when the timely acquisition of real or personal property is adjudged by the City Manager to be necessary or advantageous.

PART 6 - REPORTING

6.1 The City Manager shall provide a report to Council in the first quarter of 2019 identifying all delegated actions that were taken in accordance with this by-law.

PART 7 - GENERAL

7.1 If any provision or part of this by-law is declared by any court or tribunal of competent jurisdiction to be illegal or inoperative, in whole or in part, or inoperative in particular

circumstances, the balance of the by-law, or its application in other circumstances, shall not be affected and shall continue to be in full force and effect.

7.2 To the extent that any provision of this by-law conflicts with any provision of any
other City by-law, this by-law shall apply.

PART 8 - EFFECTIVE DATE

- 8.1 This by-law shall immediately come into force and effect if:
- (a) after Nomination Day on July 27, 2018, but before Voting Day on October 22, 2018 the City Clerk determines, based on the nominations to the new council that have been certified and any acclamations made to the new council, that the new council will include less than three quarters of the members of the outgoing council, in accordance with subsection 275(2)(a) of the *Municipal Act, 2001*, S.O. 2001, c. 25; or,
 - (b) as soon as practicable following the election on October 22, 2018, the City Clerk determines that based on the declaration of the results of the election including declarations of election by acclamation, that the new council will include less than three quarters of the members of the outgoing council, in accordance with subsection 275(2)(b) of the *Municipal Act, 2001*, S.O. 2001, c. 25.
- 8.2 This by-law shall cease to be in force and effect on December 1, 2018.
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

**Schedule 1
Restricted Acts of Council 2018 By-law**

**THE DISPOSITION OF ANY REAL OR PERSONAL PROPERTY OF THE MUNICIPALITY
WHICH HAS A VALUE EXCEEDING \$50,000 AT THE TIME OF DISPOSITION**

Service Area	Projects	Description/ Details
Finance	Disposals of land > \$100,000	Including but not limited to industrial land sales, and BRT
Finance	Transfer of Assets to HDC	
Finance	Western Fair property agreement	Currently undergoing negotiations
Finance	Transfer Payment Agreements for funding to the City (Federal or Provincial)	Agreements similar to agreement from AMO re: "Mainstreet funding"
Finance	Promissory note for London Public Library	Share of the cost of SW Recreation Centre
Planning	Sale of Old Victoria Hospital Lands to Medallion Corporation	Sale has been approved with conditions, some of which are related to processes beyond control; may need to extend period of conditions

Schedule 2

Restricted Acts of Council 2018 By-law

MAKING ANY EXPENDITURE OR INCURRING ANY OTHER LIABILITY WHICH EXCEEDS \$50,000

Service Area	Projects	Description/ Details
Dearness	ADP Review	Service review of the Adult Day Program to be complete in Fall of 2018. The Dearness Home Adult Day Program review will include the completion of an environmental scan to better understand the programs value to citizens, and evaluate options including but not limited to opportunities for partnerships, cost containment, service level changes, outsourcing, alternative revenues, etc. It will include input from stakeholders including but limited to service recipients, families, LHIN, MOLTCH, and other community agencies that support seniors.
Dearness	Achieve	Physiotherapy and Occupational Therapy contracted services expiring on Jan 31, 2019 and there are no options for renewal so would need to do an RFP to select a vendor to provide these services.
Dearness	Dearness Home Adult Day Program & Wellness Centre Central Intake	<p>Accountability Agreements with Central Intake for the overall goal of being a one-sector experience for the clients. The Lead Agency works with the CSS (Community Support Sector) Agencies to coordinate CSS & interfaces with LHIN (CCAC) as needed. It is necessary for each partner agency to complete and sign a service agreement, a data sharing agreement & a Network Agreement. These agreements will allow us to share information back.</p> <ul style="list-style-type: none"> • The Service Agreement (or Central Intake Agreement) is between each organization and Cheshire as the Lead Agency to provide Central Intake Services on our behalf. • The Data Sharing Agreement (DSA) is between each organization and ONE Care as the IT provider. Still awaiting information on the Network Agreement. Deadlines were January 26, 2018 but not all information is active yet from the LHIN. Forecasting that these agreements will need to be in place by 2018.
Social Services	Sanctuary city/Access to Services Without Fear initiative	<p>Timeline: June – December 2018 Council resolutions: February 2, 2017 and March 28, 2018 Estimated expenditure of \$50,000 to \$100,000 in 2018</p>

Social Services	Implementation of Community Mental Health and Addiction Strategy	
Social Services	Ontario Works - Employment - Purchase of Services Agreements	RFP – Award contract
Housing	Social Housing Building inventory - RFP - Award vendor - building condition assessments	RFP – Award contract
Housing	Ontario Renovates – Home Repair Report - Agreement	It is a delegation (approval of an agreement and delegation authority to execute the agreement) related to Ontario Renovates – Home Repair.
Neighbourhood, Children & Fire Services	Tender / RFP / Single Source (still in preliminary stage) Voice Logger System	Potential of irregular bid Potential for single source to maintain consistency with Police and with existing equipment
Neighbourhood, Children & Fire Services	Indigenous-Led Family Centre	The purchase of land to build a licensed Indigenous-Led child care and family centre.
Neighbourhood, Children & Fire Services	Indigenous-Led Family Centre	The City will be soliciting a proponent through a Request for Proposal for the design, construct and operation of a licensed Indigenous led Child Care and Family Centre.
Neighbourhood, Children & Fire Services	Online Portal and Data Management Tool	The City will be soliciting a proponent through a Request for Proposal to develop an online portal and data management tool that will streamline internal process, decrease duplication for service providers, support annual planning required by the Province, and allow the Corporation to report efficiently and accurately to the Province. In addition this portal will streamline supports and service for families such as child care applications and fee subsidy requests.

Neighbourhood, Children & Fire Services	Community Homeless Prevention Initiative Purchase of Service Agreements - Centralized Services/Programs	Approval to enter into Community Homeless Prevention Initiative Purchase of Service Agreements to operate centralized intake to homeless programs and centralized housing finding services
Neighbourhood, Children & Fire Services	Community Homeless Prevention Initiative Purchase of Service Agreements - Managed Alcohol Program	Approval to enter into Community Homeless Prevention Initiative Purchase of Service Agreements to operate a Managed Alcohol Program
Finance	Museum London Foundation Trust Agreement	
Environmental & Engineering Services	Procurement	Contracts over \$3 million and consultants over \$100,000; irregular bids in approved budgets, program spending where the overall program budget is approved but specific locations, pieces of equipment, etc., are typically approved through CWC throughout the year, contracts where the low bid exceeds budget but staff are recommending award and have a source of financing
Environmental & Engineering Services	Budget Amendments	Result of budget submissions pre-dating the EA for the projects or projects changing due to growth and development ie. Dingman and Colonel Talbot Pumping Stations, servicing and transportation improvements for the IKEA/Costco development, increasing requirements or changes in timing for infrastructure to service industrial growth on Wilton Grove Road
Environmental & Engineering Services	New policies and guidelines	Complete Streets, Speed cameras, Implementation plans for provincial legislative changes
Environmental & Engineering Services	New property acquisitions	
Environmental & Engineering Services	Agreements	Western BRT, Waste to Resources, Water Innovation Partnerships, Transfer Payments with the Provincial and Federal governments, Agreements with other utilities to advance coordinated works
Planning	Brownfield Incentive Program CIP	Applicants request specific incentives, based on the potential incentives identified in the program. Applicants submit a business case along with their application and Council has to approve the grants and loans.

Planning	Standardized CIP Exceptions	The program does not allow for retroactive applications for incentives relating to work that has already been done.
Planning	Kilally Sport Fields	Awarding consultant contract
Planning	Foxfield District Park	Awarding consultant contract
Planning	SOHO Civic Space	Awarding consultant contract
Planning	Lorne Avenue Park	Awarding consultant contract
Planning	Meadowlily CMP Phase 2	Awarding consultant contract
Planning	UTRCA Contract Renewal	Management of London's Environmentally Significant Areas, expires December 31, 2018
Planning	4 party agreement	Agreement with LHSC, St. Joseph's Hospital, ReForest London and Thames Talbot Land Trust to cover easement rights over their lands for the City, replaces current agreement. A source of financing will be required which covers the City's share of capital costs and operational costs from the agreement
Planning	TVP North branch Construction	OMCC Transfer Payment for 2017 OMCC funding. SoF included specific to that project

Bill No. 261
2018

By-law No. A.-_____

A by-law to establish the Economic Development Reserve Fund and to repeal and replace By-law A.-6514-123 being "A by-law to establish the Economic Development Reserve Fund."

WHEREAS section 9 of the *Municipal Act, 2001*, as amended, provides that a municipality has all of the rights, powers and privileges of a natural person;

AND WHEREAS subsection 10(1) of the *Municipal Act, 2001*, as amended, provides that a municipality may provide any service or thing that the municipality considers necessary or desirable for the public;

AND WHEREAS subsection 10(2) of the *Municipal Act, 2001*, as amended, provides that a municipality may pass by-laws respecting the financial management of the municipality (paragraph 3) and services or things that the municipality is authorized to provide under subsection 10(1) (paragraph 7);

AND WHEREAS Section 417 of the *Municipal Act, 2001*, as amended, provides that a municipality may establish a reserve fund for any purpose for which it has authority to spend funds;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. A reserve fund is hereby established to be known as the "Economic Development Reserve Fund" (hereinafter called the "Fund").
2. The monies standing in the Fund shall be used by The Corporation of the City of London (the "Corporation") to fund initiatives/projects that support economic development, including but not limited to creation of long-term employment, within the City of London as well as Municipal Council's approved Strategic Plan as follows:
 - a. One-time initiatives/projects; or
 - b. Initiatives/projects that require a temporary source of financing not to exceed four years. Should Municipal Council choose to deliver an initiative/project on a permanent basis, transition plans must identify permanent sources of financing to commence no later than the fifth year.
3. Before any monies are expended from the Fund for the purposes outlined in section 2a and 2b of this by-law, the approval of the Municipal Council shall be given to the making of the drawdown from the Fund in a given year.
4. Contributions to the Fund shall be deposited by the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, or designate.
5. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate may invest the monies standing in the Fund in such securities as are permitted under subsection 418(1) of the *Municipal Act, 2001*, as amended, and in so doing, may consolidate the monies standing in the Fund with other funds that the Corporation may hold from time to time provided that any earnings derived from the monies standing in the Fund shall accrue to and form part of the Fund.
6. Notwithstanding that provision may not be made by the Municipal Council in the estimates of the current or any subsequent year for contributions to the Fund, it shall continue and be maintained, and the Municipal Council shall always be taken as considering the Fund as necessary so long as this by-law continues in force.
7. By-law A.-6514-123 being "A by-law to establish the Economic Development Reserve Fund," passed by Municipal Council on April 19, 2010 is hereby repealed.

8. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 262
2018

By-law No. A.-_____

A by-law to establish the London Convention Centre Reserve Fund and to repeal and replace By-law A-5077-149 being "A by-law to establish a reserve fund for a Convention Facility."

