



London  
CANADA

## Council Minutes

The 17th Meeting of City Council  
September 29, 2020, 4:00 PM

Present: Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, S. Hillier

Absent: M. Salih

Also Present: C. Saunders, M. Schulthess, J. Taylor, B. Westlake-Power  
Remote Attendance: L. Livingstone, A. Barbon, G. Barrett, B. Card, M. Daley, K. Dickins, G. Kotsifas, P. McKague, K. Scherr, C. Smith, S. Stafford, R. Wilcox, P. Yeoman  
The meeting is called to order at 4:04 PM, with all Members in attendance except Councillors M. Salih, P. Van Meerbergen and A. Kayabaga; it being noted that the following members attending the meeting remotely: M. van Holst, J. Helmer, M. Cassidy, P. Van Meerbergen, S. Turner, A. Kayabaga and S. Hillier

### 1. Disclosures of Pecuniary Interest

Councillor J. Morgan discloses a pecuniary interest with respect to Item 12 (4.5), of the 16th Report of the Strategic Priorities and Policy Committee, having to do with an appointment to the London Public Library Board by indicating that a candidate is a member of the Board of Governors of Western University, which is his employer.

Councillor S. Turner discloses a pecuniary interest with respect to Item 8 (4.1) of the 16th Report of the Strategic Priorities and Policy Committee, having to do with the Mandatory Face Coverings By-law Status Update by indicating that this is a public health matter and he is employed by the Middlesex-London Health Unit.

### 2. Recognitions

None.

### 3. Review of Confidential Matters to be Considered in Public

None.

### 4. Council, In Closed Session

None.

At 4:07 PM, Councillor Paul Van Meerbergen enters the meeting.

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

Motion made by: P. Van Meerbergen

Seconded by: S. Lehman

That the Minutes of the 16th Meeting, held on September 15, 2020, BE APPROVED.

Yeas: (13): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozo, and S. Hillier

Absent: (2): M. Salih, and A. Kayabaga

**Motion Passed (13 to 0)**

**6. Communications and Petitions**

At 4:11 PM, Councillor A. Kayabaga enters the meeting.

Motion made by: M. van Holst

Seconded by: S. Lewis

That the following communications BE RECEIVED and BE REFERRED, as noted on the Added Agenda:

6.1 Application - 556 Wellington Street

A. Nelms, Nelms Group Ltd.;

G. Webster, 320 Wolfe Street;

K. Rapson, Woodfield Community Association;

6.2 Silverleaf Subdivision

F. R. Berry, F.R. Berry and Associates Transportation Planning Consultants

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozo, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

**7. Motions of Which Notice is Given**

None.

## 8. Reports

### 8.1 14th Report of the Planning and Environment Committee

Motion made by: M. Cassidy

That the 14th Report of the Planning and Environment Committee BE APPROVED, excluding Items 4 (2.1), 11 (3.7), 14 (3.10), 15 (3.11) and 16 (4.1).

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

#### 1. Disclosures of Pecuniary Interest

Motion made by: M. Cassidy

That it BE NOTED that no pecuniary interests were disclosed.

**Motion Passed**

#### 2. (2.1) Application - 1284 and 1388 Sunningdale Road West - Kent Subdivision Phase 3B- Special Provisions 39T-04510 Ph 3B

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, the following actions be taken with respect to entering into a Subdivision Agreement between The Corporation of the City of London and Foxhollow North Kent Development Inc., for the subdivision of land over Part of Lot 23, Concession 5, (Geographic Township of London), City of London, County of Middlesex, situated on the south side of Sunningdale Road West, between Wonderland Road North and Hyde Park Road, and on the north side of the Heard Drain, municipally known as 1284 and 1388 Sunningdale Road West:

- a) the Special Provisions, to be contained in a Subdivision Agreement between The Corporation of the City of London and Foxhollow North Kent Development Inc., for the Kent Subdivision, Phase 3B (39T-04510-3B) appended to the staff report dated September 21, 2020 as Appendix "A" BE APPROVED;
- b) the Applicant BE ADVISED that Development Finance has summarized the claims and revenues appended to the staff report dated September 21, 2020 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 fulfill its conditions.

**Motion Passed**

3. (2.3) Building Division Monthly Report for July 2020

Motion made by: M. Cassidy

That the Building Division Monthly Report for the month of July, 2020 BE RECEIVED for information. (2020-A23)

**Motion Passed**

5. (3.1) Application - 733 Wellington Street (Z-9222) (Relates to Bill No. 293)

Motion made by: M. Cassidy

That, on the recommendation of the Director, City Planning and City Planner, based on the application by McIver Holdings Inc., relating to the property located at 733 Wellington Street, the proposed by-law appended to the staff report dated September 21, 2020 BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 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 (R2-6) Zone and TO Residential R3 Special Provision (R3-4 ( )) Zone;

it being noted that the Planning and Environment Committee reviewed and received a communication dated from D. Deane Cummings, Co-Chair, Piccadilly Area Neighbourhood Association, 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 reasons:

- the recommended Zoning Amendment is consistent with the Provincial Policy Statement (PPS), 2020, which encourages an appropriate range and mix of uses to meet projected requirements of current and future residents;
- the recommended amendment conforms to the in-force policies of The London Plan, including but not limited to, the Neighbourhood Area Place Type, Our City, Our Strategy, and all other applicable London Plan policies;
- the recommended amendment permits an appropriate range of residential uses that conform to the in-force policies of the (1989) Official Plan, including but not limited to the Main Street Commercial Corridor designation; and,
- the recommended Zoning By-law Amendment permits development that is appropriate for the site and compatible with the surrounding land.

**Motion Passed**

6. (3.2) Application - 666-670 Wonderland Road North (Z-9241) (Relates to Bill No. 294)

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, based on the application by JFK Holdings, relating to the

property located at 666-670 Wonderland Road North, the proposed by-law appended to the staff report dated September 21, 2020, BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of the subject property BY AMENDING the Highway Service Commercial Special Provision/Restricted Service Commercial Special Provision (HS(3)/RSC2(17)) 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 proposed amendment is consistent with the Provincial Policy Statement, 2020;
- the proposed amendment conforms to the in-force policies of the 1989 Official Plan, including but not limited to, the Auto-Oriented Commercial Corridor; and,
- the proposed amendment conforms to the in-force policies of The London Plan, including but not limited to the Transit Village Place Type.

**Motion Passed**

7. (3.3) Application - 820 Cabell Street (Z-9196)

Motion made by: M. Cassidy

That the following actions be taken with respect to the application by Bruce Sworik, relating to the property located at 820 Cabell Street:

- a) the application BE REFERRED to a future Planning and Environment Committee meeting; and,
- b) the Civic Administration BE REQUESTED to work with the applicant and to report back with a draft by-law to permit ancillary commercial space permitted on the property to a maximum gross floor area of 400 m<sup>2</sup>;

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.

**Motion Passed**

8. (3.4) Application - 122 Base Line Road West (OZ-9200) (Relates to Bill No.'s 283 and 295)

Motion made by: M. Cassidy

That, on the recommendation of the Director, City Planning and City Planner, the following actions be taken with respect to the application by Housing Development Corporation London, relating to the property located at 122 Base Line Road West:

a) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend The London Plan by ADDING a policy to Specific Policies for the Neighbourhoods Place Type to permit a low-rise apartment building on the subject site and by ADDING the subject lands to Map 7 – Specific Policy Areas – of the London Plan;

it being noted that the amendments will come into full force and effect concurrently with Map 1 and Map 7 of the London Plan;

b) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "B" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Zoning By-law No. Z.-1, (in conformity with The London Plan as amended in part a) above), to change the zoning of the subject property FROM a Residential R8 (R8-3) Zone TO a Holding Residential R8 Bonus (h-5\*R8-3\*B(\_)) Zone;

the Bonus Zone shall be implemented through one or more agreements to provide for a low-rise apartment building with a maximum height of 4 storeys or 13.0 metres; an increased density of up to 100 units per hectare (61 units total); a rear yard depth minimum of 15.0 metres; an interior side yard depth minimum of 3.0 metres for building walls containing no windows to habitable rooms or 8.0 metres for building walls containing windows to habitable rooms; a parking rate of 1 space per unit; and a bicycle parking rate of 1 space per 4 units, in return for the provision of the following facilities, services and matters:

i) provision of Affordable Housing: A mix of unit types (by number of bedrooms) and a minimum of 30% of each unit type within the development will be provided at affordable rent (at approximately 70% of Average Market Rent). An agreements shall be entered into with the Corporation of the City of London to secure those units for a minimum affordability period of 20 years; and,

ii) design Principles: Implementation of a site development concept, to be implemented through a future development agreement, which substantially achieves design principles that include:

A) building footprint and spatial orientation that: serves to activate the street; is pedestrian in scale; and establishes safe, direct, and barrier-free accessible pedestrian connections throughout the Site and from the Site to the public realm;

B) a principle building entrance that further serves to activate the streetscape and reinforce the “front facing” built form;

C) a building footprint that mitigates impacts, noting an enhanced rear yard setback and enhanced interior side yard setback are identified in the Bonus Zone;

D) a parking area that provides for safe, direct and barrier-free accessible pedestrian connections, is suitably sized to accommodate projected demand, and is strategically located to minimize impacts on the public realm;

E) an outdoor amenity area that is sufficiently sized and strategically located to provide for privacy and additional buffering opportunities and plantings, and also serves to mitigate overland flows and other potential stormwater management (SWM) impacts; and,

F) maintain, to the greatest extent possible, on-site green infrastructure in a manner consistent with the findings of the preliminary Tree Preservation Report;

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 the Provincial Policy Statement 2020;
- the recommended amendment conforms with the 1989 Official Plan;
- the recommended amendment conforms with the policies of The London Plan, including but not limited to the Key Directions, Homelessness Prevention and Housing policies, and City Design policies;
- the recommended amendment facilitates infill and intensification of an underutilized urban site and encourages an appropriate form of development. Infill and intensification supports the City's commitment to reducing and mitigating climate change by supporting efficient use of existing urban lands and infrastructure and regeneration of existing neighbourhoods;
- the recommended amendment facilitates the development of up to 61 affordable housing units that will help in addressing the growing need for affordable housing in London. The recommended amendment is in alignment with the Housing Stability Action Plan 2019-2024 and Strategic Area of Focus 2: Create More Housing Stock; and,
- the recommended bonus zone for the subject site will provide public benefits that include affordable housing units, barrier-free and accessible design, transit-supportive development, and a quality design standard to be implemented through a subsequent public site plan application.

