



The Corporation of the City of Temiskaming Shores
Regular Meeting of Council
Tuesday, February 16, 2021 – 6:00 p.m.
Electronic Meeting

Agenda

1. **Call to Order**
2. **Roll Call**
3. **Review of Revisions or Deletions to Agenda**
4. **Approval of Agenda**

Draft Resolution

Moved by: Councillor Whalen

Seconded by: Councillor Jelly

Be it resolved that City Council approves the agenda as printed / amended.

5. **Disclosure of Pecuniary Interest and General Nature**
6. **Review and adoption of Council Minutes**

Draft Resolution

Moved by: Councillor McArthur

Seconded by: Councillor Foley

Be it resolved that City Council approves the following minutes as printed:

- a) Regular meeting of Council – February 2, 2021.

7. **Public Meetings pursuant to the Planning Act, Municipal Act and other Statutes**

None

8. **Question and Answer Period**

9. **Presentations / Delegations**

a) Ida Hilson, Resident

Re: Broadwood Avenue/Lakeshore Road Crosswalk Lights

10. **Communications**

a) Dick Farrow, President - Little Claybelt Homesteaders Museum

Re: Letter to Mayors, Reeves and Councillors of South Temiskaming – Update, 2021-01-28

Reference: Received for Information

b) Herb Shields, Community Liaison Northern Ontario - TC Energy

Re: Mainline Launcher and Receiver Program, 2021-01-29

Reference: Received for Information

c) Virginia Montminy, Clerk – Township of Ewanturel

Re: Support – Closure of Ontario Fire College, 2021-01-29

Reference: Received for Information

d) Candice White, CAO/Clerk/Treasurer – Township of Asphodel-Norwood

Re: Support – Community Safety & Well-Being Plan – Extension Request, 2021-02-01

Reference: Received for Information

e) Free Tax Clinics

Re: 2021 Virtual Tax Clinics – March 1, 2021 to April 29, 2021

Reference: Received for Information

f) Sylvia Jones, Solicitor General

Re: Closure of the Ontario Fire College (OFC) Gravenhurst Campus, 2021-02-02

Reference: Received for Information

g) Corey Bridges, Manager of Finance / Treasurer – Perth County

Re: Significant Negative Impacts of Current Value Assessments in Perth County, 2021-02-02

Reference: Received for Information

h) Danny Whalen, President – Federation of Ontario Municipalities (FONOM)

Re: Creation of a Provincial Working Group, looking at 2+1 Highways, 2021-02-04

Reference: Received for Information

i) Bonnie Nistico-Dunk, City Clerk – City of St. Catharines

Re: Universal Paid Sick Days in Ontario, 2021-02-09

Reference: Received for Information

j) Ontario Real Estate Association (OREA)

Re: Small Towns, Big Opportunities – Unlocking Growth in Ontario's Rural and Northern Communities Report

Reference: Motion presented under New Business

- k) Pam Fogal, Manager – Gore Bay Provincial Offences

Re: Support – COVID-19 Relief Funding for POA, 2021-02-11

Reference: Motion presented under New Business

Draft Resolution

Moved by: Councillor Laferriere

Seconded by: Councillor Hewitt

Be it resolved that City Council agrees to deal with Communication Items 10. a) to 10.k) according to the Agenda references.

11. Committees of Council – Community and Regional

Draft Resolution

Moved by: Councillor McArthur

Seconded by: Councillor Jelly

Be it resolved that the following minutes be accepted for information:

- a) Minutes of the Bicycle Friendly Committee meeting held on January 21, 2021.

12. Committees of Council – Internal Departments

Draft Resolution

Moved by: Councillor Whalen

Seconded by: Councillor Hewitt

Be it resolved that the following minutes be accepted for information:

- a) Minutes of the Corporate Services Committee meeting held on February 1, 2021;
and
- b) Minutes of the Building Maintenance Committee meeting held on February 9, 2021.