WHEREAS section 9 of the *Municipal Act, 2001*, as amended, provides that a municipality has all of the rights, powers and privileges of a natural person;

AND WHEREAS subsection 10(1) of the *Municipal Act, 2001*, as amended, provides that a municipality may provide any service or thing that the municipality considers necessary or desirable for the public;

AND WHEREAS subsection 10(2) of the *Municipal Act, 2001*, as amended, provides that a municipality may pass by-laws respecting the financial management of the municipality (paragraph 3) and services or things that the municipality is authorized to provide under subsection 10(1) (paragraph 7);

AND WHEREAS Section 417 of the *Municipal Act, 2001*, as amended, provides that a municipality may establish a reserve fund for any purpose for which it has authority to spend funds;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. A reserve fund is hereby established to be known as the "London Convention Centre (LCC) Reserve Fund" (hereinafter called the "Fund").
2. The monies standing in the Fund shall be used by The Corporation of the City of London and the LCC Board of Directors to provide for capital infrastructure costs related to the LCC.
3. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate shall deposit in this Fund the following:
 - a. City funds raised specifically for LCC capital infrastructure costs; and
 - b. Any other funds received or designated for this purpose.
4. Municipal Council is authorized to allocate monies from the Fund that meet the requirements of section 2 of this by-law and for which the LCC Board of Directors have approved.
5. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate may invest the monies standing in the Fund in such securities as are permitted under subsection 418(1) of the *Municipal Act, 2001*, as amended, and in so doing, may consolidate the monies standing in the Fund with other funds that the Corporation may hold from time to time provided that any earnings derived from the monies standing in the Fund shall accrue to and form part of the Fund.
6. Notwithstanding that provision may not be made by the Municipal Council in the estimates of the current or any subsequent year for contributions to the Fund, it shall continue and be maintained, and the Municipal Council shall always be taken as considering the Fund as necessary so long as this by-law continues in force.
7. By-law A-5077-149 being "A by-law to establish a reserve fund for a Convention Facility," passed by Municipal Council on May 2, 1988 is hereby repealed.
8. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 263
2018

By-law No. A.-_____

A by-law to establish the Land Acquisition Reserve Fund and to repeal and replace By-law A.-7518-78 being "A by-law to establish the Land Acquisition Reserve Fund."

WHEREAS section 9 of the *Municipal Act, 2001*, as amended, provides that a municipality has all of the rights, powers and privileges of a natural person;

AND WHEREAS subsection 10(1) of the *Municipal Act, 2001*, as amended, provides that a municipality may provide any service or thing that the municipality considers necessary or desirable for the public;

AND WHEREAS subsection 10(2) of the *Municipal Act, 2001*, as amended, provides that a municipality may pass by-laws respecting the financial management of the municipality (paragraph 3) and services or things that the municipality is authorized to provide under subsection 10(1) (paragraph 7);

AND WHEREAS Section 417 of the *Municipal Act, 2001*, as amended, provides that a municipality may establish a reserve fund for any purpose for which it has authority to spend funds;

AND WHEREAS it is desirable to establish a reserve fund to provide for the acquisition of land and property in advance of projected needs and operating costs associated with maintaining the land and property until the future use of the land and property is determined by Municipal Council;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. A reserve fund is hereby established to be known as the "Land Acquisition Reserve Fund" (hereinafter called the "Fund").
2. The monies standing in the Fund shall be used by The Corporation of the City of London to provide for the following:
 - a. The cost of acquiring land and property in advance of projected need; and
 - b. For the operating costs associated with maintaining the land and property until the future use of the land and property is determined by Municipal Council.
3. Before any monies are expended from the Fund for the purposes outlined in section 2a of this by-law, authorization shall be acquired as follows:
 - a. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate approval for purchases valued at less than \$100 thousand dollars; and
 - b. Municipal Council approval for purchases valued at \$100 thousand dollars or greater.
4. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate is authorized to expend monies from the Fund for the purposes outlined in section 2b of this by-law.
5. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate shall deposit in this Fund the following:
 - a. City funds raised specifically for land and property acquisitions; and
 - b. Any other funds received or designated for this purpose.
6. The Managing Director, Corporate Services and City Treasurer, Chief Financial Officer or designate may invest the monies standing in the Fund in such securities as are permitted under subsection 418(1) of the *Municipal Act, 2001*, as amended, and in so doing, may consolidate the monies standing in the Fund with other funds that the Corporation may hold from time to time provided that any earnings derived from the monies standing in the Fund shall accrue to and form part of the Fund.

7. Notwithstanding that provision may not be made by the Municipal Council in the estimates of the current or any subsequent year for contributions to the Fund, it shall continue and be maintained, and the Municipal Council shall always be taken as considering the Fund as necessary so long as this by-law continues in force.

8. By-law A.-7518-78 being "A by-law to establish the Land Acquisition Reserve Fund," passed by Municipal Council on March 2, 2017 is hereby repealed.

9. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 264
2018

By-law No. A.-_____

A by-law to authorize and approve Agreement of Purchase and Sale between The Corporation of the City of London and Flatout Flooring Inc., for the acquisition of the property legally described as Part of Lot 5, Concession 1, Geographic Township of London, designated as Part 12, Plan 33R-10363, in the City of London, County of Middlesex, and to authorize the Mayor and the City Clerk to execute the Agreement.

WHEREAS section 5(3) of the *Municipal Act, 2001* S.O. 2001, c.25, as amended, provides that a municipal power shall be exercised by by-law;

AND WHEREAS section 9 of the *Municipal Act, 2001* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS it is deemed expedient for The Corporation of the City of London (the "City") to enter into an Agreement of Purchase and Sale with Flatout Flooring Inc. (the "Agreement");

AND WHEREAS it is appropriate to authorize the Mayor and the City Clerk to execute the Agreement on behalf of the City;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The Agreement attached as Schedule "B" to this by-law, being an Agreement of Purchase and Sale between the City and Flatout Flooring Inc. is hereby authorized and approved.
2. The Mayor and the City Clerk are hereby authorized to execute the Agreement authorized and approved under Section 1 of this by-law.
3. This by-law shall come into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading - June 12, 2018
Second Reading - June 12, 2018
Third Reading - June 12, 2018

LOCATION MAP



SCHEDULE "B"
AGREEMENT OF PURCHASE AND SALE

AGREEMENT OF PURCHASE AND SALE

VENDOR: THE CORPORATION OF THE CITY OF LONDON

PURCHASER: FLAT OUT FLOORING INC

REAL PROPERTY:

Address 0 Oxford Street East, London, ON

Location South side of Oxford Street East, between 1795 and 1845 Oxford Street East

Measurements Approximately 161.5' x 727' feet west side; 2.49 acres

Legal Description: Part of Lot 5, Concession 1, Geographic Township of London, designated as Part 12 on Plan 33R-10363, in the City of London, County of Middlesex, as shown on Schedule "A" (the "Property").

a) OFFER TO PURCHASE: The Purchaser agrees to purchase the Property from the Vendor in accordance with the terms and conditions as set out in this Agreement.

b) SALE PRICE: The purchase price shall be Two hundred fifty seven thousand four hundred twenty DOLLARS CDN
\$257,420.00

payable as follows:

c) a deposit of 10% Twenty five thousand seven hundred forty two DOLLARS CDN
\$25,742.00

In cash or cheque on the date hereof as a deposit; and

the balance of the sale price, subject to adjustments, in cash or by cheque on completion of this Agreement.

d) ADJUSTMENTS: Any unearned fire insurance premiums, rents, mortgage interest, realty taxes including local improvements rates and unmetered public or private utility charges and unmetered cost of fuel, as applicable, shall be apportioned and allowed to the day of completion, the day of completion itself to be apportioned to the Purchaser.

e) SCHEDULE(S): The following Schedule(s) form(s) part of this Agreement:

Schedule "A" Description of the Property
Schedule "B" Additional Terms and Conditions

f) IRREVOCABILITY: This Offer shall be irrevocable by the Vendor until considered by Council of the Corporation of the City of London at a meeting to be held no later than June 29, 2018, after which date, if not accepted, this Offer shall be null and void and the deposit shall be returned to the Purchaser in full without interest or deduction.

g) TITLE SEARCH: The Purchaser shall be allowed until 4:30p.m. September 24, 2018, to examine the title to the Property and at its own expense and to satisfy itself that there are no outstanding work orders or deficiency notices affecting the Property, that its present use may be lawfully continued and that the principal building may be insured against risk of fire.

h) COMPLETION DATE: This Agreement shall be completed by no later than 4:30p.m. September 26, 2018. Upon completion, vacant possession of the Property shall be given to the Purchaser unless otherwise provided for in this Agreement.

i) NOTICES: Any notice relating to or provided for in this Agreement shall be in writing.

j) HST: If this transaction is subject to Harmonized Sales Tax (HST) then such HST shall be in addition to and not included in the sale price, and HST shall be collected and remitted in accordance with applicable legislation. If this transaction is not subject to HST, the Vendor agrees to provide, on or before completion, to the Purchaser's solicitor, a certificate in a form satisfactory to the Purchaser's solicitor certifying that the transaction is not subject to HST.

k) FUTURE USE: Vendor and the Purchaser agree that there is no representation or warranty of any kind that the future intended use of the Property by the Purchaser is or will be lawful except as may be specifically provided for in this Agreement.

l) TITLE: Provided that the title to the Property is good and free from all encumbrances, if within the specified times referred to in paragraph g) any valid objection to title or to any outstanding work order or deficiency notice, or to the fact the said present use may not lawfully be continued, or that the principal building may not be insured against risk of fire is made in writing to the Vendor and which Vendor is unable or unwilling to remove, remedy or satisfy and which the Purchaser will not waive, this Agreement notwithstanding any intermediate acts or negotiations in respect of such objections, shall be at an end and any deposit paid shall be returned without interest or deduction and Vendor shall not be liable for any costs or damages. Save as to any valid objection so made by such day and except for any objection going to the root of the title, the Purchaser shall be conclusively deemed to have accepted Vendor's title to the Property.

m) DOCUMENTS AND DISCHARGE: The Purchaser shall not call for the production of any title deed, abstract, survey or other evidence of title to the Property except such as are in the possession or control of Vendor. If requested by the Purchaser, Vendor will deliver any sketch or survey of the Property within Vendor's control to the Purchaser as soon as possible and prior to the Requisition Date. If a discharge of any Charge/Mortgage held by a corporation incorporated pursuant to the Loan Companies Act (Canada), Chartered Bank, Trust Company, Credit Union, Caisse Populaire or Insurance Company and which is not to be assumed by the Purchaser on completion, is not available in registerable form on completion, the Purchaser agrees to accept Vendor's lawyer's personal undertaking to obtain, out of the closing funds, a discharge in registerable form and to register same on title within a reasonable period of time after completion, provided that on or before completion Vendor shall provide to the Purchaser a mortgage statement prepared by the mortgagee setting out the balance required to obtain the discharge, together with a direction executed by Vendor directing payment to the mortgagee of the amount required to obtain the discharge out of the balance due on completion.

- n) **DOCUMENT PREPARATION:** The Transfer/Deed shall, save for the Land Transfer Tax Affidavit, be prepared in registrable form at the expense of the Vendor.
- o) **RESIDENCY:** The Purchaser shall be credited towards the Purchase Price with the amount, if any, necessary for the Purchaser to pay to the Minister of National Revenue to satisfy the Purchaser's liability in respect of tax payable by Vendor under the non-resident provisions of the Income Tax Act by reason of this sale. The Purchaser shall not claim such credit if Vendor delivers on completion the prescribed certificate or a statutory declaration that Vendor is not a non-resident of Canada.
- p) **TIME LIMITS:** Time shall in all respects be of the essence hereof provided that the time for doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing signed by Vendor and the Purchaser or their respective lawyers who are hereby specifically authorized in that regard.
- q) **TENDER:** Any tender of documents or money hereunder may be made upon Vendor or the Purchaser or their respective solicitors on the day set for completion. Money may be tendered by bank draft or cheque by a Chartered Bank, Trust Company, Province of Ontario Savings Office, Credit Union or Caisse Populaire.
- r) **FAMILY LAW ACT:** Vendor warrants that spousal consent is not necessary to this transaction under the provisions of the Family Law Act, R.S.O. 1990 unless Vendor's spouse has executed the consent provided.
- s) **PLANNING ACT:** This Agreement shall be effective to create an interest in the property only if the subdivision control provisions of the Planning Act are complied with.
- t) **CLOSING ARRANGEMENTS:** Where each of the Vendor and Purchaser retain a lawyer to complete the Agreement of Purchase and Sale of the property, and where the transaction will be completed by electronic registration pursuant to Part III of the Land Registration Reform Act, R.S.O., Chapter L4, and any amendments thereto, the Vendor and Purchaser acknowledge and agree that the delivery of documents and the release thereof to the Vendor and Purchaser may, at the lawyer's discretion: (a) not occur contemporaneously with the registration of the Transfer/Deed (and other registrable documentation) and (b) be subject to conditions whereby the lawyer receiving documents and/or money will be required to hold them in trust and not release them except in accordance with the terms of a written agreement between the lawyers.
- u) **AGREEMENT IN WRITING:** This Agreement, including any Schedule attached, shall constitute the entire Agreement between the Purchaser and Vendor. There is no representation, warranty, collateral agreement or condition, which affects this Agreement other than as expressed herein. This Agreement shall be read with all changes of gender or number required by the context.
- v) **SUCCESSORS AND ASSIGNS:** The heirs, executors, administrators, successors and assigns of the undersigned are bound by the terms herein.