### **Motion Passed**

9. (3.5) Application - 1093 Westdel Bourne (Z-9186) (Relates to Bill No. 296)

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, based on the application by Norquay Developments, relating to a portion of the property located at 1093 Westdel Bourne, the proposed by-law appended to the staff report dated September 21, 2020 BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan), to change the zoning of a portion of the subject property FROM a Residential R1 (R1-14) Zone TO a Residential R1 (R1-4) 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 proposed development is consistent with the PPS, 2020 by promoting the efficient use of land;

- the proposed development conforms with the in-force policies of The London Plan, including but not limited to permitted single detached dwelling use within the Neighbourhood Place Type;
- the proposed development conforms with the in-force policies of the (1989) Official Plan, including but not limited to the permitted use of single detached dwellings in the Low Density Residential designation; and,
- the recommended Zoning By-law amendment will ensure that the zoning of these lands corresponds with the zoning of five(5) partial lots within the Eagle Ridge draft approved plan of subdivision (39T-17501).

### **Motion Passed**

10. (3.6) Application - 799 Southdale Road West (OZ-9188) (Relates to Bill No.'s 278, 279, 284 and 297)

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, the following actions be taken with respect to the application by Speyside East Corporation, relating to the property located at 799 Southdale Road West:

- a) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend the Official Plan for the City of London (1989):
- i) by changing the land use designation FROM "Low Density Residential" TO "Multi-Family, Medium Density Residential",
  - ii) as it relates to the Southwest Area Secondary Plan, by changing the land use designation of 20.5.17 Appendix 1 (Official Plan Extracts) FROM "Low Density Residential" TO "Medium Density Residential";
  - iii) as it relates to the Southwest Area Secondary Plan, by changing the land use designation of 20.5.3.4 - Schedule 2 ( Multi-Use Pathways and Parks) FROM "Low Density Residential" TO "Medium Density Residential";
  - iv) as it relates to the Southwest Area Secondary Plan, by changing the land use designation of 20.5.5 - Schedule 4 (Southwest Area Land Use Plan) FROM "Low Density Residential" TO "Medium Density Residential";
  - v) as it relates to the Southwest Area Secondary Plan, by changing the land use designation of Schedule 6 (Lambeth Residential Neighbourhood Land Use Designations) FROM "Low Density Residential" TO "Medium Density Residential";
  - vi) as it relates to the Southwest Area Secondary Plan, by changing the land use designation of Schedule 9 (North Lambeth Residential Neighbourhood Land Use Designations) FROM "Low Density Residential" TO "Medium Density Residential"; and,
  - vii) as it relates to the Southwest Area Secondary Plan, by changing the land use designation of Schedule 12 (North Talbot Residential Neighbourhood Land Use Designations) FROM "Low Density Residential" TO "Medium Density Residential";
- b) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "B" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend the Official Plan for the City of London (1989) to ADD a policy to Section 10.1.3 – "Policies for Specific Areas" to allow the



site to develop with reduced setbacks, building heights of 6-storeys, a maximum density of 100 units per hectare, that the front lot line is deemed to be Southdale Road West to permit a 6-storey continuum-of-care facility; 5-storey apartment buildings; and townhouse units;

c) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "C" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend The London Plan to change Policy 1565\_5 (List of Secondary Plans) Southwest Area Secondary Plan, Section 20.5 (Southwest Area Secondary Plan):

i) by changing the land use designation of 20.5.17 Appendix 1 (Official Plan Extracts) FROM "Low Density Residential" TO "Medium Density Residential";

ii) by changing the land use designation of 20.5.3.4 - Schedule 2 ( Multi-Use Pathways and Parks) FROM "Low Density Residential" TO "Medium Density Residential";

iii) by changing the land use designation of 20.5.5 - Schedule 4 (Southwest Area Land Use Plan) FROM "Low Density Residential" TO "Medium Density Residential";

iv) by changing the land use designation of Schedule 6 (Lambeth Residential Neighbourhood Land Use Designations) FROM "Low Density Residential" TO "Medium Density Residential";

v) by changing the land use designation of Schedule 9 (North Lambeth Residential Neighbourhood Land Use Designations) FROM "Low Density Residential" TO "Medium Density Residential"; and,

vi) by changing the land use designation of Schedule 12 (North Talbot Residential Neighbourhood Land Use Designations) FROM "Low Density Residential" TO "Medium Density Residential";

d) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "D" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Zoning By-law No. Z.-1, (in conformity with the Official Plan for the City of London (1989), Southwest Area Secondary Plan and The London Plan, as amended in parts a) through c) above):

i) to change the zoning of the subject property FROM an Urban Reserve (UR1) Zone and a holding Residential R4 Special Provision (h-56\*h-84\*R4-6(6) Zone TO a Residential R7 Special Provision (R7( )\*H20\*D100) zone on the western portion of the lands to permit a minimum front yard setback of 0.5 metres, a minimum exterior side yard setback of 9.2 metres, a front lot line that is deemed to be Southdale Road West, and to permit Continuum-of-Care Facilities to be owned and/or operated by a for-profit entity;

ii) to change the zoning of the subject property FROM an Urban Reserve (UR1) Zone and a holding Residential R4 Special Provision (h-56\*h-84\*R4-6(6) Zone TO a Residential R5 Special Provision/Residential R9 Special Provision ((R5-7( )/(R9-3( )) Zone on the eastern portion of the lands to permit a maximum density of 100 units per hectare, minimum front yard setback of 0.5 metres, a minimum west side yard setback of 4.8m, a minimum east side yard setback of 6.0m, a maximum building height of 17m, a maximum density of 100 units per hectare, a front lot line that is deemed to be Southdale Road West, and buildings oriented to the Southdale Road frontage; and,

iii) to change the zoning of the subject property FROM a Residential R2 Special Provision/Residential R4 Special Provision (R2-1(13)/R4-3(1) Zone TO a Residential R5 Special

Provision/Residential R9 Special Provision ((R5-7( ))/(R9-3( )) Zone on the eastern portion of the lands to permit a maximum density of 100 units per hectare, minimum front yard setback of 0.5 metres, a minimum west side yard setback of 4.8m, a minimum east side yard setback of 6.0m, a maximum building height of 17m, a maximum density of 100 units per hectare, a front lot line that is deemed to be Southdale Road West, and buildings oriented to the Southdale Road frontage.

e) pursuant to Section 34(17) of the Planning Act, as determined by the Municipal Council, no further notice BE GIVEN in respect of the proposed Official Plan amendment and Zoning By-law Amendment as:

- i) the changes represent technical amendments to the 1989 Official Plan and The London Plan to facilitate amendments to the Southwest Area Secondary Plan, and Zoning Bylaw; and,
- ii) the recommended Official Plan amendment and Zoning By-law amendment have the same effect as the proposed Official Plan amendment circulated in the Notice of Application and the Public Meeting Notice;

it being further noted that the Planning and Environment Committee reviewed and received a communication dated September 4, 2020 from G. Versteegh, 804 Southdale Road, 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 recommended amendments are consistent with the 2020 Provincial Policy Statement (PPS) which direct municipalities to ensure development provides healthy, liveable and safe communities, and that provide for an appropriate range and mix of housing types and densities;
- the recommended amendments conform to the in-force policies of the (1989) Official Plan including, but not limited to, the policies of Chapter 10 which list the necessary condition(s) for approval of Policies for Specific Areas to facilitate the development of the subject lands to a Multi-family, Medium Density Residential development, supporting Southwest Area Plan policies and the recommended Multi-family Medium Density Residential designation;
- the recommended amendments conform to the in-force policies of The London Plan including, but not limited to, the Southwest Area Secondary Plan. Overall, the proposed residential uses will serve the intended function of the Neighbourhoods Place Type while providing for a manner which respects the intended form and character of the area through conformity with the Southwest Area Plan's Urban Design Guidelines;
- the recommended amendments conform to the policies of the Southwest Area Secondary Plan (SWAP);
- the recommended amendments would provide the necessary guidance for the developer and staff, and would direct the most intense residential uses along Southdale Road West, an arterial road, with a transition to less intensive forms adjacent to the low density residential to the south. The overall height and density of this proposal would be in keeping with the proposed Multi-family,

Medium Density Residential density target for these lands. This marginal increase in height and density for this development will not cause serious adverse impacts for surrounding residential land uses;

- the recommended amendments to Zoning By-law Z.-1 will conform to the (1989) Official Plan, Southwest Area Secondary Plan and The London Plan as recommended to be amended. The recommended amendments to the Zoning By-law with special provisions will provide for an appropriate development of the site; and,
- the holding provisions on the subject site are recommended to be removed as all conditions have been satisfied.