13. Reports by Members of Council

- a) Report to Council 2021 ROMA Conference – Mayor Kidd
- b) Report to Council 2021 ROMA Conference – Councillor Jelly

14. Notice of Motions

15. New Business

a) Support – Use of Automatic Speed Enforcement (photo radar) by Municipalities – Township of South-West Oxford

Draft Resolution

Moved by: Councillor McArthur

Seconded by: Councillor Foley

Whereas the Township of South-West Oxford Council approved a resolution in support of photo radar by Municipalities, at its meeting on January 5, 2021.

Be it resolved that Council for the City of Temiskaming Shores hereby supports the Township of South-West Oxford's resolution for use of Automatic Speed Enforcement (photo radar) by Municipalities; and

That a copy of this resolution be forwarded to the Premier of Ontario; the MPP for Temiskaming-Cochrane, the Association of Ontario Municipalities and the Township of South-West Oxford.

b) Support - Investing in Canada Infrastructure Program - Town of Bracebridge

Draft Resolution

Moved by: Councillor Laferriere

Seconded by: Councillor Jelly

Whereas the Town Bracebridge Council approved a resolution regarding infrastructure funding at its meeting on January 20, 2021.

Whereas the Association of Municipalities of Ontario (AMO) reported that municipal governments own more of Ontario's infrastructure than any other

order of government, and most of it is essential to economic prosperity and quality of life; and

Whereas municipalities deliver many of the services that are critical to residents in every community, and these services rely on well-planned, well-built and well-maintained infrastructure; and

Whereas the Government of Ontario has stated that universal asset management will be the foundation of its municipal infrastructure strategy because effective asset management planning helps ensure that investments are made at the right time to minimize future repair and rehabilitation costs and maintain assets; and

Whereas Federal and Provincial infrastructure funding models now contain requirements for recipients to demonstrate that comprehensive asset management planning principles are applied when making decisions regarding infrastructure investment; and

Whereas infrastructure funding limits need to be large enough to support significant projects that have a lasting community impact over multiple generations; and

Whereas targeted funding for critical infrastructure is inconsistent with the principle foundation of an asset management strategy which prioritizes needs over wants and has resulted in underfunding of the wide range of infrastructure that municipalities are responsible for maintaining, such as arenas and libraries; and

Whereas the Community, Culture and Recreation Stream of the Investing in Canada Infrastructure Program received demand of almost \$10 billion for a \$1 billion funding envelope; and

Whereas broad eligibility for funding is more appropriate as municipalities best understand their infrastructure needs together with the needs of their community; and

Whereas no and/or insufficient funding programs currently exist to fund the demonstrated need for the building, restoration and enhancement of community, culture and recreation assets; and

Whereas funding the replacement of these needed capital assets is beyond the financial capacity of most communities; and

Whereas the economy of Ontario has been negatively impacted by the ongoing measures implemented to reduce the spread of COVID-19.

Now therefore be it resolved that Council of the Corporation of the City of Temiskaming Shores hereby supports the Town of Bracebridge's resolution:

1. That the Federal and Provincial Governments provide immediate broad and substantial municipal funding opportunities for well-planned, shovel-ready projects already prioritized under municipal asset management plans to provide immediate stimulus to the local, provincial and the federal economies in order to rebound from the impact of the COVID-19 pandemic; and
2. That a copy of this resolution be forwarded to the Right Honourable Prime Minister of Canada; the Federal Minister of Infrastructure and Communities; the Honourable Premier of Ontario; the Ontario Minister of the Finance; the Ontario Minister of Infrastructure; the Ontario Minister of Municipal Affairs and Housing; the Association of Municipalities of Ontario (AMO); the Federation of Canadian Municipalities (FCM); the Local Member of Parliament (MP); the Local Member of Provincial Parliament (MPP); and the Town of Bracebridge.

c) Support - Ontario Real Estate Association (OREA) - Small Towns, Big Opportunities – Unlocking Growth in Ontario's Rural and Northern Communities Report

Draft Resolution

Moved by: Councillor Hewitt

Seconded by: Councillor Whalen

Whereas the Ontario Real Estate Association (OREA) released a report titled Small Towns, Big Opportunities - Unlocking Growth in Ontario's Rural and Northern Communities; and