The Corporation of the City of London hereby accepts the above Agreement of Purchase and Sale and agrees to carry out the same on the terms and conditions herein contained.

IN WITNESS WHEREOF The Corporation of the City of London agrees to the above Agreement of Purchase and Sale and has hereunto caused to be affixed its Corporate Seal attested by the hands of its proper signing officers pursuant to the authority contained in By-law No. _____ of the Council of The Corporation of the City of London passed the

THE CORPORATION OF THE CITY OF LONDON

Matt Brown, Mayor

Catharine Saunders, City Clerk

GIVEN UNDER MY/OUR HAND AND SEAL, (OR, IN WITNESS WHEREOF THE VENDOR HERETO HAS HEREUNTO CAUSED TO BE AFFIXED ITS CORPORATE SEAL ATTESTED BY THE HANDS OF ITS PROPER SIGNING OFFICERS, as the case may be) this _____ day of _____.

SIGNED, SEALED AND DELIVERED
In the Presence of

Per: FRATON FLOODING INC
Name: THOMAS BATHAN
Title: PRESIDENT / OWNER

I/We Have the Authority to Bind the Corporation

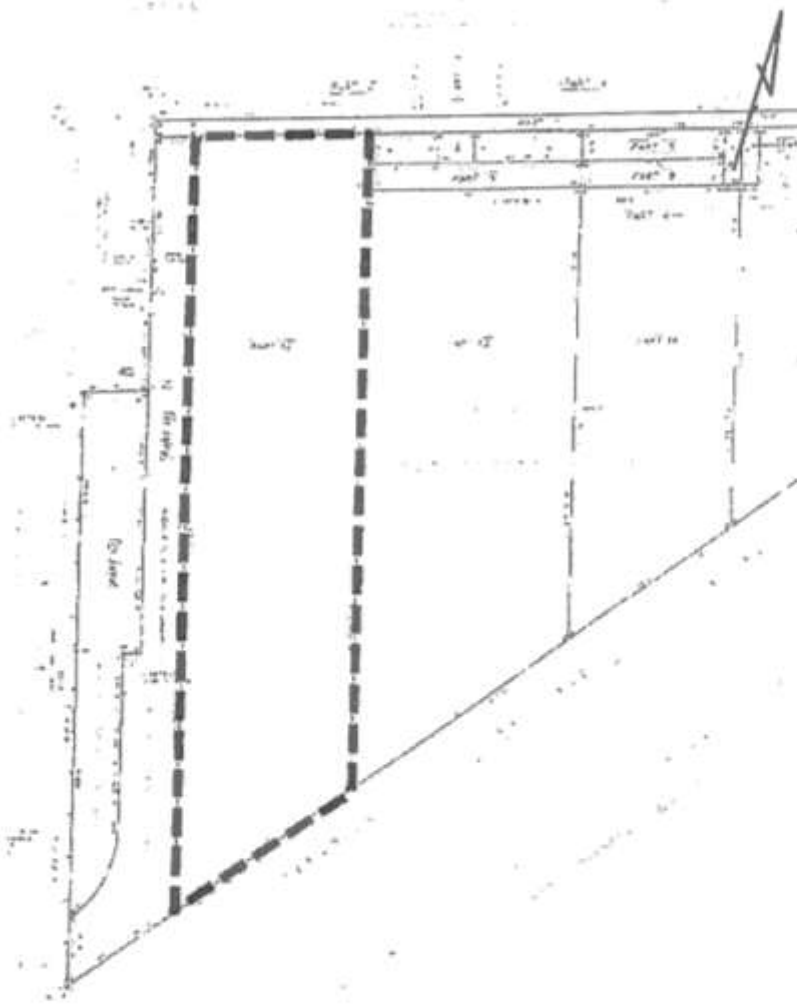


VENDOR'S LAWYER: David G. Mounser, Solicitor, 519-861-2500 Ext. 4708 Fax: 519-861-5530

PURCHASER'S LAWYER: BILL MITCHELL, HARRISON RENSA LTD 519 679 9600



SCHEDULE "A"



FB

SCHEDULE "B"

1. **INSURANCE:** All buildings on the Property and all other things being purchased shall be and remain until completion at the risk of the Vendor. Pending completion, Vendor shall hold all insurance policies, if any, and the proceeds thereof in trust for the parties as their interests may appear and in the event of substantial damage, the Purchaser may either terminate this Agreement and have all monies paid returned without interest or deduction or else take the proceeds of any insurance and complete the purchase. No insurance shall be transferred on completion.
2. **SOIL, GEOTECHNICAL AND ENVIRONMENTAL TESTS:** The Purchaser shall have a period of 60 days from the date of acceptance of this Agreement to satisfy itself in its sole and absolute discretion as to the soil and environmental condition of the Property. The Purchaser may enter on the Property and have soil and environmental tests conducted using qualified agents or servants. The Purchaser agrees that all such tests shall be conducted using reasonable care and that the Property shall be restored to a condition as close as reasonably possible to its condition prior to entry. The Purchaser agrees to indemnify and save harmless the Vendor from and against all claims, demands, costs, including reasonable legal costs, damages, expenses and liabilities whatsoever arising out of its entry on the Property and the conducting of such test.

If the results of the soil tests are not satisfactory to the Purchaser, it shall within the time limited deliver written notice to the effect to the Vendor and the Agreement shall be terminated and the deposit immediately returned to the Purchaser without interest or deduction; failing delivery of written notice, the condition shall be deemed to have been waived. This condition is inserted for the benefit of the Purchaser and may be waived by it at any time during the time limited period.
3. **ENVIRONMENTAL CLAUSE:** The Purchaser acknowledges that the Property is being purchased on an "as is" basis. The Purchaser acknowledges that the Vendor has not made, did not make and shall not be required to provide any representations or warranties of any kind with respect to whether the Property and processes and undertakings performed thereon have been and are in compliance with all applicable environmental laws, regulations and orders and whether the Property is suitable for any specific use including and without limitation to any construction or development. The Purchaser acknowledges and agrees that the Vendor shall not be liable for any damages of loss whatsoever arising out of or pursuant to any claims in respect to the foregoing.
4. **REFERENCE PLAN:** The Purchaser agrees to prepare and deposit on title, on or before closing and at its expense, a reference plan describing the Property, if required.



Bill No. 265
2018

By-law No. A.-_____

A by-law to authorize and approve the Agreement of Purchase and Sale between The Corporation of the City of London and Klaud Czeslawski and Marco Demelo, for 1694 Evangeline Street, in the City of London, and to authorize the Mayor and the City Clerk to execute the Agreement.

WHEREAS section 5(3) of the *Municipal Act, 2001* S.O. 2001, c.25, as amended, provides that a municipal power shall be exercised by by-law;

AND WHEREAS section 9 of the *Municipal Act, 2001* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS it is deemed expedient for The Corporation of the City of London (the "City") to enter into an Agreement of Purchase and Sale with Klaud Czeslawski and Marco Demelo (the "Agreement");

AND WHEREAS it is appropriate to authorize the Mayor and the City Clerk to execute the Agreement on behalf of the City;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The Agreement attached as Schedule "A" to this by-law, being an Agreement of Purchase and Sale between the City and Klaud Czeslawski and Marco Demelo hereby authorized and approved.
2. The Mayor and the City Clerk are hereby authorized to execute the Agreement authorized and approved under Section 1 of this by-law.
3. This by-law shall come into force and effect on the day it is passed.

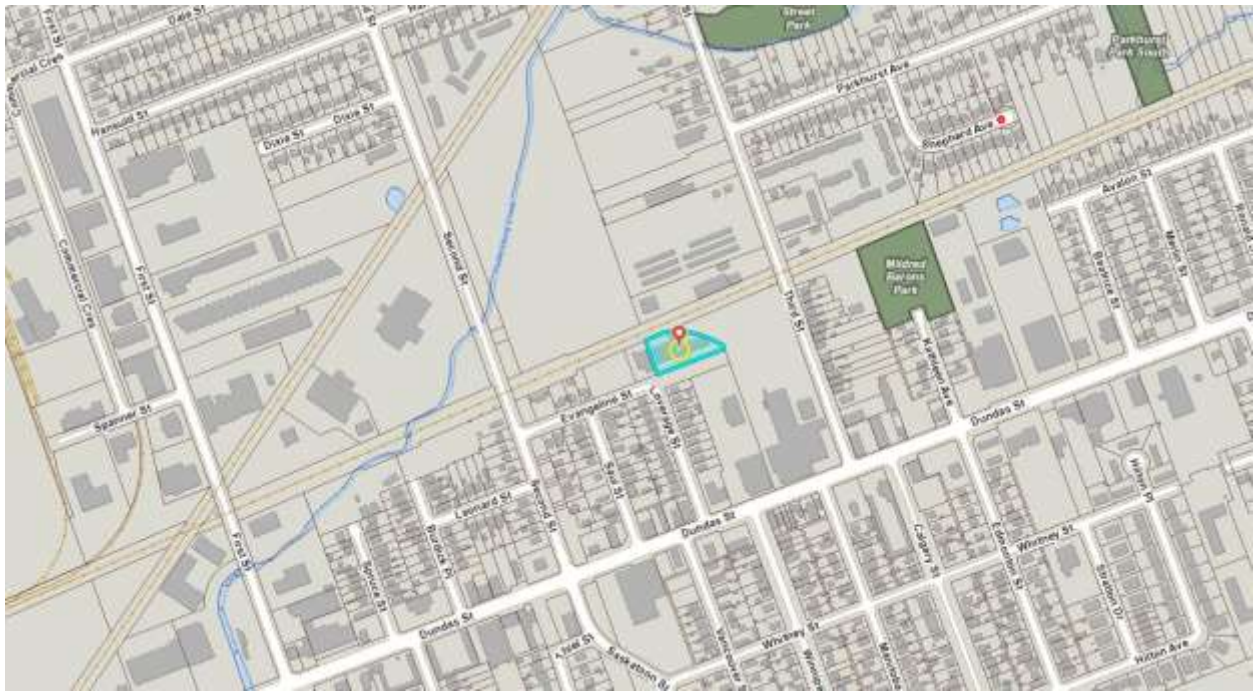
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading - June 12, 2018
Second Reading - June 12, 2018
Third Reading - June 12, 2018

LOCATION MAP



**SCHEDULE "A"
AGREEMENT OF PURCHASE AND SALE**

VENDOR: THE CORPORATION OF THE CITY OF LONDON

PURCHASER: KLAUD CZESLAWSKI & MARCO DE MELO

REAL PROPERTY:

Address 1694 Evangeline Street, London, ON
Location North side of Evangeline Street
Measurements Irregular, 0.671 acres
Legal Description: Part of Lot 17, Registered Plan 19 and Lots 110 and 111, Registered Plan 483, as in 337445, being all of PIN 08108-0097 (LT), City of London, County of Middlesex, Ontario, as shown on Schedule "A" (the "Property").

a) **OFFER TO PURCHASE:** The Purchaser agrees to purchase the Property from the Vendor in accordance with the terms and conditions as set out in this Agreement.

b) **SALE PRICE:** The purchase price shall be One hundred seventy two thousand DOLLARS CDN
\$ 172,000.00

payable as follows:

c) a deposit of 10% Seventeen thousand two hundred DOLLARS CDN
\$ 17,200.00

In cash or cheque on the date hereof as a deposit; and
the balance of the sale price, subject to adjustments, in cash or by cheque on completion of this Agreement.