**Motion Passed**

12. (3.8) Application - Request to Remove from the Register - Heritage Listed Property - 1455 Oxford Street East

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, that the property at 1455 Oxford Street East BE REMOVED from the Register of Cultural Heritage Resources;

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.

**Motion Passed**

13. (3.9) Application - Old Victoria Hospital Lands Secondary Plan (O-9223) and 124 Colborne Street and the Block Bounded by Hill Street, Colborne Street, South and Waterloo Street (Z-9224) (Relates to Bill No.'s 280, 281, 282, 285, 286, 287 and 298)

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, the following actions be taken with respect to the applications by The Corporation of the City of London relating to The Old Victoria Hospital Lands Secondary Plan Area and the properties located at 124 Colborne Street and the Block Bounded by Hill Street, Colborne Street, South Street, and Waterloo Street:

a) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend the Official Plan for the City of London, 1989 by changing Section 20.6 – Old Victoria Hospital Lands Secondary Plan by DELETING Section 20.6.3.3 – Bonusing Policies and DELETE and REPLACE Sections 20.6.4.1 iv) a), b), c), and d); 20.6.4.2 v) a), b), and c); 20.6.4.3.1 iii) a), b), and c); 20.6.4.3.2 iii) a), b), and c); and 20.6.4.3.3 iii) a), b), and c);

b) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "B" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend The London Plan by changing policy 1565\_3 – List of Secondary Plans – Old Victoria Hospital Secondary Plan, by

DELETING Section 20.6.3.3 – Bonusing Policies and DELETE and REPLACE Sections 20.6.4.1 iv) a), b), c), and d); 20.6.4.2 v) a), b), and c); 20.6.4.3.1 iii) a), b), and c); 20.6.4.3.2 iii) a), b), and c); and 20.6.4.3.3 iii) a), b), and c);

c) the Urban Design Guidelines for the Old Victoria Hospital Lands Phase II appended to the staff report dated September 21, 2020 as Appendix “C” BE ADOPTED at the Municipal Council meeting to be held on September 29, 2020 by resolution of City Council;

d) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix “D” BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend section 19.2.2 of the Official Plan for the City of London, 1989 by ADDING the Urban Design Guidelines for the Old Victoria Hospital Lands Phase II to the list of Council approved guideline documents;

e) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix “E” BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Section 20.6 (Old Victoria Hospital Lands Secondary Plan) of the Official Plan for the City of London, 1989 by ADDING a policy to Section 20.6.5.8 “Guideline Documents”;

f) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix “F” BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Section 1716\_ of The London Plan by ADDING the Urban Design Guidelines for the Old Victoria Hospital Lands Phase II to the list of Council approved guideline documents;

g) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix “G” BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Section 1565\_3 of The London Plan (Old Victoria Hospital Secondary Plan), by ADDING a policy to Section 20.6.5.8 “Guideline Documents”;

h) the proposed by-law appended to the staff report dated September 21, 2020 as Appendix "H" BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend Zoning By-law No. Z.-1, (in conformity with the 1989 Official Plan, The London Plan, and the Old Victoria Hospital Lands Secondary Plan as amended in parts a) and b) above), to change the zoning of the subject property FROM a Residential R3/Residential R7/Residential R9 (R3-1/R7•D150•H24/R9-7•H24) Zone and Holding Residential R7/Residential R9/Regional Facility (h-5•R-7•D150•H12/R9-3•H12/RF) Zone TO a Holding Residential R8 Special Provision (h•h-5•R8-4(\*)) Zone, Holding Residential R8 Special Provision (h•h-5•R8-4(\*\*)) Zone, Holding Residential R8 Special Provision (h•h-5•R8-4(\*\*\*)) Zone, a Holding Residential R4 Special Provision/Residential R8 Special Provision (h•h-5•R4-6(\_)/R8-4(\*\*\*\*)) Zone, and an Open Space Special Provision (OS1(\*)) Zone;

i) pursuant to Section 34(17) of the Planning Act, as determined by the Municipal Council, no further notice BE GIVEN in respect of the proposed Official Plan amendment as:

- i) the changes represent technical amendments to the 1989 Official Plan and The London Plan to facilitate amendments to the Old Victoria Hospital Lands Secondary Plan; and,
- ii) the recommended Official Plan amendments has the same

effect as the proposed Official Plan amendment circulated in the Notice of Application and the Public Meeting Notice;

it being noted that no individuals spoke at the public participation meeting associated with this matter;

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

- the recommended amendment is consistent with the PPS, 2020, which encourages the regeneration of settlement areas and land use patterns within settlement areas that provide for a range of uses and opportunities for intensification and redevelopment. The PPS directs municipalities to permit all forms of housing required to meet the needs of all residents, present and future;
- the recommended amendment conforms to the in-force policies of The London Plan, including but not limited to the Key Directions;
- the recommended amendment conforms to the in-force policies of the Old Victoria Hospital Lands Secondary Plan, including but not limited to The Four Corners, Transit-Oriented Mainstreet, Low-Rise Residential, Mid-Rise Residential, and High-Rise Residential Policy Areas; and,
- the recommended amendment conforms to the in-force policies of the 1989 Official Plan, including but not limited to the Multi-Family, High Density Residential designation.

**Motion Passed**

4. (2.2) Application - 556 Wellington Street - HAP20-011

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, in response to the recommendation of the London Advisory Committee on Heritage, dated September 10, 2020, with respect to the staff report on the Heritage Alteration Permit (HAP20-011) relating to the property located at 556 Wellington Street, the staff report dated September 21, 2020 entitled "556 Wellington Street - HAP20-011" BE RECEIVED for information.

Yeas: (13): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Nays: (1): P. Squire

Absent: (1): M. Salih

**Motion Passed (13 to 1)**

11. (3.7) Application - Demolition Request for Heritage Designated Property - 120 York Street

Motion made by: S. Turner

Seconded by: A. Kayabaga

That the request to demolish the building on the heritage designated property at 120 York Street, within the Downtown Heritage Conservation District, BE DENIED;

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.

Yeas: (3): A. Hopkins, S. Turner, and A. Kayabaga

Nays: (11): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, P. Van Meerbergen, E. Pelozza, and S. Hillier

Absent: (1): M. Salih

**Motion Failed (3 to 11)**

Motion made by: J. Helmer

Seconded by: S. Lewis

That, on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, the request to demolish the building on the heritage designated property at 120 York Street, within the Downtown Heritage Conservation District, BE PERMITTED, and the following actions be taken:

- a) the Chief Building Official BE ADVISED of Municipal Council's intention in this matter; and,
- b) the applicant BE REQUIRED to obtain final Site Plan Approval for the property.

Yeas: (11): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, P. Van Meerbergen, E. Pelozza, and S. Hillier

Nays: (3): A. Hopkins, S. Turner, and A. Kayabaga

Absent: (1): M. Salih

**Motion Passed (11 to 3)**

14. (3.10) Application - 556 Wellington Street

Motion made by: M. Cassidy

That, on the recommendation of the Director, Development Services, the following actions be taken with respect to the application of GWL Realty Advisors, relating to the property located at 556 Wellington Street:

- a) the Approval Authority BE ADVISED that the following issues were raised at the public participation meeting with respect to the application for Site Plan Approval to permit the construction of two buildings containing a total of 405 units:
  - i) the impact of the heritage aspect of the neighbourhood;
  - ii) the West Woodfield Heritage Conservation District indicates that new buildings should respect the heritage character of West Woodfield through attention to height, built form, setback, massing, material and other architectural elements;
  - iii) the proposed new development should be consistent with neighbourhood facades;
  - iv) the streetscape should be preserved;
  - v) the north facade should be in line with the general line of the buildings on Wolfe Street;
  - vi) there is no outdoor amenity space;
  - vii) a wind study was not prepared;

- viii) there is no consideration given for snow removal;
- ix) Wellington Street is closed for festivals almost every weekend in the summer and wondering where the traffic from the building would go;
- x) there is no consideration provided for deliveries;
- xi) there are no environmental considerations for the building, such as, green roofs and car charging stations;
- xii) Wolfe Street should not be widened;
- xiii) there will be a significant increase in traffic on Wolfe Street which is a narrow street;
- ix) request for a pedestrian crosswalk on Wolfe Street at Wellington Street;
- xv) the main floor be residential instead of commercial; and,
- xvi) the shadow studies show that in March and September there will be no sunlight for the neighbouring properties up to Waterloo Street; and,

b) the Approval Authority BE ADVISED that the Municipal Council raised the following issues with respect to the Site Plan Application to permit the construction of two buildings containing a total of 405 units:

- i) continue to work with the Applicant to amend the proposed buildings design that would best to assist in achieving appropriate transitioning between the proposal, the existing neighbourhood and Victoria Park; and,
- ii) consider potential access off of Princess Avenue and Wellington Street including narrower design;

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

- a communication dated September 6, 2020 from B. Rich, 54 Palace Street;
- a communication dated September 15, 2020 from M. A. Hodge and T. Okanski, 310 Wolfe Street;
- a communication dated September 3, 2020 from J. Petrie, 543 Dufferin Avenue;
- a communication dated September 16, 2020 from E. Kane, 24 McGill Place;
- a communication dated September 3, 2020 from G. James, 101-295 Wolfe Street;
- a communication dated September 16, 2020 from L. Harrison, by email;
- a communication dated September 16, 2020 from G. Priamo, Principal Planner, Zelinka Priamo Ltd; and,
- a communication dated September 17, 2020 from K. McKeating, Architectural Conservancy of Ontario;

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.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

15. (3.11) Silverleaf Subdivision - Transport Mobility and Safety

Motion made by: M. Cassidy

That, the following actions be taken with respect to transportation mobility and safety in the Silverleaf subdivision:

- a) the staff report dated September 21, 2020, entitled "Silverleaf Subdivision - Transportation Mobility and Safety" BE RECEIVED for information;
- b) the delegation from R. Galizia, Silverleaf Community, with respect to road safety BE RECEIVED for information; and,
- c) the communication from Councillor M. van Holst Notice of Motion to request reconsideration of Municipal Council's decision regarding the installation of sidewalks in a portion of the Silverleaf community BE RECEIVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

Motion made by: M. van Holst

Seconded by: P. Van Meerbergen

Pursuant to section 13.2 of the Council Procedure By-law, the following decision of Municipal Council from the meeting held on July 21, 2020 with respect to clause 4.1 of the 11th Report of the Planning and Environment Committee, having to do with proposed sidewalks in the Silverleaf subdivision BE RECONSIDERED; "That the communication from R. Galizia, with respect the proposed sidewalks in the Silverleaf subdivision BE RECEIVED and no further action be taken; it being noted that a petition signed by approximately 41 individuals is on file in the City Clerk's Office, with respect to this matter.

Yeas: (8): Mayor E. Holder, M. van Holst, S. Lewis, P. Squire, J. Morgan, S. Lehman, P. Van Meerbergen, and S. Hillier

Nays: (6): J. Helmer, M. Cassidy, A. Hopkins, S. Turner, E. Pelozza, and A. Kayabaga

Absent: (1): M. Salih

**Motion Failed (8 to 6)**

16. (4.1) 6th Report of the London Advisory Committee on Heritage

At 5:09 PM His Worship the Mayor places Councillor J. Morgan in the Chair, and takes a seat at the Council Board.

At 5:11 PM His Worship the Mayor resumes the Chair, and Councillor J. Morgan takes his seat at the Council Board.

Motion made by: M. Cassidy



That the following actions be taken with respect to the 6th Report of the London Advisory Committee on Heritage from its meeting held on September 10, 2020:

a) on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act to construct two high-rise buildings on the property located at 556 Wellington Street, within the West Woodfield Heritage Conservation District, BE REFUSED; it being noted that the concerns raised by the London Advisory Committee on Heritage (LACH), on their report dated December 11, 2019, regarding the Heritage Impact Assessment for the above-noted matter, have not been addressed to the satisfaction of the LACH;

b) on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, the property at 1455 Oxford Street East BE REMOVED from the Register of Cultural Heritage Resources;

c) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for the proposed alterations to the property located at 562 Maitland Street, within the East Woodfield Heritage Conservation District, BE PERMITTED with terms and conditions:

- all exposed wood be painted;
- the previously installed 6"x6" wood posts be finished with wood materials in the design submitted as part of the Heritage Alteration Permit application;
- the previously removed rails and spindles be conserved and re-installed; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed;

d) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for the proposed alterations to the property at 91 Bruce Street, within the Wortley Village-Old South Heritage Conservation District, BE PERMITTED with terms and conditions:

- the rear addition results in a new building height to reflect no more than a 3' increase;
- the new exterior cladding to consist of tongue-and-groove wood siding;
- the new windows on the rear addition to consist of double-hung, aluminium clad wood windows consistent with the style and proportions of the existing windows on the dwelling;
- the roof materials on the addition to consist of asphalt shingles;
- all the exposed wood be painted;
- the existing conditions of the property and dwelling be photographed for documentation purposes prior to the construction of the addition; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed; and,

e) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for alterations to property at 59 Wortley Road, within the Wortley

Village-Old South Heritage Conservation District, BE PERMITTED with the following terms and conditions:

- the replacement railing on the steps be constructed of wood, with a top and bottom rail and wood spindles set between;
- all the exposed wood of the steps and railings be painted; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed; and,

f) clauses 1.1, 3.1 to 3.3, inclusive, BE RECEIVED for information.

Motion made by: M. Cassidy

That 6th Report of the London Advisory Committee on Heritage, excluding part a) BE APPROVED:

That the following actions be taken with respect to the 6th Report of the London Advisory Committee on Heritage from its meeting held on September 10, 2020:

b) on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, the property at 1455 Oxford Street East BE REMOVED from the Register of Cultural Heritage Resources;

c) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for the proposed alterations to the property located at 562 Maitland Street, within the East Woodfield Heritage Conservation District, BE PERMITTED with terms and conditions:

- all exposed wood be painted;
- the previously installed 6"x6" wood posts be finished with wood materials in the design submitted as part of the Heritage Alteration Permit application;
- the previously removed rails and spindles be conserved and re-installed; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed;

d) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for the proposed alterations to the property at 91 Bruce Street, within the Wortley Village-Old South Heritage Conservation District, BE PERMITTED with terms and conditions:

- the rear addition results in a new building height to reflect no more than a 3' increase;
- the new exterior cladding to consist of tongue-and-groove wood siding;
- the new windows on the rear addition to consist of double-hung, aluminium clad wood windows consistent with the style and proportions of the existing windows on the dwelling;
- the roof materials on the addition to consist of asphalt shingles;
- all the exposed wood be painted;
- the existing conditions of the property and dwelling be photographed for documentation purposes prior to the construction of the addition; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed; and,

e) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application

under Section 42 of the Ontario Heritage Act seeking approval for alterations to property at 59 Wortley Road, within the Wortley Village-Old South Heritage Conservation District, BE PERMITTED with the following terms and conditions:

- the replacement railing on the steps be constructed of wood, with a top and bottom rail and wood spindles set between;
- all the exposed wood of the steps and railings be painted; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed; and,

f) clauses 1.1, 3.1 to 3.3, inclusive, BE RECEIVED for information.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

Motion made by: M. Cassidy

That part a) of the 6th Report of the London Advisory Committee on Heritage BE APPROVED:

a) on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act to construct two high-rise buildings on the property located at 556 Wellington Street, within the West Woodfield Heritage Conservation District, BE REFUSED; it being noted that the concerns raised by the London Advisory Committee on Heritage (LACH), on their report dated December 11, 2019, regarding the Heritage Impact Assessment for the above-noted matter, have not been addressed to the satisfaction of the LACH;

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

Nays: (9): Mayor E. Holder, M. van Holst, S. Lewis, P. Squire, J. Morgan, S. Lehman, P. Van Meerbergen, E. Pelozza, and S. Hillier

Absent: (1): M. Salih

**Motion Failed (5 to 9)**

Motion made by: S. Lewis  
Seconded by: S. Lehman

That the application for a Heritage Application Permit (HAP20-011) under section 42 of the *Ontario Heritage Act*, as amended, to construct two high-rise buildings on the property located at 556 Wellington Street within the West Woodfield Heritage Conservation District, BE GRANTED;

Yeas: (9): Mayor E. Holder, M. van Holst, S. Lewis, P. Squire, J. Morgan, S. Lehman, P. Van Meerbergen, E. Pelozo, and S. Hillier

Nays: (5): J. Helmer, M. Cassidy, A. Hopkins, S. Turner, and A. Kayabaga

Absent: (1): M. Salih

**Motion Passed (9 to 5)**

Item 16 (4.1), as amended, reads as follows:

That the following actions be taken with respect to the 6th Report of the London Advisory Committee on Heritage from its meeting held on September 10, 2020:

a) the application for a Heritage Application Permit (HAP20-011) under section 42 of the *Ontario Heritage Act*, as amended, to construct two high-rise buildings on the property located at 556 Wellington Street within the West Woodfield Heritage Conservation District, BE GRANTED;

b) on the recommendation of the Director, Development Services, with the advice of the Heritage Planner, the property at 1455 Oxford Street East BE REMOVED from the Register of Cultural Heritage Resources;

c) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for the proposed alterations to the property located at 562 Maitland Street, within the East Woodfield Heritage Conservation District, BE PERMITTED with terms and conditions:

- all exposed wood be painted;
- the previously installed 6"x6" wood posts be finished with wood materials in the design submitted as part of the Heritage Alteration Permit application;
- the previously removed rails and spindles be conserved and re-installed; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed;

d) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for the proposed alterations to the property at 91 Bruce Street, within the Wortley Village-Old South Heritage Conservation District, BE PERMITTED with terms and conditions:

- the rear addition results in a new building height to reflect no more than a 3' increase;
- the new exterior cladding to consist of tongue-and-groove wood siding;
- the new windows on the rear addition to consist of double-hung,

aluminium clad wood windows consistent with the style and proportions of the existing windows on the dwelling;

- the roof materials on the addition to consist of asphalt shingles;
- all the exposed wood be painted;
- the existing conditions of the property and dwelling be photographed for documentation purposes prior to the construction of the addition; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed; and,

e) on the recommendation of the Director, City Planning and City Planner, with the advice of the Heritage Planner, the application under Section 42 of the Ontario Heritage Act seeking approval for alterations to property at 59 Wortley Road, within the Wortley Village-Old South Heritage Conservation District, BE PERMITTED with the following terms and conditions:

- the replacement railing on the steps be constructed of wood, with a top and bottom rail and wood spindles set between;
- all the exposed wood of the steps and railings be painted; and,
- the Heritage Alteration Permit be displayed in a location visible from the street until the work is completed; and,

f) clauses 1.1, 3.1 to 3.3, inclusive, BE RECEIVED for information.