d) **ADJUSTMENTS:** Any unearned fire insurance premiums, rents, mortgage interest, realty taxes including local improvements rates and unmet public or private utility charges and unmet cost of fuel, as applicable, shall be apportioned and allowed to the day of completion, the day of completion itself to be apportioned to the Purchaser.

e) **SCHEDULE(S):** The following Schedule(s) form(s) part of this Agreement:

Schedule "A" Description of the Property
Schedule "B" Additional Terms and Conditions

f) **IRREVOCABILITY:** This Offer shall be irrevocable by the Vendor until considered by Council of the Corporation of the City of London at a meeting to be held no later than June 29, 2018, after which date, if not accepted, this Offer shall be null and void and the deposit shall be returned to the Purchaser in full without interest or deduction.

g) **TITLE SEARCH:** The Purchaser shall be allowed until 4:30 p.m. September 24, 2018, to examine the title to the Property and at its own expense and to satisfy itself that there are no outstanding work orders or deficiency notices affecting the Property, that its present use may be lawfully continued and that the principal building may be insured against risk of fire.

h) **COMPLETION DATE:** This Agreement shall be completed by no later than 4:30 p.m. September 28, 2018. Upon completion, vacant possession of the Property shall be given to the Purchaser unless otherwise provided for in this Agreement.

i) **NOTICES:** Any notice relating to or provided for in this Agreement shall be in writing.

j) **HST:** If this transaction is subject to Harmonized Sales Tax (HST) then such HST shall be in addition to and not included in the sale price, and HST shall be collected and remitted in accordance with applicable legislation. If this transaction is not subject to HST, the Vendor agrees to provide, on or before completion, to the Purchaser's solicitor, a certificate in a form satisfactory to the Purchaser's solicitor certifying that the transaction is not subject to HST.

k) **FUTURE USE:** Vendor and the Purchaser agree that there is no representation or warranty of any kind that the future intended use of the Property by the Purchaser is or will be lawful except as may be specifically provided for in this Agreement.

l) **TITLE:** Provided that the title to the Property is good and free from all encumbrances. If within the specified times referred to in paragraph g) any valid objection to title or to any outstanding work order or deficiency notice, or to the fact the said present use may not lawfully be continued, or that the principal building may not be insured against risk of fire is made in writing to the Vendor and which Vendor is unable or unwilling to remove, remedy or satisfy and which the Purchaser will not waive, this Agreement notwithstanding any intermediate acts or negotiations in respect of such objections, shall be at an end and any deposit paid shall be returned without interest or deduction and Vendor shall not be liable for any costs or damages. Save as to any valid objection so made by such day and except for any objection going to the root of the title, the Purchaser shall be conclusively deemed to have accepted Vendor's title to the Property.

m) **DOCUMENTS AND DISCHARGE:** The Purchaser shall not call for the production of any title deed, abstract, survey or other evidence of title to the Property except such as are in the possession or control of Vendor. If requested by the Purchaser, Vendor will deliver any sketch or survey of the Property within Vendor's control to the Purchaser as soon as possible and prior to the Requirement Date. If a discharge of any Charge/Mortgage held by a corporation incorporated pursuant to the Loan Companies Act (Canada), Chartered Bank, Trust Company, Credit Union, Caisse Populaire or Insurance Company and which is not to be assumed by the Purchaser on completion, is not available in registrable form on completion, the Purchaser agrees to accept Vendor's lawyer's personal undertaking to obtain, out of the closing funds, a discharge in registrable form and to register same on title within a reasonable period of time after completion, provided that on or before completion Vendor shall provide to the Purchaser a mortgage statement prepared by the mortgagee setting out the balance required to obtain the discharge, together with a direction executed by Vendor directing payment to the mortgagee of the amount required to obtain the discharge out of the balance due on completion.

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KE

- n) **DOCUMENT PREPARATION:** The Transfer/Deed shall, save for the Land Transfer Tax Affidavit, be prepared in registrable form at the expense of the Vendor.
- o) **RESIDENCY:** The Purchaser shall be credited towards the Purchase Price with the amount, if any, necessary for the Purchaser to pay to the Minister of National Revenue to satisfy the Purchaser's liability in respect of tax payable by Vendor under the non-resident provisions of the Income Tax Act by reason of this sale. The Purchaser shall not claim such credit if Vendor delivers on completion the prescribed certificate or a statutory declaration that Vendor is not a non-resident of Canada.
- p) **TIME LIMITS:** Time shall in all respects be of the essence hereof provided that the time for doing or completing of any matter provided for herein may be extended or abridged by an agreement in writing signed by Vendor and the Purchaser or their respective lawyers who are hereby specifically authorized in that regard.
- q) **TENDER:** Any tender of documents or money hereunder may be made upon Vendor or the Purchaser or their respective solicitors on the day set for completion. Money may be tendered by bank draft or cheque by a Chartered Bank, Trust Company, Province of Ontario Savings Office, Credit Union or Caisse Populaire.
- r) **FAMILY LAW ACT:** Vendor warrants that spousal consent is not necessary to this transaction under the provisions of the Family Law Act, R.S.O. 1990 unless Vendor's spouse has executed the consent provided.
- s) **PLANNING ACT:** This Agreement shall be effective to create an interest in the property only if the subdivision control provisions of the Planning Act are complied with.
- t) **CLOSING ARRANGEMENTS:** Where each of the Vendor and Purchaser retain a lawyer to complete the Agreement of Purchase and Sale of the property, and where the transaction will be completed by electronic registration pursuant to Part III of the Land Registration Reform Act, R.S.O., Chapter L4, and any amendments thereto, the Vendor and Purchaser acknowledge and agree that the delivery of documents and the release thereof to the Vendor and Purchaser may, at the lawyer's discretion: (a) not occur contemporaneously with the registration of the Transfer/Deed (and other registrable documentation) and (b) be subject to conditions whereby the lawyer receiving documents and/or money will be required to hold them in trust and not release them except in accordance with the terms of a written agreement between the lawyers.
- u) **AGREEMENT IN WRITING:** This Agreement, including any Schedule attached, shall constitute the entire Agreement between the Purchaser and Vendor. There is no representation, warranty, collateral agreement or condition, which affects this Agreement other than as expressed herein. This Agreement shall be read with all changes of gender or number required by the context.
- v) **SUCCESSORS AND ASSIGNS:** The heirs, executors, administrators, successors and assigns of the undersigned are bound by the terms herein.

The Corporation of the City of London hereby accepts the above Agreement of Purchase and Sale and agrees to carry out the same on the terms and conditions herein contained.

IN WITNESS WHEREOF The Corporation of the City of London agrees to the above Agreement of Purchase and Sale and has hereunto caused to be affixed its Corporate Seal attested by the hands of its proper signing officers pursuant to the authority contained in By-law No. _____ of the Council of The Corporation of the City of London passed the

THE CORPORATION OF THE CITY OF LONDON

Matt Brown, Mayor

Catharine Saunders, City Clerk

GIVEN UNDER MY/OUR HAND AND SEAL, (OR, IN WITNESS WHEREOF THE VENDOR HERETO HAS HEREUNTO CAUSED TO BE AFFIXED ITS CORPORATE SEAL, ATTESTED BY THE HANDS OF ITS PROPER SIGNING OFFICERS, as the case may be) this _____ day of _____.

SIGNED, SEALED AND DELIVERED
In the Presence of

For: Krzysztof Cieslowski & Marcello DeMero
Name: Krzysztof Cieslowski & Marcello DeMero
Title: Solitors

(We Have the Authority to Bind the Corporation)

VENDOR'S LAWYER: David G. Mounteer, Solicitor, 519-861-2590 Ext. 4709 Fax 519-861-5530

PURCHASER'S LAWYER: BILL MITCHELL, ATTORNEYS AT LAW, 579 679 9660

MD
ll

SCHEDULE "A"



ll
MD

SCHEDULE "B"

1. **INSURANCE:** All buildings on the Property and all other things being purchased shall be and remain until completion at the risk of the Vendor. Pending completion, Vendor shall hold all insurance policies, if any, and the proceeds thereof in trust for the parties as their interests may appear and in the event of substantial damage, the Purchaser may either terminate this Agreement and have all monies paid returned without interest or deduction or else take the proceeds of any insurance and complete the purchase. No insurance shall be transferred on completion.
2. **SOIL, GEOTECHNICAL AND ENVIRONMENTAL TESTS:** The Purchaser shall have a period of 60 days from the date of acceptance of this Agreement to satisfy itself in its sole and absolute discretion as to the soil and environmental condition of the Property. The Purchaser may enter on the Property and have soil and environmental tests conducted using qualified agents or servants. The Purchaser agrees that all such tests shall be conducted using reasonable care and that the Property shall be restored to a condition as close as reasonably possible to its condition prior to entry. The Purchaser agrees to indemnify and save harmless the Vendor from and against all claims, demands, costs, including reasonable legal costs, damages, expenses and liabilities whatsoever arising out of its entry on the Property and the conducting of such test.

If the results of the soil tests are not satisfactory to the Purchaser, it shall within the time limited deliver written notice to the effect to the Vendor and the Agreement shall be terminated and the deposit immediately returned to the Purchaser without interest or deduction, failing delivery of written notice, the condition shall be deemed to have been waived. This condition is inserted for the benefit of the Purchaser and may be waived by it at any time during the time limited period.
3. **ENVIRONMENTAL CLAUSE:** The Purchaser acknowledges that the Property is being purchased on an "as is" basis. The Purchaser acknowledges that the Vendor has not made, did not make and shall not be required to provide any representations or warranties of any kind with respect to whether the Property and processes and undertakings performed thereon have been and are in compliance with all applicable environmental laws, regulations and orders and whether the Property is suitable for any specific use including and without limitation to any construction or development. The Purchaser acknowledges and agrees that the Vendor shall not be liable for any damages of loss whatsoever arising out of or pursuant to any claims in respect to the foregoing.
4. **REFERENCE PLAN:** The Purchaser agrees to prepare and deposit on title, on or before closing and at its expense, a reference plan describing the Property, if required.
5. **ENCUMBRANCE:** Subject to a memorandum of Understanding between the Corporation of the City of London and the Business Development Bank of Canada, The Business Development Bank of Canada agrees to discharge its mortgage on the Property within ten (10) banking days of receipt of certified funds equal to 50% of the Net Proceeds.

MD
OK

Bill No. 266
2018

By-law No. A.-_____

A by-law to amend By-law No. A.-7100-150 being a by-law to approve Service Contracts/Agreements, Schedules, and Amendments with Her Majesty the Queen in right of Ontario with respect to Social Services; and to authorize the Mayor and the City Clerk to execute these Contracts/Agreements.

WHEREAS subsection 5(3) of the *Municipal Act, 2001*, S.O. 2001, c. 25, provides that a municipal power shall be exercised by by-law;

AND WHEREAS section 9 of the *Municipal Act, 2001* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS it is deemed expedient to amend By-law A.-7100-150 in order to update the legislative reference from the repealed *Day Nurseries Act* to the *Child Care and Early Years Act, 2014*;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. Section 1 of By-law A.-7100-150 is amended by deleting it in its entirety and replacing it with the following new section 1:

1. “The City Manager, the ‘Managing Director Neighbourhood, Children and Fire Services’, and their written designates, are severally delegated the authority to approve service contracts/agreements with respect to programs under the *Child Care and Early Years Act, 2014*, or any successor legislation, to be entered into between The Corporation of the City of London and Her Majesty the Queen in right of Ontario, and any schedules thereto, and any amendments thereto.”

2. This by-law shall come into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First reading – June 12, 2018
Second reading – June 12, 2018
Third reading – June 12, 2018

Bill No. 267
2018

By-law No. A.-_____

A by-law to delegate to the Managing Director, Neighbourhood, Children and Fire Services to undertake all the administrative, financial and reporting acts, including approval of Registered Early Child Educator Service Provider Exemptions and approval for Serious Incident reporting, with respect to and to delegate new approval processes under the EarlyON Child and Family Centre Program under the *Child Care and Early Years Act, 2014*

WHEREAS subsection 5(3) of the *Municipal Act, 2001*, S.O. 2001, c. 25, provides that a municipal power shall be exercised by by-law;

AND WHEREAS section 9 of the *Municipal Act, 2001* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS the *Child Care and Early Years Act, 2014*, S.O. 2014, C. 11, Schedule 1, sets out the service system manager's duties and general powers;

AND WHEREAS the *Child Care and Early Years Act, 2014* provides that a service system manager may establish, administer, operate and fund child care and early years programs and services;

AND WHEREAS it is deemed expedient to delegate new approval processes under the EarlyON Child and Family Centre Program to the Managing Director, Neighbourhood, Children, Fire Services, or their written designate;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The 'Managing Director Neighbourhood, Children and Fire Services', and their written designates, are severally delegated the authority to undertake all the administrative, financial and reporting acts, including approval of Registered Early Child Educator Service Provider Exemptions and approval for Serious Incident reporting, with respect to EarlyON Child and Family Centre Programs under the *Child Care and Early Years Act, 2014*, or any successor legislation.
2. This by-law shall come into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First reading – June 12, 2018
Second reading – June 12, 2018
Third reading – June 12, 2018

Bill No. 268
2018

By-law No. C.P.-_____

A by-law to repeal By-law No. C.P.-1512(b)-204 entitled, "A by-law to amend The London Plan for the City of London, 2016 relating to Supervised Consumption Facilities and Temporary Overdose Prevention Sites."

The Municipal Council of The Corporation of the City of London enacts as follows:

1. By-law No. C.P.-1512(b)-204 entitled, "A by-law to amend The London Plan for the City of London, 2016 relating to Supervised Consumption Facilities and Temporary Overdose Prevention Sites." passed on May 22, 2018 is hereby repealed.
2. This by-law shall come into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

A by-law to amend By-law No. PR-2, entitled
“A by-law relating to the use, protection and
regulation of public parks and recreation
areas in the City of London.”

WHEREAS subsection 10(2) of the *Municipal Act, 2001* provides that a municipality may pass by-laws respecting Health, safety and well-being of persons, and Protection of persons and property;

AND WHEREAS subsection 5(3) of the *Municipal Act, 2001* S.O. 2001, c.25, as amended, provides that a municipal power shall be exercised by by-law;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. Section 1.1 of By-Law PR-2 is amended by adding the definition of “Bulk feeding,” means the depositing of food greater than 250ml for the purpose or intention of feeding of wildlife including but not limited to deer, geese, ducks, squirrels and groundhogs.
2. Section 1.1 of By-Law PR-2 is amended by deleting the definition of “Managing Director” and replacing it with a new definition as follows: “Managing Director means the Managing Director, Parks and Recreation and the Managing Director of Neighbourhood, Children and Fire Services, their designate and any City employee acting under their direction.”
3. Section 1.1 of By-Law PR-2 is amended by deleting the definition of “Trained Service Animal” in its entirety and replacing it with a new definition as follows: “Trained Service Animal” includes a guide dog or other certified service animal often identifiable by a harness or vest used principally to assist persons with sight or physical assistance, warning of seizures or other disabilities.
4. Section 3.1 of By-Law PR-2 is amended by inserting new subsection 3.1 (44) “bulk feeding of wildlife.”
5. Section 3.1(33) of By-Law PR-2 is amended by deleting the current definition in its entirety and replacing with the new definition as follows: “enter or use gender segregated facilities that do not correspond to their lived gender identity, in any park or facility, set apart for the opposite gender. This shall not apply to children who are 10 years of age or younger and who are, at the time accompanied by a parent, guardian, caregiver or caretaker.”
6. Section 5.3(1) of By-Law PR-2 is amended by deleting “10:00 am” and replacing with “8:00 am.”
7. Section 5.3(2), (3) and (4) of By-Law PR-2 is amended by deleting it in its entirety.
8. Section 5.5(1), (2), (3), (4), and (5) of By-Law PR-2 is amended by deleting Section 5.5 in its entirety and replaced by a new phrase as Section 5.5 (1) “All persons playing golf shall conform to the rules of conduct and operating practices as established by the Managing Director.”
9. This by-law shall come into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

A by-law to amend By-law PS-113 entitled,
“A by-law to regulate traffic and the parking
of motor vehicles in the City of London.”

WHEREAS subsection 10(2) paragraph 7 of the *Municipal Act, 2001*, S.O. 2001, c.25, as amended, provides that a municipality may pass by-laws to provide any service or thing that the municipality considers necessary or desirable to the public;

AND WHEREAS subsection 5(3) of the *Municipal Act, 2001*, as amended, provides that a municipal power shall be exercised by by-law;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. **No Stopping**

Schedule 1 (No Stopping) of the by-law PS-113 is hereby amended by **deleting** the following rows:

Dundas Street	North	Clarence Street	A point 62 m east of Clarence Street	Anytime
Dundas Street	South	A point 40 m west of Wellington Street	A point 28 m east of said street	Anytime

Schedule 1 (No Stopping) of the by-law PS-113 is hereby amended by **adding** the following rows:

Dundas Street	South	Wellington Street	A point 28 m east of Wellington Street	Anytime
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2. **No Parking**

Schedule 2 (No Parking) of the by-law PS-113 is hereby amended by **deleting** the following rows:

Dundas Street	South	A point 65 m east of Richmond Street	Clarence Street	Anytime
Maitland Street	East	A point 37 m north of Central Avenue	A point 46 m south of Central Avenue	Anytime
Talbot Street	West	A point 50 m north of King Street	King St	Anytime

Schedule 2 (No Parking) of the by-law PS-113 is hereby amended by **adding** the following rows:

Dundas Street	North	Richmond Street	A point 70 m east of Richmond Street	Anytime
Dundas Street	South	Richmond Street	A point 63 m west of Clarence Street	Anytime
Maitland Street	East	Princess Avenue	A point 37 m north of Central Avenue	Anytime
Talbot Street	West	A point 42 m north of King Street	King St	Anytime

3. **Prohibited Parking at Bus Stops**

Schedule 3 (Prohibited Parking at Bus Stops) of the by-law PS-113 is hereby amended by **deleting** the following rows:

Carling Street	North	A point 62 m west of Richmond Street	A point 50 m west of the said street
Dundas Street	South	A point 28 m east of Wellington Street	A point 51 m east of the said street

Schedule 3 (Prohibited Parking at Bus Stops) of the PS-113 By-law is hereby amended by **adding** the following row:

Dundas Street	South	Wellington Street	A point 51 m east of Wellington Street
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4. **Loading Zones**

Schedule 5 (Loading Zones) of the by-law PS-113 is hereby amended by **deleting** the following rows:

Maitland Street	West	From a point 115 m north of Princess Avenue to a point 77 m north of said street	
Carling Street	South	From a point 50 m east of Talbot Street to a point 33 m west of Richmond Street	8:00 a.m. to 6:00 p.m.
Dundas Street	South	From a point 51 m east of Richmond Street to a point 65 m east of the said street	6:00 a.m. to 9:00 p.m.

Schedule 5 (Loading Zones) of the by-law PS-113 is hereby amended by **adding** the following rows:

Carling Street	South	From a point 50 m east of Talbot Street to a point 77 m west of Richmond Street	8:00 a.m. to 6:00 p.m.
Carling Street	South	From a point 41 m west of Richmond Street to a point 33 m west of Richmond Street	8:00 a.m. to 6:00 p.m.
Dundas Street	South	From a point 62 m west of Clarence Street to a point 49 m west of Clarence Street	8:00 a.m. to 6:00 p.m.
Dundas Street	South	From a point 30 m west of Wellington Street to a point 20 m west of Wellington Street	8:00 a.m. to 6:00 p.m.

5. **Schedule 6 Limited Parking**

Schedule 6 (Limited Parking) of the by-law PS-113 is hereby amended by **deleting** the following row:

Maitland Street	East	Piccadilly Street to Queens Avenue	8:00 a. m. to 6:00 p.m.	2 Hours Except Saturdays
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Schedule 6 (Limited Parking) of the by-law PS-113 is hereby amended by **adding** the following rows:

Maitland Street	West	Princess Avenue to Central Avenue	8:00 a. m. to 6:00 p.m.	2 Hours
Maitland Street	East	Central Avenue to Piccadilly Street	8:00 a. m. to 6:00 p.m.	2 Hours
Maitland Street	East	Queens Avenue to Princess Avenue	8:00 a. m. to 6:00 p.m.	2 Hours

6. **Lower Speed Limits**

Schedule 17.1 (Lower Speed Limits) of the by-law PS-113 is hereby amended by **adding** the following rows:

Biscay Road	Sherene Terrace	A point 225 m north of Sherene Terrace	40 km/h
Charles Street	Mount Pleasant Avenue	Wharnccliffe Road N	40 km/h
Cramston Crescent	Adevon Avenue	Valetta Street	40 km/h
King Street	Ashland Avenue	A point 55 m east of Oakland Avenue	40 km/h
Oak Park Drive	Kelly Street	Valetta Street	40 km/h
Pinetree Drive	Oban Crescent	North limit of Pinetree Drive	40 km/h
Quinton Road	Quinton Road (south leg)	Quinton Road (east leg)	40 km/h
Sherene Terrace	Valetta Street	Biscay Road	40 km/h
Valetta Street	Oak Park Drive	Sherene Terrace	40 km/h
Victoria Street	West limit of Victoria Street	A point 46 m west of Northdale Street	40 km/h

7. **2 Hour Metered Zones**

Schedule 20 (2 Hour Metered Zones) of the by-law PS-113 is hereby amended by **adding** the following rows:

Carling Street	North	A point 62 m west of Richmond Street	A point 50 m west of Richmond Street	8:00 a.m. to 6:00 p.m.
Carling Street	South	A point 77 m west of Richmond Street	A point 45 m west of Richmond Street	8:00 a.m. to 6:00 p.m.

8. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 271
2018

By-law No. PS-113-18_____

A by-law to amend By-law PS-113 entitled,
“A by-law to regulate traffic and the parking
of motor vehicles in the City of London.”

WHEREAS subsection 10(2) paragraph 7 of the *Municipal Act, 2001*, S.O. 2001, c.25, as amended, provides that a municipality may pass by-laws to provide any service or thing that the municipality considers necessary or desirable to the public;

AND WHEREAS subsection 5(3) of the *Municipal Act, 2001*, as amended, provides that a municipal power shall be exercised by by-law;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. **Prohibited Parking at Bus Stops**

Schedule 3 (Prohibited Parking at Bus Stops) of the by-law PS-113 is hereby amended by **adding** the following row:

Carling Street	North	A point 62 m west of Richmond Street	A point 50 m west of the said street
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2. This by-law comes into force and effect on September 1, 2018.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 272
2018

By-law No. S.-_____

A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Highbury Avenue North and Kilally Road)

WHEREAS it is expedient to establish the lands hereinafter described as public highway;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The lands and premises hereinafter described are laid out, constituted, established and assumed as public highway as widening to Highbury Avenue North and Kilally Road, namely:

“Part of Lot 13 on Registered Plan 82(C) in the City of London, designated as Parts 2, 3, 5 and 6 on Reference Plan 33R-19127.”

2. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

LOCATION MAP



 SUBJECT LANDS

Bill No. 273
2018

By-law No. S.-_____

A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Wellington Road north of Exeter Road)

WHEREAS it is expedient to establish the lands hereinafter described as public highway;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The lands and premises hereinafter described are laid out, constituted, established and assumed as public highway as widening to Wellington Road north of Exeter Road, namely:

“Part of Lots 9, 10 and 11 on Registered Plan 653 in the City of London, designated as Part 1 on Reference Plan 33R-20092.”