## 8.2 15th Report of the Corporate Services Committee

Motion made by: A. Kayabaga

That the 15th Report of the Corporate Services Committee BE APPROVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelosa, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

### 1. Disclosures of Pecuniary Interest

Motion made by: A. Kayabaga

That it BE NOTED that no pecuniary interests were disclosed.

**Motion Passed**

### 2. (2.1) 2019 Annual Reporting of Lease Financing Agreements

Motion made by: A. Kayabaga

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the staff report dated September 21, 2020 regarding the 2019 annual reporting of lease financing agreements BE RECEIVED for information.

**Motion Passed**

3. (2.2) City of London Website Redesign Development and Implementation Update

Motion made by: A. Kayabaga

That, on the recommendation of the Director, Strategic Communications and Government Relations, and the Director, Information Technology Services, the staff report dated September 21, 2020 with respect to the Website Redesign Development and Implementation for City of London BE RECEIVED for information.

**Motion Passed**

4. (4.1) Application - Issuance of Proclamation - Dwarfism Awareness and Acceptance Month

Motion made by: A. Kayabaga

That based on the application dated August 28, 2020, from Little People of Ontario, the month of October BE PROCLAIMED as Dwarfism Awareness and Acceptance Month.

**Motion Passed**

5. (4.2) Application - Issuance of Proclamation - Dyslexia Awareness Month

Motion made by: A. Kayabaga

That based on the application dated September 14, 2020, from Dyslexia Canada, the month of October BE PROCLAIMED as Dyslexia Awareness Month.

**Motion Passed**

### 8.3 11th Report of the Civic Works Committee

Motion made by: S. Lehman

That the 11th Report of the Civic Works Committee BE APPROVED, excluding Item 15 (4.1).

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

1. Disclosures of Pecuniary Interest

Motion made by: S. Lehman

That it BE NOTED that no pecuniary interests were disclosed.

**Motion Passed**

2. (2.1) 2nd Report of the Waste Management Working Group

Motion made by: S. Lehman

That the 2nd Report of the Waste Management Working Group, from the meeting held on August 13, 2020, BE RECEIVED.

**Motion Passed**

3. (2.2) Appointment of Consulting Engineer for Detailed Design and Contract Administration Services: Dingman Creek Stage 1 Lands (Tributary 12, Municipal Channel Improvements)

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the assignment of consulting services for the detailed design and construction administration of the Dingman Creek Stage 1 Lands (Tributary 12, Channel Improvements):

- a) Ecosystem Recovery Limited BE AUTHORIZED to carry out detailed design and contract administration for the said project in accordance with the estimate, on file, at an upset amount of \$222,241.35, excluding HST, in accordance with Section 15.2 (d) of the City of London's Procurement of Goods and Services Policy;
- b) the financing for this project BE APPROVED as set out in the revised, ~~attached~~ Sources of Financing Report;
- 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; 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. (2020-E03)

**Motion Passed**

4. (2.3) Tender RFT20-69 Winter Road Plow Equipment With Operators

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the award of a contract for winter road plow equipment with operators:

- a) the bids submitted by All Terrain Property Maintenance Incorporated, London, Ontario; Bears Grounds Maintenance, a Division of 1739613 Ontario Limited, St. Thomas, Ontario; Coco Paving Incorporated, London, Ontario; DeKay Construction (1987) Limited London, Ontario; 2380560 Ontario Incorporated Southwest Property Care London, Ontario, at their tendered prices, BE ACCEPTED; and,

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

c) the approval 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. (2020-V01)

**Motion Passed**

5. (2.4) Single Source - Purchasing Various Trackless Machine Attachments

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to a single source purchasing agreement for purchasing various trackless machine attachments:

a) approval BE GIVEN to negotiate a single source purchasing agreement with Work Equipment Inc., 55 Thunderbird Drive, Courtland, Ontario, N0J 1E0, as per the Procurement of Goods and Services Policy, for the supply and delivery of Trackless attachments for a one (1) year term with an additional two (2) year option term based on price and performance;

b) Fleet Services BE AUTHORIZED to proceed with the replacement of up to 28 attachments during the 2020-2023 Multi-year Budget term, as per their approved capital budget at an estimated value of \$210,095 (excluding HST);

c) Funding for this purchase BE APPROVED as set out in the Source of Financing Report, appended to the staff report dated September 22, 2020, conditional that satisfactory terms and conditions can be negotiated and approved;

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

e) the approval, hereby given, 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. (2020-V01)

**Motion Passed**

6. (2.5) Windermere Road Improvements Environmental Assessment Study - Appointment of Consulting Engineer

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the appointment of a Consulting Engineer for the Windermere Road Improvements Environmental Assessment Study:

a) Stantec Consulting Ltd. BE APPOINTED as the Consulting Engineer to complete the Schedule 'C' Municipal Class



Environmental Assessment for Windermere Road Improvements at an upset amount of \$429,398.79, (excluding HST), in accordance with RFP20-45 and Section 15.2 (d) of the Procurement of Goods and Services Policy;

b) the financing for this assignment BE APPROVED as set out in the Sources of Financing Report as appended to the staff report dated September 22, 2020;

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

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 including agreements, if required, to give effect to these recommendations. (2020-T06/E05)

**Motion Passed**

7. (2.6) Hamilton Road and Gore Road Intersection Improvements Environmental Assessment Study - Appointment of Consulting Engineer

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the appointment of a Consulting Engineer for the Hamilton Road and Gore Road Intersection Improvements Environmental Assessment Study:

a) MTE Consultants Inc. BE APPOINTED as a Consulting Engineer to complete the Schedule 'B' Municipal Class Environmental Assessment for the Hamilton Road and Gore Road Intersection Improvements at an upset amount of \$132,468.80 (excluding HST) in accordance with RFP20-42 and Section 15.2 (d) of the Procurement of Goods and Services Policy;

b) the financing for this assignment BE APPROVED as set out in the Sources of Financing Report, as appended to the staff report dated September 22, 2020;

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

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 including agreements with utilities, if required, to give effect to these recommendations. (2020-E05/T06)

**Motion Passed**

8. (2.7) Amendments to the Traffic and Parking By-law (Relates to Bill No's. 288, 289 and 290)

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the proposed by-law, as appended to the staff report dated September 22, 2020, to amend By-law PS-113, entitled, "A by-law to regulate traffic and the parking of motor vehicles in the City of London", BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020. (2020-T08)

**Motion Passed**

9. (2.8) Appointment of Consulting Engineers - Infrastructure Renewal Program

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the appointment of consulting engineers for the Infrastructure Renewal Program:

a) the following consulting engineers BE APPOINTED to carry out consulting services for the identified 2021/2022 Infrastructure Renewal Program, at the upset amounts identified below, in accordance with the estimate on file, and in accordance with Section 15.2(e) of the City of London's Procurement of Goods and Services Policy:

i) IBI Group Professional Services (Canada) Inc. BE APPOINTED consulting engineers to complete the pre-design and detailed design of the 2021/2022 Infrastructure Renewal Program Assignment G, Elizabeth Street and Lyle Street Reconstruction, in the total amount of \$146,872.00 (including contingency), excluding HST;

ii) Archibald, Gray and McKay Engineering Limited BE APPOINTED consulting engineers to complete the pre-design and detailed design of 2021/2022 Infrastructure Renewal Program Assignment H, Glen Cairn Park Area Reconstruction, Glen Cairn Park from Thompson Road to Helena Avenue to Chesterfield Avenue, Chesterfield Avenue from Thompson Road to Shirl Street and Westlake Street from Chesterfield Avenue to Gladstone Avenue, in the total amount of \$264,000.00 (including contingency), excluding HST;

iii) Stantec Consulting Ltd. BE APPOINTED consulting engineers to complete the pre-design, and detailed design of the 2021/2022 Thames River Watermain Remediation Project at the west end of Huron Street from west of The Parkway to Philip Aziz Avenue, in the total amount of \$198,899.80 (including contingency), excluding HST; and,

iv) AECOM Canada Ltd BE APPOINTED consulting engineers to confirm the pre-design, complete the detailed design and construction administration of 2021 Wonderland Road Watermain Installation Project, Wonderland Road from Hamlyn Street to Exeter Road, in the total amount of \$194,963.00 (including contingency), excluding HST;

- b) the financing for the above-noted projects BE APPROVED, in accordance with the “Sources of Financing Report”, as appended to the staff report dated September 22, 2020;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this work;
- d) the approvals given, herein, BE CONDITIONAL upon the Corporation entering into a formal contract with each consultant for the respective project; 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. (2020-E08)

**Motion Passed**

10. (2.9) Biosolids Management Master Plan Consultant Award

Motion made by: S. Lehman

That, on the recommendation of the Managing Director of Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the assignment of consulting services for the completion of a Biosolids Management Master Plan:

- a) CH2M Hill Canada Limited BE APPOINTED Consulting Engineers in the amount of \$410,274.00, including 15% contingency, excluding HST, in accordance with Section 15.2 (e) 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”, as appended to the staff report dated September 22, 2020;
- 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. (2020-E03)