2. This by-law comes into force and effect on the day it is passed.

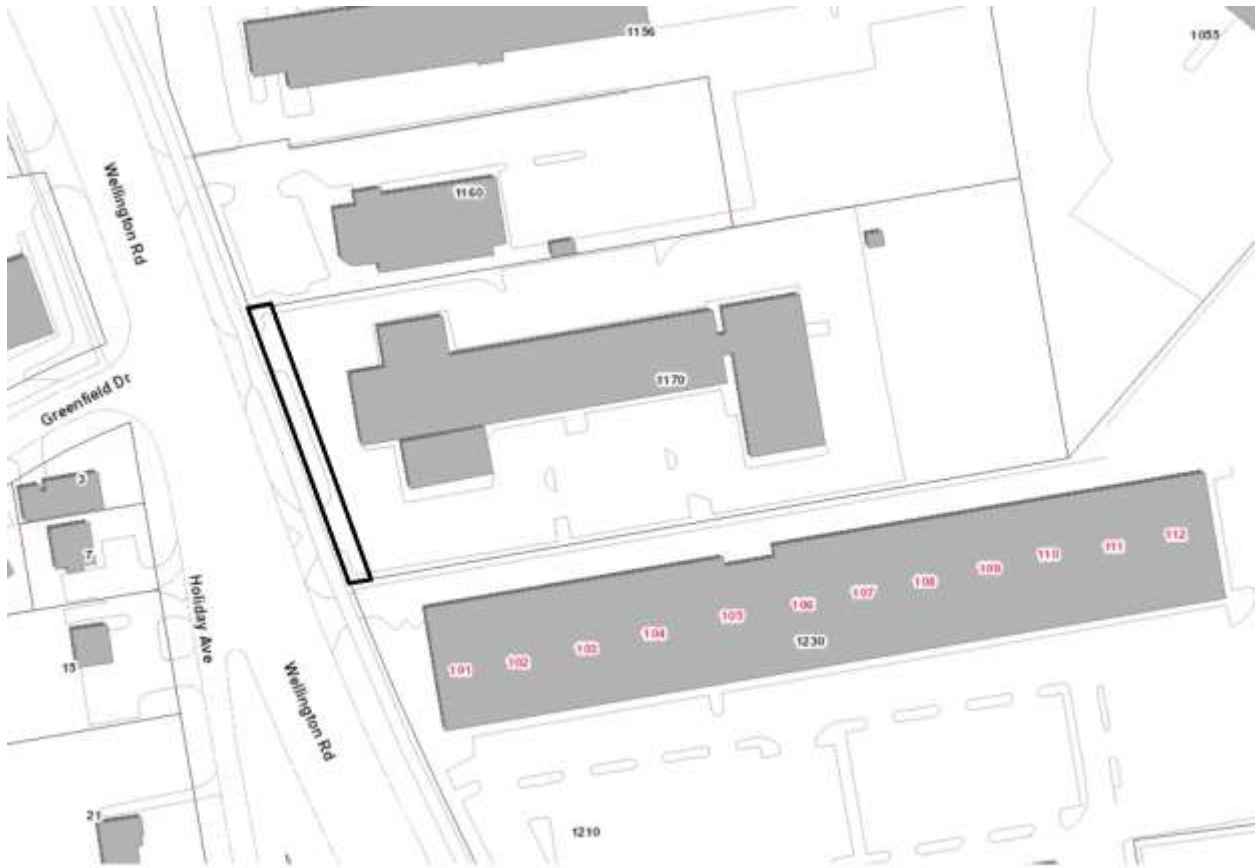
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

LOCATION MAP



 SUBJECT LANDS

Bill No. 274
2018

By-law No. S.-_____

A by-law to lay out, constitute, establish and assume certain reserves in the City of London as public highway. (as widening to Savoy Street, northwest of Wharncliffe Road South)

WHEREAS it is expedient to establish the lands hereinafter described as public highway;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The lands and premises hereinafter described are laid out, constituted, established and assumed as public highway as widening to Savoy Street, northwest of Wharncliffe Road South, namely:

“Part of Block 74 on Registered Plan 33M-546, designated as Part 3 on Reference Plan 33R-19147 in the City of London and County of Middlesex.”

2. This by-law comes into force and effect on the day it is passed.

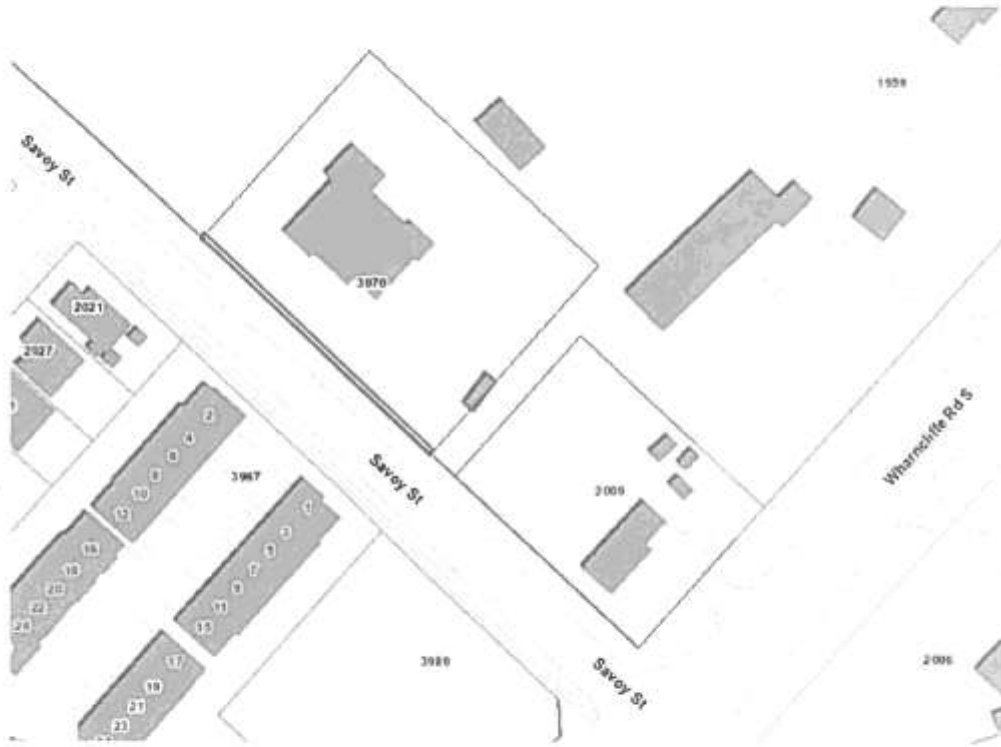
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

LOCATION MAP



 SUBJECT LANDS

Bill No. 275
2018

By-law No. S.-_____

A by-law to lay out, constitute, establish and assume lands in the City of London as public highway (as widening to Dundas Street, west of Egerton Street and as widening to Florence Street, east of Rectory Street)

WHEREAS it is expedient to establish the lands hereinafter described as public highway;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The lands and premises hereinafter described are laid out, constituted, established and assumed as public highway as widening to Dundas Street, west of Egerton Street and as widening to Florence Street, east of Rectory Street, namely:

“Part of Lot 11 in Concession “C” in the geographic Township of London, now in the City of London and County of Middlesex designated as Part 1 on Reference Plan 33R-19928.”

And

“Part of Lots 18, 19, 20, 21, 22, 36, 37, 38, 39 and part of Block “A” on Registered Plan 411(3) in the City of London and County of Middlesex designated as Part 1 on Reference Plan 33R-15706.”

And

“Part of Lots 39 and 40 on Registered Plan 411(3) in the City of London and County of Middlesex designated as Part 2 on Reference Plan 33R-15706.”

And

“Part of Lots 40 and 41 on Registered Plan 411(3), part of lots 42, 43, 44, 45, 46, 47, 48 and Part of Ontario Street (closed by Judges Order) on Registered Plan 413(3), and part of Lot 11 in Concession “C” in the geographic Township of London in the City of London and County of Middlesex designated as Part 3 on Reference Plan 33R-15706.”

2. This by-law comes into force and effect on the day it is passed.

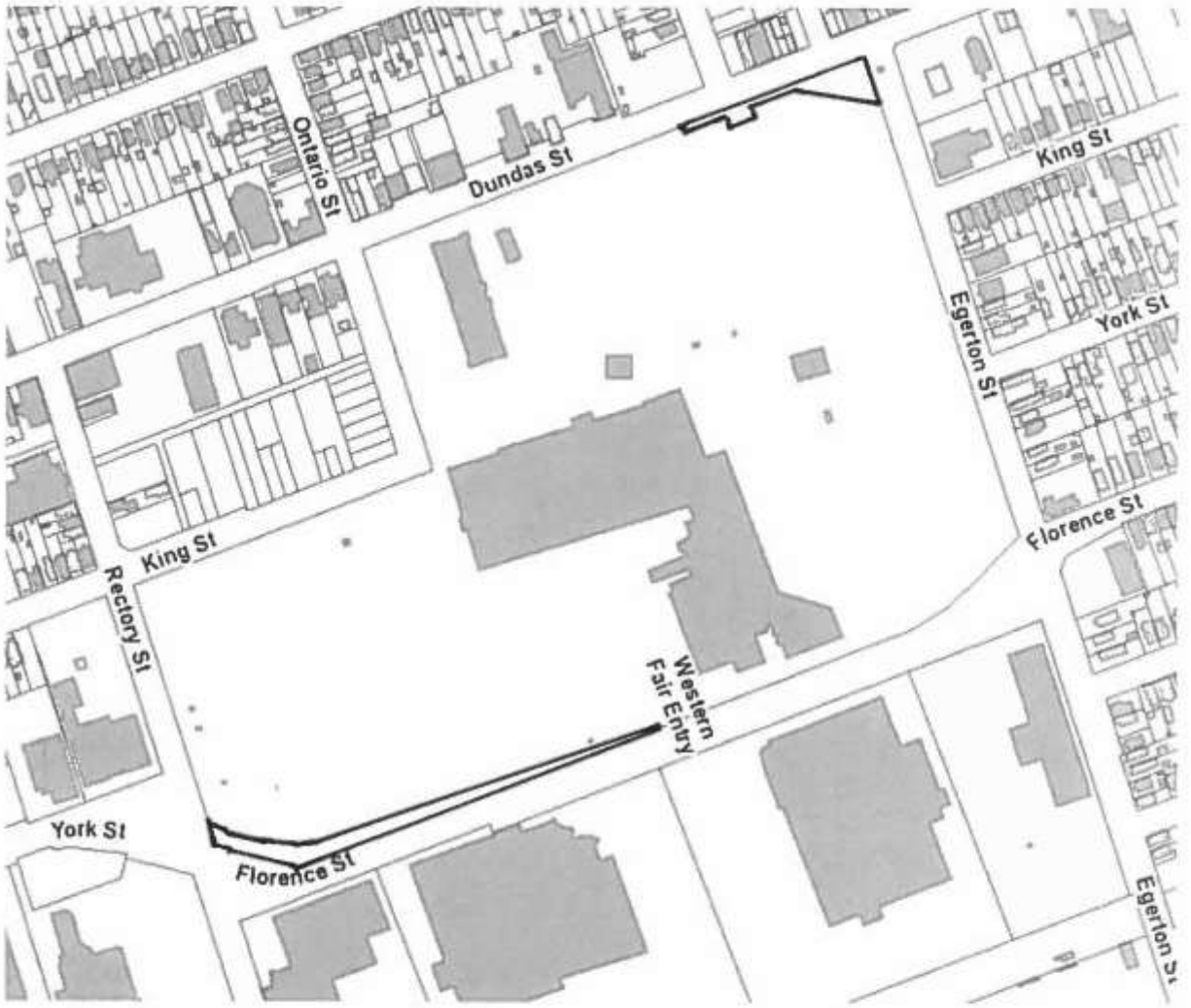
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

LOCATION MAP



 SUBJECT LANDS

Bill No. 276
2018

By-law No. S.-_____

A by-law to lay out, constitute, establish and assume lands in the City of London as public highway (as widening to Westdel Bourne, south of Longwoods Road)

WHEREAS it is expedient to establish the lands hereinafter described as public highway;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The lands and premises hereinafter described are laid out, constituted, established and assumed as public highway as widening to Westdel Bourne, south of Longwoods Road, namely:

“Part of Lot 2 in the Gore Concession, in the geographic Township of Westminster, now in the City of London and County of Middlesex designated as Part 14 on Reference Plan 33R-19979.”