**Motion Passed**

11. (2.10) Municipal Waste and Resource Materials Collection By-law Amendment (Relates to Bill No. 292)

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the draft amending by-law, as appended to the staff report dated September 22, 2020, BE INTRODUCED at the Municipal Council meeting to be held on September 29, 2020 to amend By-law WM-12, entitled “A by-law to provide for the Collection of Municipal Waste and Resource Materials in the City of London”; it being noted that the amendment identifies additional requirements for certain materials placed in the garbage to increase health and

safety for the public and sanitation operators and address the elimination of the separate week for collection of Christmas trees. (2020-E07)

**Motion Passed**

12. (2.12) Proposed Expansion of the W12A Landfill Site: Updated Environmental Assessment Engineering Consultant Costs

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the following actions be taken with respect to the appointment of Golder Associates Ltd. for the Individual Environmental Assessment process for the proposed expansion of the W12A Landfill:

- a) Golder Associates Ltd. BE APPOINTED to carry out additional atmosphere, groundwater, landfill design and noise assessment studies as part of the Individual Environmental Assessment process for the proposed expansion of the W12A Landfill, in the total amount of \$47,315 excluding HST, in accordance with Section 15.2 (g) of the City of London's Procurement of Goods and Services Policy;
- b) the financing for the above-noted work BE APPROVED in accordance with the "Sources of Financing Report" as appended to the staff report dated September 22, 2020;
- c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this work; and,
- d) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations. (2020-E07)

**Motion Passed**

13. (2.13) Review of the W12A Landfill Community Enhancement and Mitigative Measures Program

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, the Review of the Current W12A Landfill Community Enhancement and Mitigative Measures Program (CEMMP) document, as appended to the staff report dated September 22, 2020, BE APPROVED for release for stakeholder feedback. (2020-E07)

**Motion Passed**

14. (2.11) Environmental Assessment Process - Updates and Preferred Method to Expand the W12A Landfill

Motion made by: S. Lehman

That, on the recommendation of the Managing Director, Environmental and Engineering Services and City Engineer, and with the support of the Waste Management Working Group, the “Alternative 1 - Vertical Expansion Over Existing Footprint” BE APPROVED as the preferred landfill expansion alternative with respect the Environmental Assessment (EA) for the expansion of the W12A Landfill and be referred to in the final phase of public consultation (community engagement) for the EA. (2020-E05)

**Motion Passed**

16. (5.1) Deferred Matters List

Motion made by: S. Lehman

That the Deferred Matters List, as of September 14, 2020, BE RECEIVED.

**Motion Passed**

17. (5.2) Low-Cost Active Transportation Infrastructure for COVID-19 Resilience Funding Stream

Motion made by: S. Lehman

That the Civic Administration BE DIRECTED to report back at a future meeting of the Civic Works Committee with a proposed plan for construction of active transportation infrastructure that would be eligible for the COVID-19 Resilience stream funding and can be built within the timelines of the COVID-19 Resilience funding program with construction to start no later than September 30, 2021 and be completed by the end of 2021; it being noted that a communication dated September 18, 2020, from Councillors E. Pelosa, S. Lewis and J. Helmer, with respect to this matter, was received. (2020-T03)

**Motion Passed**

15. (4.1) Street Renaming By-law, Policies and Guidelines

At 5:47 PM His Worship the Mayor places Councillor J. Morgan in the Chair and takes a seat at the Council Board.

At 5:48 PM His Worship the Mayor resumes the Chair, and Councillor J. Morgan takes his seat at the Council Board.

Motion made by: S. Lehman

That the following actions be taken with respect to the street renaming of Plantation Road:

a) the petition dated September 1, 2020, submitted by London resident Lyla Wheeler, regarding the renaming of “Plantation Road” BE RECEIVED; it being noted that the petition is available for viewing in the City Clerk’s Office;

b) the Civic Administration BE DIRECTED to undertake a review of City's By-laws, Policies and Guidelines relating to street naming processes and approvals and report back to the Civic Works Committee on any recommended changes to the process(es) that would support and implement the City's commitment to eradicate anti-Black, anti-Indigenous and people of colour oppression; it being noted that the report back is to include a review of the request set out in the above-noted petition, recognizing that, historically, the word "Plantation" has a strong correlation to slavery, oppression and racism;

c) the Civic Administration BE DIRECTED to expand the established Municipal Addressing Advisory Group (M.A.A.G.) to include the City's Diversity and Inclusion Specialist;

d) the Civic Administration BE DIRECTED to establish a list of potential street names that are reflective of suggestions from the community reflecting the contribution London's Historic Black Families (including those names provided for by the London Black History Coordinating Committee), Indigenous communities and people of colour; it being noted, a letter of support, with respect to this matter, was received from the African Canadian Federation of London and Area (ACFOLA); and,

e) the communication dated September 17, 2020 from P. McCallum and the communication dated September 18, 2020, from C. Cadogan, London Black History Coordinating Committee, with respect to this matter, BE RECEIVED. (2020-T00/P01)

Motion made by: S. Lehman

That the following parts a), c), and e) BE APPROVED:

That the following actions be taken with respect to the street renaming of Plantation Road:

a) the petition dated September 1, 2020, submitted by London resident Lyla Wheeler, regarding the renaming of "Plantation Road" BE RECEIVED; it being noted that the petition is available for viewing in the City Clerk's Office;

c) the Civic Administration BE DIRECTED to expand the established Municipal Addressing Advisory Group (M.A.A.G.) to include the City's Diversity and Inclusion Specialist;

e) the communication dated September 17, 2020 from P. McCallum and the communication dated September 18, 2020, from C. Cadogan, London Black History Coordinating Committee, with respect to this matter, BE RECEIVED. (2020-T00/P01)

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

Motion made by: S. Lehman

That the following parts b) and d) BE APPROVED:

b) the Civic Administration BE DIRECTED to undertake a review of City's By-laws, Policies and Guidelines relating to street naming processes and approvals and report back to the Civic Works Committee on any recommended changes to the process(es) that

would support and implement the City's commitment to eradicate anti-Black, anti-Indigenous and people of colour oppression; it being noted that the report back is to include a review of the request set out in the above-noted petition, recognizing that, historically, the word "Plantation" has a strong correlation to slavery, oppression and racism;

d) the Civic Administration BE DIRECTED to establish a list of potential street names that are reflective of suggestions from the community reflecting the contribution London's Historic Black Families (including those names provided for by the London Black History Coordinating Committee), Indigenous communities and people of colour; it being noted, a letter of support, with respect to this matter, was received from the African Canadian Federation of London and Area (ACFOLA); and,

Yeas: (13): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Nays: (1): P. Squire

Absent: (1): M. Salih

**Motion Passed (13 to 1)**

#### 8.4 16th Report of the Strategic Priorities and Policy Committee

Motion made by: J. Helmer

That the 16th Report of the Strategic Priorities and Policy Committee BE APPROVED, excluding Items 8 (4.1), 10 (4.3), 11 (4.4) and 12 (4.5).

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

#### 1. Disclosures of Pecuniary Interest

Motion made by: J. Helmer

That it BE NOTED that the following pecuniary interests were disclosed:

a) Councillor J. Morgan discloses a pecuniary interest with respect to item 4.5, having to do with an appointment to the London Public Library Board by indicating that a candidate is a member of the Board of Governors of Western University, which is his employer.

b) Councillor S. Turner discloses a pecuniary interest with respect to item 4.1, having to do with the Mandatory Face Coverings By-law Status Update by indicating that this is a public health matter and he is employed by the Middlesex-London Health Unit.

**Motion Passed**

2. (2.2) 2020 Mid-Year Capital Budget Monitoring Report and COVID-19 Financial Impacts

Motion made by: J. Helmer

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the following actions be taken with respect to the 2020 Mid-Year Capital Budget Monitoring Report dated September 22, 2020:

- a) the above-noted Report BE RECEIVED for information; it being noted that the life-to-date capital budget represents \$2.4 billion with \$1.6 billion committed and \$0.8 billion uncommitted;
- b) the following actions be taken with respect to the completed capital projects identified in Appendix "B", as appended to the staff report dated September 22, 2020, which have a total of \$1.6 million of net surplus funding:
  - i) the capital projects included in Appendix "B" BE CLOSED;
  - ii) the following actions be taken with respect to the funding associated with the capital projects approved for closure in b) i), above:

Rate Supported

- A) pay-as-you-go funding of \$5,165 BE TRANSFERRED to capital receipts;
- B) authorized debt financing of \$542,961 BE RELEASED resulting in a reduction of authorized, but unissued debt;
- C) uncommitted reserve fund drawdowns of \$307,461 BE RELEASED from the reserve funds which originally funded the projects;

Non-Rate Supported

- D) uncommitted reserve fund drawdowns of \$168,040 BE RELEASED from the reserve funds which originally funded the projects; and
- E) other net non-rate supported funding sources of \$597,066 BE ADJUSTED in order to facilitate project closings.

**Motion Passed**

3. (2.3) 2020 Assessment Growth Funding Allocation #2

Motion made by: J. Helmer

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, the 2020 Assessment Growth Funding Allocation Report #2 BE RECEIVED for information; it being noted that approved assessment growth requests are receiving remaining assessment growth funding previously withheld until full year COVID-19 financial impacts were better known; it being further noted that the Strategic Priorities and Policy Committee received a communication dated September 18, 2020 from C. Butler with respect to this matter.