2. This by-law comes into force and effect on the day it is passed.

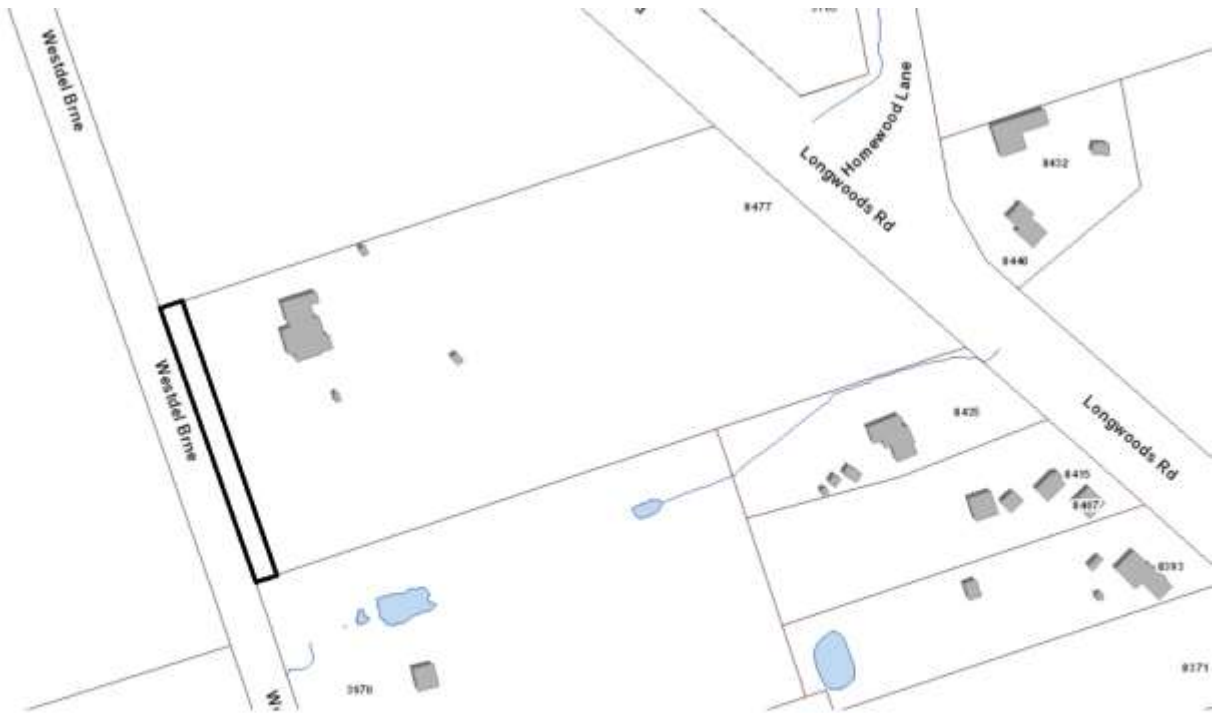
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

LOCATION MAP



 SUBJECT LANDS

Bill No. 277
2018

By-law No. S.-_____

A by-law to permit [REDACTED] to maintain and use a boulevard parking area upon the road allowance for 281 Blackacres Blvd, City of London.

WHEREAS [REDACTED] (the "Owner") represents that they are the registered owners of certain lands and premises in the City of London, in the County of Middlesex, known municipally as 281 Blackacres Blvd, in the said City of London, County of Middlesex, and which are more particularly described in the boulevard parking agreement attached hereto as Schedule "A" (the "said lands");

AND WHEREAS the Owner's [REDACTED] has petitioned the Municipal Council of The Corporation of the City of London for permission to use a portion of the City-owned road allowance which abuts the said lands as a boulevard parking area (the "said parking area") for the purpose of parking motor vehicles;

AND WHEREAS the Municipal Council of The Corporation of the City of London has approved the entering into of a Boulevard Parking Agreement (the "said Agreement") with the Owner relating to the use of the said parking area;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The said Agreement attached hereto as Schedule "A" of this by-law is authorized and approved.
2. The Mayor and the City Clerk are authorized and directed to execute the attached Agreement on behalf of The Corporation of the City of London and to cause the seal of the Corporation to be affixed thereon.
3. The City Clerk is authorized upon the receipt of the required registration fee from the Owner and upon the authorization of the Site Plan Administrator for The Corporation of the City of London to register this by-law in the Land Registry Office for the Land Titles Division of Middlesex No. 33.
4. Nothing in this by-law limits the covenants and agreements between the parties to the said Agreement.
5. This by-law comes into force and effect on the day it is passed.

PASSED in open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 278
2018

By-law No. Z.-1-18_____

A by-law to amend By-law No. Z.-1 to remove holding provisions from the zoning for lands located at 1284 and 1388 Sunningdale Road West.

WHEREAS Foxhollow North Kent Development Inc. have applied to remove the holding provisions from the zoning for the lands located at 1284 and 1388 Sunningdale Road West, as shown on the map attached to this by-law, as set out below;

AND WHEREAS it is deemed appropriate to remove the holding provisions from the zoning of the said land;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. Schedule "A" to By-law No. Z.-1 is amended by changing the zoning applicable to the lands located at 1284 and 1388 Sunningdale Road West, as shown on the attached map, to remove the h and h-100 holding provisions so that the zoning of the lands as a Residential R1 (R1-3) Zone comes into effect.
2. This by-law shall come into force and effect on the day it is passed.

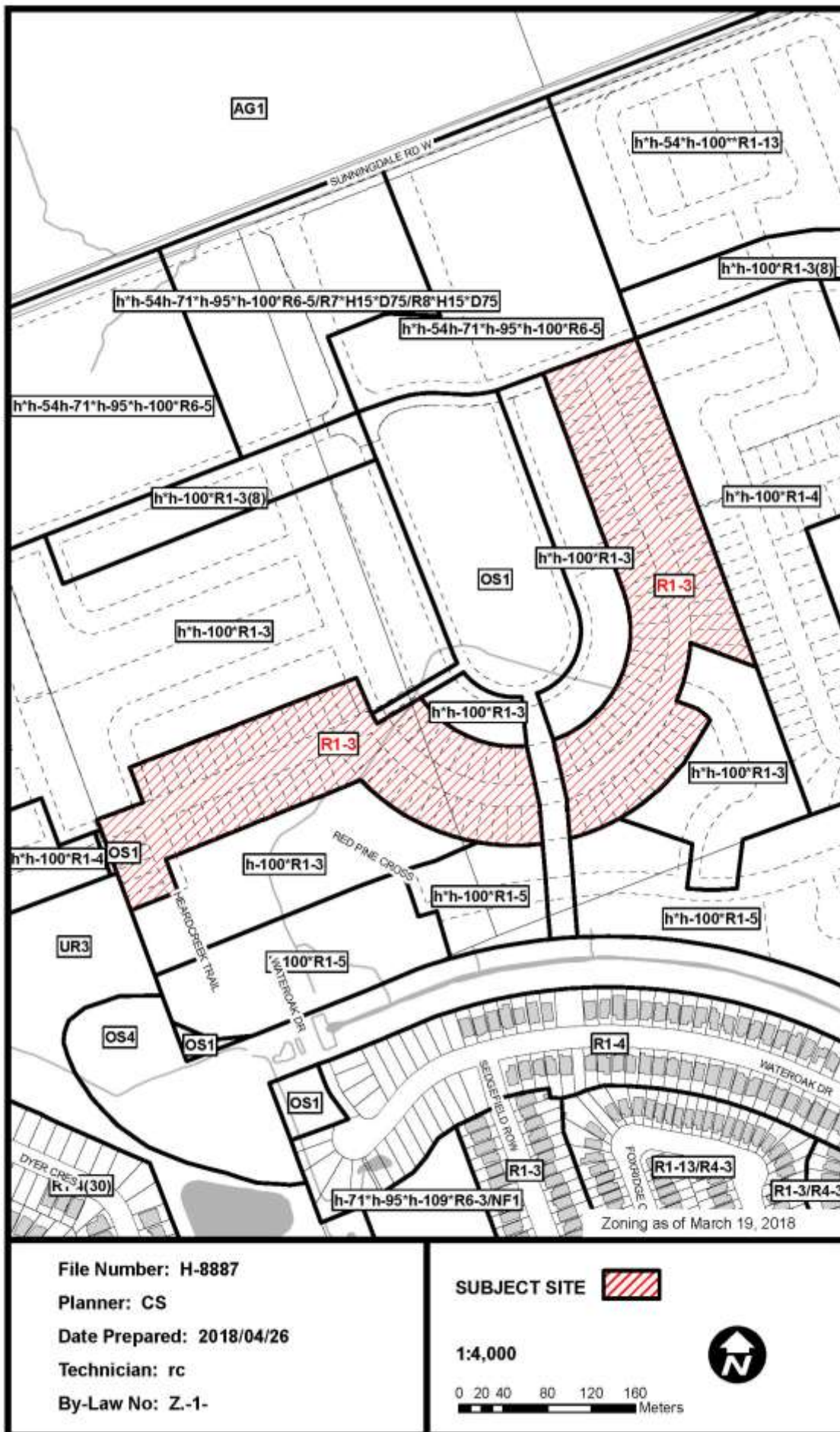
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

SCHEDULE "A"



Bill No. 279
2018

By-law No. Z.-1-18 _____

A by-law to amend By-law No. Z.-1 to remove holding provisions from the zoning for the land located at 1602 Sunningdale Road West.

WHEREAS Foxwood Development (London) Inc. have applied to remove the holding provisions from the zoning for the lands located at 1602 Sunningdale Road West, as shown on the map attached to this by-law, as set out below;

AND WHEREAS it is deemed appropriate to remove the holding provisions from the zoning of the said land;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. Schedule "A" to By-law No. Z.-1 is amended by changing the zoning applicable to the lands located at 1602 Sunningdale Road West, as shown on the attached map, to remove the h and h-100 holding provisions so that the zoning of the lands as a Residential R1 (R1-13) Zone and a Residential R1 Special Provision (R1-4 (30)) Zone comes into effect.
2. This by-law shall come into force and effect on the day it is passed.

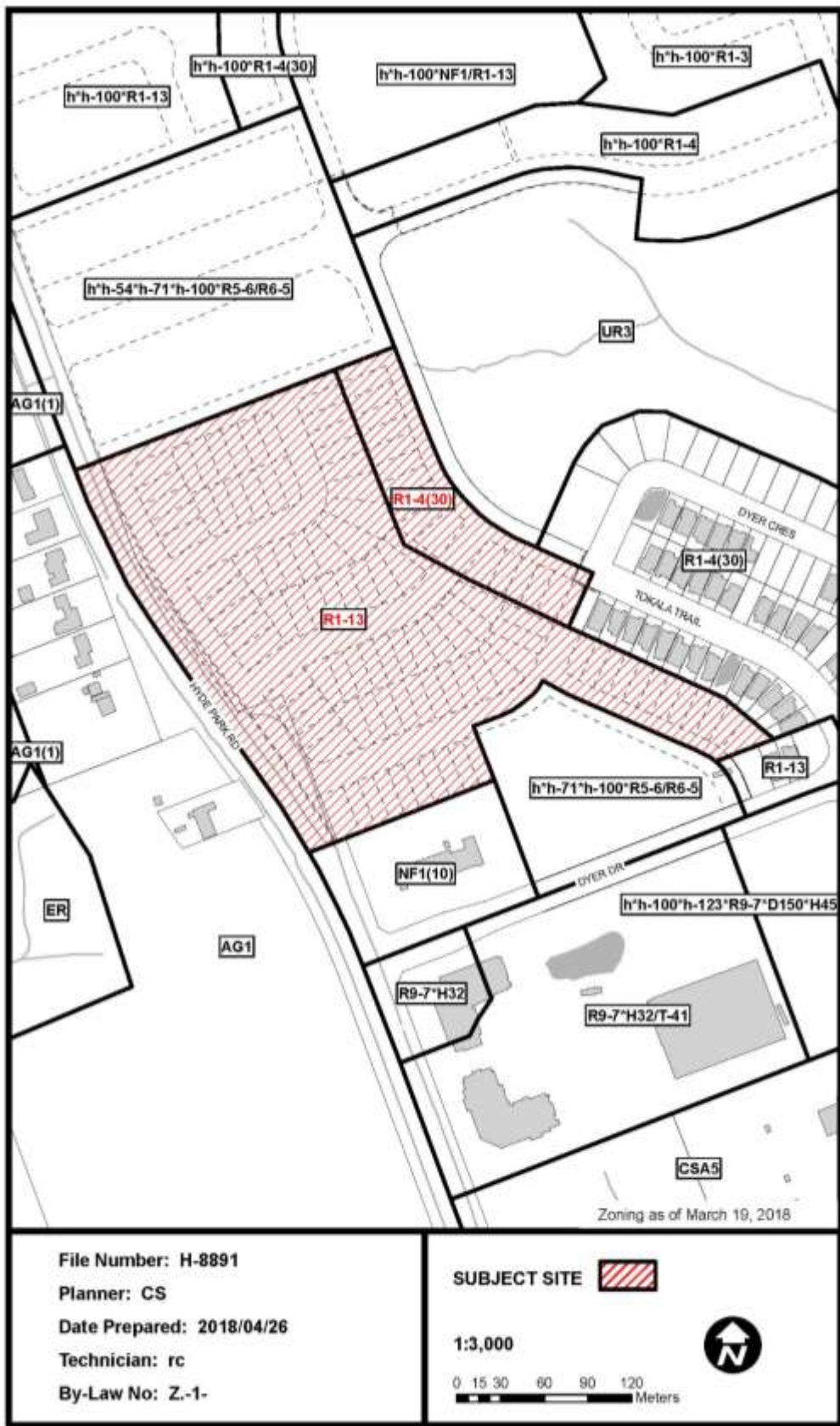
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