**Motion Passed**



4. (2.5) Procurement in Emergencies Update - COVID-19

Motion made by: J. Helmer

That, on the recommendation of the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer, as per section 14.2 of the Procurement of Goods and Services Policy, the report of Emergency non-competitive individual purchases which exceed \$50,000 (pre-taxes), that the City has made up to the date of September 8, 2020 due to COVID-19, BE RECEIVED for information, appended to the staff report dated September 22, 2020 as Appendix "A".

**Motion Passed**

5. (2.1) 2020 Mid-Year Operating Budget Monitoring Report and COVID-19 Financial Impacts

Motion made by: J. Helmer

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

a) the 2020 Operating Budget Mid-Year Monitoring Projections for the Property Tax Supported Budget, Water, and Wastewater & Treatment Budgets, as appended to the staff report dated September 22, 2020 as Appendix "A", BE RECEIVED for information; it being noted an overview of the net corporate projections are outlined below, noting that the year-end positions could fluctuate based on factors beyond the control of the Civic Administration:

i) after applying the Safe Restart Agreement funding, Property Tax Supported Budget projected surplus of \$15.3 million prior to the recommendations in the report, noting a balanced budget position should all recommendations be approved;

ii) Water Rate Supported Budget projected surplus of \$0.8 million prior to the recommended contribution to the applicable Contingency Reserve, noting a balanced budget position should the recommendation be endorsed;

iii) after applying the Safe Restart Agreement funding, Wastewater & Treatment Rate Supported Budget projected surplus of \$0.1 million prior to the recommended contribution to the applicable Contingency Reserve, noting a balanced budget position should the recommendation be endorsed;

b) the overview of Federal-Provincial Safe Restart Agreement funding allocated to the City of London to support COVID-19 operating costs and pressures BE RECEIVED for information;

c) notwithstanding the Council approved Surplus/Deficit Policy, the Civic Administration BE AUTHORIZED to allocate the year-end Property Tax Supported Budget surplus as follows:

i) \$5 million to the Economic Development Reserve Fund to support social & economic recovery measures;

ii) the balance to the Operating Budget Contingency Reserve as a funding source to offset anticipated financial impacts of COVID-19 on the City's 2021 Budget;

d) the contribution of any year-end Water and Wastewater & Treatment Rate Supported Budget surplus to the applicable

Contingency Reserve BE ENDORSED as a funding source to offset the potential financial impacts of COVID-19 on the City's 2021 Budget; it being noted that the balances in these Contingency Reserves remain below target;

e) the following actions related to Capital Projects and Additional Investments BE APPROVED:

i) previously deferred 2020 Capital Projects identified in this report totaling \$1.1 million be reinstated, noting this will reduce the projected Property Tax surplus noted above by \$1.1 million;

ii) previously deferred 2020 Additional Investments identified in this report totaling \$1.2 million be reinstated, noting this will reduce the projected Property Tax surplus noted above by \$1.2 million;

iii) the Civic Administration be authorized to take the necessary actions to adjust the 2020 capital budgets and associated funding sources referenced in part (i) and (ii);

iv) the Civic Administration be authorized to contribute any 2020 surplus from the reinstated portion of the 60% Waste Diversion Action Plan to the Operating Budget Contingency Reserve as a funding source for future implementation costs;

v) the Civic Administration be authorized to contribute \$0.1 million to the Operating Budget Contingency Reserve to support Green City Strategy Initiatives from the Climate Emergency Action Plan, noting this will reduce the projected Property Tax surplus noted above by \$0.1 million;

f) the Civic Administration BE AUTHORIZED to take all necessary actions to further extend the deferral of all Community Improvement Plan loan repayments on an interest-free basis for the remainder of 2020; it being noted that repayments will resume in January 2021;

g) a grant to support RBC Place London operations for the remainder of 2020 in the amount of \$1.6 million BE APPROVED; it being noted this will reduce the projected Property Tax surplus by \$1.6 million noted above; and,

h) the summary of anticipated COVID-19 impacts on the 2021 Budget BE RECEIVED for information;

it being noted that the Strategic Priorities and Policy Committee heard a verbal presentation from the Managing Director, Corporate Services and City Treasurer, Chief Financial Officer with respect to this matter.

**Motion Passed**

6. (2.4) COVID-19 - City of London Fall Services

Motion made by: J. Helmer

That, on the recommendation of the City Manager, the staff report dated September 22, 2020 entitled "Covid-19 – City of London Services Update", BE RECEIVED for information.

**Motion Passed**

7. (2.6) Steps Toward Anti-Racism and Anti-Oppression at the City of London

Motion made by: J. Helmer

That, on the recommendation of the City Manager and the Senior Leadership Team, the following actions be taken with respect to Anti-Racism and Anti-Oppression at the City of London:

a) the staff report dated September 22, 2020, and entitled "Steps Toward Anti-Racism and Anti-Oppression at the City of London" BE RECEIVED; and,

b) the Civic Administration BE DIRECTED to proceed with the recommended next steps identified in the report referenced in a) above, with respect to the Equity and Inclusion Lens, Workforce Metrics, and Black Liaison Officer position.

**Motion Passed**

9. (4.2) Community Diversity and Inclusion Strategy Update

Motion made by: J. Helmer

The following actions be taken with respect to the Community Diversity and Inclusion Strategy (CDIS) Leadership table:

a) the staff report dated September 22, 2020 regarding community diversity and inclusion strategy update BE RECEIVED for information;

b) the recommendations of the CDIS outlined in Appendix A (page 251 of the Agenda), to end anti-Black and anti-indigenous racism in London BE ENDORSED in principle; it being noted that the implementation of the United Nations Declaration on the Rights of Indigenous Peoples (UNDRIP) will be reviewed by the Leadership Table for consideration;

c) the CDIS Priority Work Plans, outlined in Appendix A (page 238 of the Agenda) of the above-noted staff report, BE ENDORSED in principle; it being noted that the implementation of the United Nations Declaration on the Rights of Indigenous Peoples (UNDRIP) will be reviewed by the Leadership Table for consideration;

it being noted that the Strategic Priorities and Policy Committee received a communication dated September 11, 2020 and a presentation from the CDIS Leadership Table; and

it being further noted that the Strategic Priorities and Policy Committee heard a verbal delegation from Shobhita Sharma, Chair, Priority 3 and Gerry LaHay, Accessibility Advisory Committee, CDIS Leadership Table with respect to this matter.

**Motion Passed**

8. (4.1) Mandatory Face Coverings By-law Status Update

Motion made by: J. Helmer

That, on the recommendation of the Managing Director, Development and Compliance Services and Chief Building Official, the staff report dated September 22, 2020 regarding mandatory face coverings by-law status update BE RECEIVED for information purposes;

it being noted that the Strategic Priorities and Policy Committee heard verbal delegations from the following individuals:

Vaughan Sansom  
Tiana Leigh Freist  
Sophie Hawkins  
Scott Johnston  
Kristen Nagle on behalf of Myriam Cottard

it being further noted that the Strategic Priorities and Policy Committee received communications from the following individuals:

a communication dated September 13, 2020 from Councillor M. van Holst

a communication dated September 19, 2020 from Lisa Holly

a communication dated September 19, 2020 from Mark Bohman

a communication dated September 19, 2020 from Sara Johnston

a communication dated September 19, 2020 from Alaina Clunas

a communication dated September 19, 2020 from Kristen Nagle

a communication dated September 19, 2020 from Kayla Lewis

a communication dated September 19, 2020 from Karen deWit

a communication dated September 21, 2020 from Larry

Farquharson

a communication dated September 21, 2020 from Councillor M. van Holst

a communication dated September 20, 2020 from Susan Horvath.

Yeas: (13): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, E. Peloza, A. Kayabaga, and S. Hillier

Recuse: (1): S. Turner

Absent: (1): M. Salih

**Motion Passed (13 to 0)**

10. (4.3) 1st Report of the Governance Working Group

Motion made by: J. Morgan

That the following actions be taken with respect to the 1st Report of the Governance Working Group from its meeting held on August 24, 2020:

a) the Civic Administration BE DIRECTED to report back to the Governance Working Group (GWG), with respect to the advisory committee review, as it relates to the following:

i) options for the consideration of the GWG including:

A) revisions to the current advisory committee structure including, potential reduction of overall committees, mergers of committees with areas of overlap/redundancy, to achieve a more meaningful and collaborative approach to citizen engagement; and,

B) any alternative collaborative structure(s) for citizen committee work, including alternate citizen selection models for

participation in committees and working groups that would encourage participation from a more diverse range of Londoners, that would link directly to the council strategic plan; and,

C) revisions to the current advisory committee structure that enhance advice on public preferences on decision making through the provision of clear specific directions from council and administration over self directed “work plans”;

ii) additional service area detail related to the existing committees that are more closely linked to the role of ‘expert panel’;

b) clause 1.1 BE RECEIVED for information; and,

c) the Civic Administration BE DIRECTED to post to the City Website the agendas and reports of the Working Groups as established by Council; it being noted that these would be included on the “Advisory and Other Committee Meetings” page.

Motion made by: J. Morgan

That part a) as follows BE APPROVED:

That the following actions be taken with respect to the 1st Report of the Governance Working Group from its meeting held on August 24, 2020:

a) the Civic Administration BE DIRECTED to report back to the Governance Working Group (GWG), with respect to the advisory committee review, as it relates to the following:

i) options for the consideration of the GWG including:

A) revisions to the current advisory committee structure including, potential reduction of overall committees, mergers of committees with areas of overlap/redundancy, to achieve a more meaningful and collaborative approach to citizen engagement; and,

B) any alternative collaborative structure(s) for citizen committee work, including alternate citizen selection models for participation in committees and working groups that would encourage participation from a more diverse range of Londoners, that would link directly to the council strategic plan; and,

C) revisions to the current advisory committee structure that enhance advice on public preferences on decision making through the provision of clear specific directions from council and administration over self directed “work plans”;

ii) additional service area detail related to the existing committees that are more closely linked to the role of ‘expert panel’;

Yeas: (9): Mayor E. Holder, M. van Holst, S. Lewis, P. Squire, J. Morgan, S. Lehman, P. Van Meerbergen, E. Pelozo, and S. Hillier

Nays: (5): J. Helmer, M. Cassidy, A. Hopkins, S. Turner, and A. Kayabaga

Absent: (1): M. Salih

**Motion Passed (9 to 5)**

Motion made by: J. Helmer

That parts b) and c) noted below BE APPROVED:

b) clause 1.1 BE RECEIVED for information; and,

c) the Civic Administration BE DIRECTED to post to the City Website the agendas and reports of the Working Groups as established by Council; it being noted that these would be included on the "Advisory and Other Committee Meetings" page.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

11. (4.4) Request for Referral to the Governance Working Group

Motion made by: J. Helmer

That the Communication from Councillor M. van Holst, dated September, 2020, with respect to a referral to the Governance Working Group, BE RECEIVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

12. (4.5) Consideration of Appointment to the London Public Library Board

Motion made by: J. Helmer

That Chelsea Smith BE APPOINTED to the London Public Library Board for the term ending November 15, 2022;

it being noted that the Strategic Priorities and Policy Committee received the following written submissions with respect to this matter:

- a communication dated July 3, 2020 from M. B. McNally
- a communication dated July 3, 2020 from E. Chamberlain
- a communication dated July 3, 2020 from M. A. Rayner
- a communication dated July 27, 2020 from J. Grainger
- a communication dated July 27, 2020 from L. J. D'Alton
- a communication dated July 4, 2020 from L. McKechnie.

Yeas: (13): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Recuse: (1): J. Morgan

Absent: (1): M. Salih

**Motion Passed (13 to 0)**

8.5 3rd Report of the Audit Committee

Motion made by: J. Helmer

That the 3rd Report of the Audit Committee BE APPROVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozza, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**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. (4.1) 2019 Financial Statements

Motion made by: J. Helmer

That the following actions be taken with respect to the 2019 reports from KPMG:

a) the 2019 Financial Report of The Corporation of the City of London, BE RECEIVED, it being noted that the Audit Committee received a presentation from the Director, Financial Services with respect to this matter; and

b) the Audit Findings Report 2019 as prepared by KPMG for the year ending December 31, 2019, BE RECEIVED, it being noted that the Audit Committee received a presentation from KPMG with respect to this matter.

**Motion Passed**

3. (4.2) Service London Assessment

Motion made by: J. Helmer

That the Internal Audit Report from Deloitte with respect to the Service London Assessment performed January 2020 to March 2020, issued July 2020, BE RECEIVED.

**Motion Passed**

4. (4.3) Internal Audit Summary Update

Motion made by: J. Helmer

That the following actions be taken with regards to the Internal Audit submission from Deloitte dated June 15, 2020:

a) the Revised 2020-2022 Audit Plan BE APPROVED; and

b) the communication dated September 1, 2020 from Deloitte,

with respect to the internal audit summary update, BE RECEIVED;

it being noted that the Audit Committee received a presentation from Deloitte with respect to this matter.

**Motion Passed**

**9. Added Reports**

None.

**10. Deferred Matters**

None.

**11. Enquiries**

Councillor M. van Holst inquiries with respect to the creation of a plexiglass booth, or other type of barrier, in order to provide for a member of the public to speak from a committee room without wearing a mask. The Managing Director, Development & Compliance Services and Chief Building Official responds that options will be investigated.

**12. Emergent Motions**

None.

**13. By-laws**

Motion made by: E. Pelozo

Seconded by: S. Lehman

That Introduction and First Reading of Bill No.'s 277 to 298, inclusive, BE APPROVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozo, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

Motion made by: S. Hillier

Seconded by: P. Van Meerbergen

That Second Reading of Bill No.'s 277 to 298, inclusive, BE APPROVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P. Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E. Pelozo, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**



Motion made by: S. Lewis  
Seconded by: M. van Holst

That Third Reading and Enactment of Bill No.'s 277 to 298, inclusive, BE  
APPROVED.

Yeas: (14): Mayor E. Holder, M. van Holst, S. Lewis, J. Helmer, M. Cassidy, P.  
Squire, J. Morgan, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Turner, E.  
Pelosa, A. Kayabaga, and S. Hillier

Absent: (1): M. Salih

**Motion Passed (14 to 0)**

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

Bill	By-law
Bill No. 277	By-law No. A.-8023-200 - A by-law to confirm the proceedings of the Council Meeting held on the 29th day of September, 2020. (City Clerk)
Bill No. 278	By-law No. C.P.-1284(vl)-201 - A by-law to amend the Official Plan for the City of London - 1989, relating to 799 Southdale Road West. (3.6a/14/PEC)
Bill No. 279	By-law No. C.P.-1284(vm)-202 - A by-law to amend the Official Plan for the City of London, 1989 relating to 799 Southdale Road West. (3.6b/14/PEC)
Bill No. 280	By-law No. C.P.-1284(vn)-203 - A by-law to amend the Official Plan for the City of London, 1989 relating to the Old Victoria Hospital Lands Secondary Plan. (3.9a/14/PEC)
Bill No. 281	By-law No. C.P.-1284(vo)-204 - A by-law to amend the Official Plan for the City of London, 1989 relating to 124 Colborne Street and the block bounded by Hill Street, Colborne Street, South Street, and Waterloo Street. (3.9d/14/PEC)
Bill No. 282	By-law No. C.P.-1284(vp)-205 - A by-law to amend the Official Plan for the City of London, 1989 relating to 124 Colborne Street and the block bounded by Hill Street, Colborne Street, South Street, and Waterloo Street. (3.9e/14/PEC)
Bill No. 283	By-law No. C.P.-1512(v)-206 - A by-law to amend The London Plan for the City of London, 2016 relating to 122 Base Line Road West. (3.4a/14/PEC)
Bill No. 284	By-law No. C.P.-1512(w)-207A by-law to amend The London Plan for the City of London, 2016 relating to 799 Southdale Road West. (3.6c/14/PEC)
Bill No. 285	By-law No. C.P.-1512(x)-208 - A by-law to amend The London Plan, for the City of London, 2016 relating to the Old Victoria Hospital Lands Secondary Plan. (3.9b/14/PEC)
Bill No. 286	By-law No. C.P.-1512(y)-209 - A by-law to amend The London Plan for the City of London, 2016 relating to 124 Colborne Street and the block bounded by Hill Street, Colborne Street, South Street, and Waterloo Street. (3.9f/14/PEC)

Bill No. 287	By-law No. C.P.-1512(z)-210 - A by-law to amend The London Plan for the City of London, 2016 relating to 124 Colborne Street and the block bounded by Hill Street, Colborne Street, South Street, and Waterloo Street. (3.9g/14/PEC)
Bill No. 288	By-law No. PS-113-20053 - 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." (2.7/11/CWC)
Bill No. 289	By-law No. PS-113-20054 - 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." (2.7/11/CWC)
Bill No. 290	By-law No. PS-113-20055 - 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." (2.7/11/CWC)
Bill No. 291	By-law No. S.-6073-211 - A by-law to lay out, constitute, establish and assume certain reserves in the City of London as public highway. (as widening to Adelaide Street North, north of Ross Street). (Chief Surveyor - for road widening purposes on Adelaide Street North, pursuant to SPA19-095 and in accordance with Zoning By-law Z-1)
Bill No. 292	By-law No. WM-12-20016 - A by-law to amend the By-law No. WM-12 being "A by-law to provide for the Collection of Municipal Waste and Resource Materials in the City of London". (2.10/11/CWC)
Bill No. 293	By-law No. Z.-1-202872 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 733 Wellington Street. (3.1/14/PEC)
Bill No. 294	By-law No. Z.-1-202873 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 666-670 Wonderland Road North. (3.2/14/PEC)
Bill No. 295	By-law No. Z.-1-202874 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 122 Base Line Road West. (3.4b/14/PEC)
Bill No. 296	By-law No. Z.-1-202875 - A by-law to amend By-law No. Z.-1 to rezone a portion of land located at 1093 Westdel Bourne. (3.5/14/PEC)

Bill No. 297	By-law No. Z.-1-202876 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 799 Southdale Road West. (3.6d/14/PEC)
Bill No. 298	By-law No. Z.-1-202877 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 124 Colborne Street and the Block Bounded by Hill Street, Colborne Street, South Street, and Waterloo Street. (3.9h/14/PEC)

**14. Adjournment**

Motion made by: J. Helmer

Seconded by: P. Van Meerbergen

That the meeting BE ADJOURNED.

**Motion Passed**

The meeting adjourned at 6:17 PM.

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Ed Holder, Mayor

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Catharine Saunders, City Clerk