SCHEDULE "A"



Bill No. 280
2018

By-law No. Z.-1-18 _____

A by-law to amend By-law No. Z.-1 to rezone an area of land located at 583 Oxford Street East.

WHEREAS Salt Clinic Canada Inc. has applied to rezone an area of land located at 583 Oxford Street East, as shown on the map attached to this by-law, as set out below;

AND WHEREAS this rezoning conforms to the Official Plan;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

- 1) Schedule "A" to By-law No. Z.-1 is amended by changing the zoning applicable to lands located at 583 Oxford Street East, as shown on the attached map comprising part of Key Map No. A.107, from a Day Care (DC) Zone to an Arterial Commercial Special Provision (AC4(15)) Zone.
- 2) The inclusion in this By-law of imperial measure along with metric measure is for the purpose of convenience only and the metric measure governs in case of any discrepancy between the two measures.
- 3) This By-law shall come into force and be deemed to come into force in accordance with Section 34 of the *Planning Act, R.S.O. 1990, c. P13*, either upon the date of the passage of this by-law or as otherwise provided by the said section.

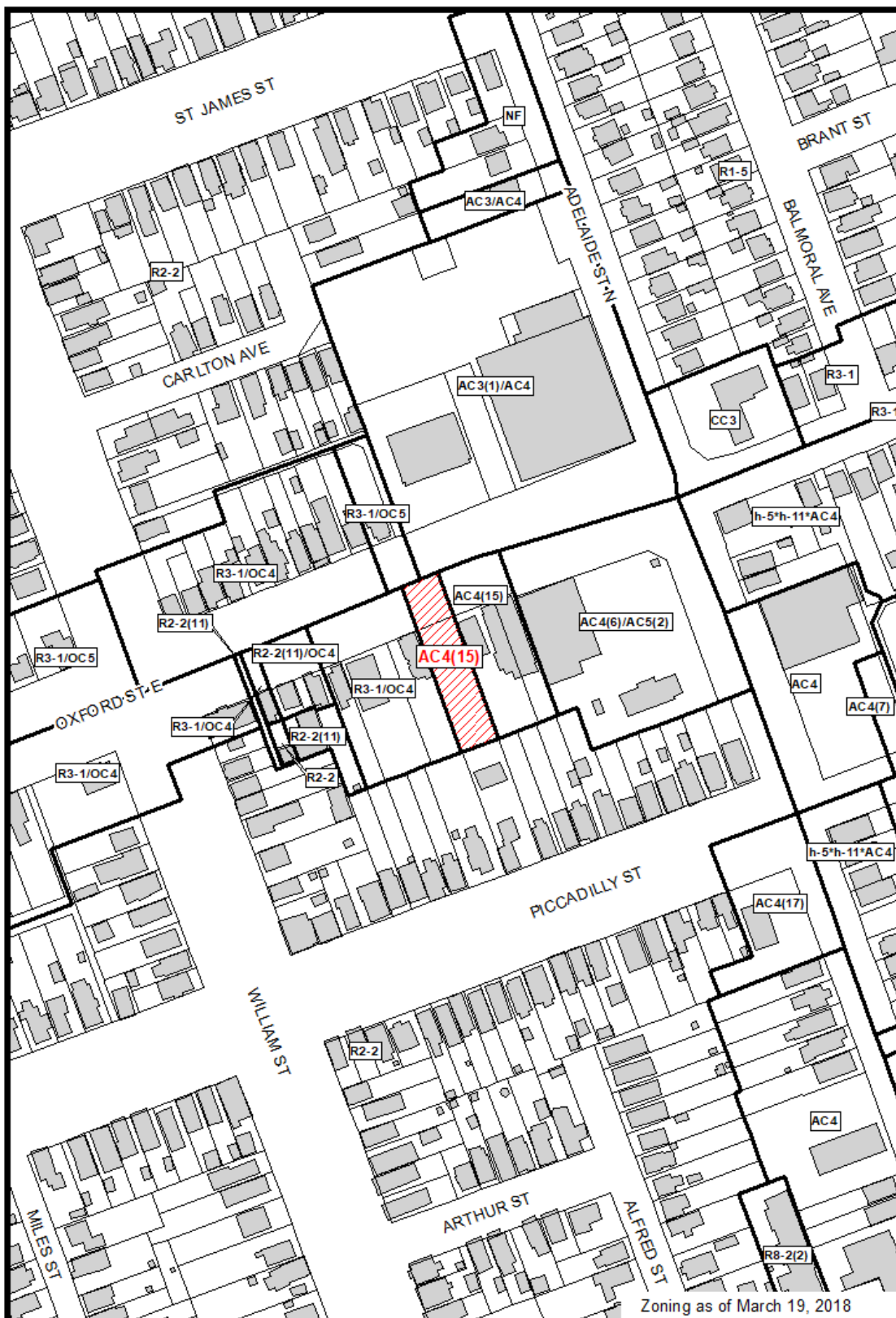
PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk


First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

SCHEDULE "A"

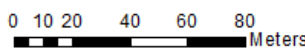


Zoning as of March 19, 2018

File Number: Z-8882
 Planner: MC
 Date Prepared: 2018/04/23
 Technician: MB
 By-Law No: Z.-1-

SUBJECT SITE 

1:2,000



Geodatabase

Bill No. 281
2018

By-law No. Z.-1-18_____

A by-law to amend By-law No. Z.-1 to rezone an area of land located at 1055-1075 Fanshawe Park Road West.

WHEREAS North London Medical Centre has applied to rezone an area of land located at 1055-1075 Fanshawe Park Road West as set out below;

AND WHEREAS this rezoning conforms to the Official Plan;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1) Section Number 19.4 of the Office (OF5) Zone is amended by changing the following Special Provision to add a list of permitted uses and modify the municipal address:

- | | | |
|---------|-----------------------------------|---|
| OF5 (5) | 1055-1075 Fanshawe Park Road West | |
| a) | Permitted Uses | |
| | i) | Medical/dental offices |
| | ii) | Pharmacies in association with a medical/dental office use |
| | iii) | Clinics |
| | iv) | Medical/dental laboratories |
| b) | Regulations | |
| | i) | Height (Maximum) 15 m (49.2 ft) |
| | ii) | Front Yard Depth (Maximum) 11 m (36.1 ft) |
| | iii) | Total Gross Floor Area for all Office Uses 5,000 m ² (53,820sq.ft.) |
| | iv) | The lot line which abuts an Arterial Road shall be interpreted as the front lot line. |
| | v) | Exemption from Section 4.19.6 d) of the Z.-1 Zoning By-law |

2) The inclusion in this By-law of imperial measure along with metric measure is for the purpose of convenience only and the metric measure governs in case of any discrepancy between the two measures.

3) This By-law shall come into force and be deemed to come into force in accordance with Section 34 of the *Planning Act, R.S.O. 1990, c. P13*, either upon the date of the passage of this by-law or as otherwise provided by the said section.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

Bill No. 282
2018

By-law No. A.-_____

A by-law to ratify and confirm the Resolutions of the Shareholder of London & Middlesex Housing Corporation.

WHEREAS London & Middlesex Housing Corporation is a corporation incorporated under the *Business Corporations Act* R.S.O. 1990, c.B.16;

AND WHEREAS subsection 104(1)(b) of the *Business Corporations Act* provides that a resolution in writing dealing with all matters required by this Act to be dealt with at a meeting of shareholders, and signed by all the shareholders or their attorney authorized in writing entitled to vote at the meeting, satisfies all the requirements of this Act relating to that meeting of shareholders;

AND WHEREAS The Corporation of the City of London is the sole shareholder of London & Middlesex Housing Corporation;

AND WHEREAS Subsection 5(3) of the *Municipal Act, 2001* provides that a municipal power shall be exercised by by-law;

AND WHEREAS Subsection 9 of the *Municipal Act, 2001* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS the sole shareholder wishes to make appointments to fill two vacancies on the London & Middlesex Housing Corporation Board of Directors;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The Resolutions of the Shareholder of the London & Middlesex Housing Corporation, attached as Schedule "A" are ratified and confirmed.
2. The Mayor and the City Clerk are authorized to execute the Resolutions of the Shareholder ratified and confirmed under section 1 of this by-law.
3. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on June 12, 2018.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – June 12, 2018
Second Reading – June 12, 2018
Third Reading – June 12, 2018

SCHEDULE "A"

**LONDON & MIDDLESEX
HOUSING
CORPORATION
(the "Corporation")**

WHEREAS subsection 104(1)(b) of the *Business Corporations Act* (Ontario) (the "Act") provides that a resolution in writing dealing with all matters required by the Act to be dealt with at a meeting of shareholders, and signed by all the shareholders or their attorney authorized in writing entitled to vote at the meeting, satisfies all the requirements of the Act relating to that meeting of shareholders;

The following resolutions, signed by the sole shareholder of the Corporation entitled to vote thereon, are hereby passed pursuant to the provisions of the Act:

ELECTION OF DIRECTORS

WHEREAS pursuant to the Declaration of the Sole Shareholder, the board of directors of the Corporation shall consist of nine directors, seven of which shall be composed of various classes of directors, each serving for a three-year term, the eighth and ninth members of the fourth class shall serve as the representative of the municipal council of The Corporation of the City of London and The Corporation of the County of Middlesex;

AND WHEREAS there is a vacancy for a Director, First Class and a Director, Second Class on the London & Middlesex Housing Corporation Board of Directors as a result of recent resignations;

NOW THEREFORE BE IT RESOLVED THAT:

1. Each of the following persons, being directors that are members of the First Class pursuant to paragraph 6.2 of the Declaration of the Sole Shareholder, is hereby **elected** as a director of the Corporation to hold office for a term with the expiry as set out below, provided that such director shall hold office until his or her successor is elected:

<u>Class</u>	<u>Name of Director</u>	<u>Term Expires</u>
First	Deborah J. Peckham	November 30, 2019

2. Each of the following persons, being directors that are members of the Second Class pursuant to paragraph 6.2 of the Declaration of the Sole Shareholder, is hereby **elected** as a director of the Corporation to hold office for a term with the expiry as set out below, provided that such director shall hold office until his or her successor is elected:

<u>Class</u>	<u>Name of Director</u>	<u>Term Expires</u>
Second	Anna-Marie Evans	November 30, 2018

DATED this ____ day of ____, 2018.

The Corporation of the City of London

By:
Name: Matt Brown
Title: Mayor

By:
Name: Catharine Saunders
Title: City Clerk