Whereas the economic and demographic realities faced by communities outside of the Greater Toronto and Hamilton Area (GTHA) are rarely the focus of mainstream media attention or political actors; and

Whereas over the past few years, many non-GTHA towns and cities have been faced with the challenges caused by losing talented youth to larger centres and a move away from more traditional goods-producing economies; and

Whereas in the midst of these socioeconomic challenges, the COVID-19 pandemic brought new obstacles; however, also created renewed opportunities for many communities; and

Whereas thousands of Ontarians no longer need to live near their workplace, while thousands more have used the pandemic as a platform to accelerate plans to move to smaller locales; and

Whereas if the provincial government can capitalize on this momentum to help rural and northern small towns turn this short-term rebound into long-term growth, thereby raising the quality of life, average incomes, and future prospects of the millions of Ontarians who reside outside of the GTHA.

Therefore be it resolved that the Council for the City of Temiskaming Shores hereby supports the Ontario Real Estate Association's 15 recommendations contained within the Small Towns, Big Opportunities - Unlocking Growth in Ontario's Rural and Northern Communities Report, that aim to create and attract jobs, reverse the out-migration of young talent, close the infrastructure gap, and foster more housing starts; and

Further that a copy of this resolution be forwarded to the Honourable Steve Clark, Minister of Municipal Affairs and Housing; the Honourable Laurie Scott, Minister of Infrastructure; the Honourable Greg Rickford, Minister of Energy, Northern Development and Mines; the Honourable Peter Bethlenfalvy, Minister of Finance; the Honourable Ernie Hardeman, Minister of Agriculture Food and Rural Affairs; the Rural Ontario Municipal Association (ROMA); the Federation of Northern Ontario Municipalities (FONOM); and John Vanthof, MPP for Timiskaming-Cochrane.

d) Support – COVID-19 Relief Funding for POA - Gore Bay Provincial Offences

Draft Resolution

Moved by: Councillor Jelly

Seconded by: Councillor Laferriere

Whereas the Gore Bay Provincial Offences Board of Management approved a resolution regarding COVID-19 relief funding at its meeting on January 22, 2021.

Whereas the POA Board of Management is concerned with the current financial status of the Provincial Offences Act - Gore Bay Court Services; and

Whereas Gore Bay is operating at a deficit in excess of \$22,000.00 which is unprecedented; and

Whereas the deficit is directly attributable to the restrictions imposed by the Province as it relates to the Province's response to the COVID 19 situation; and

Whereas the Province has had almost one year to find a solution to ensure the safe and continued operations of the Provincial Offences Court system in Ontario; and

Whereas the Province transferred the POA operations to municipalities in 2000, with the expectation that it would operate on a profit and not negatively impact the financial status of the participating municipalities; and

Whereas the Provincial Government has provided COVID-19 grants to municipalities but not directed any of those monies to POA Boards.

Therefore be it resolved that the Council for the City of Temiskaming Shores hereby supports the Gore Bay POA Board of Management to lobby the Provincial Government to provide COVID-19 support funds to all POA Court Operations In the Province of Ontario; and

Further that all a copy of this resolution be forwarded to the Honourable Premier of Ontario; the Honourable Doug Downey, Attorney General; John Vanthof, MPP for Timiskaming-Cochrane; and the Gore Bay Provincial Offences Board of Management.

e) Memo No. 005-2021-CS – OILC Loan Application(s)

Draft Resolution

Moved by: Councillor Foley
Seconded by: Councillor Hewitt

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 005-2021-CS; and

That Council directs the Treasurer to proceed with the application(s) to OILC for capital works as approved in Resolution 2020-606; and

That Council directs the Treasurer to proceed with other applicable by-laws as per the OILC program as required upon the completion or substantial completion of the approved capital works.

f) Memo No. 006-2021-CS – Amendment to By-law No. 2019-127 (FedNor – PDAC Conference)

Draft Resolution

Moved by: Councillor McArthur
Seconded by: Councillor Whalen

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 006-2021-CS; and

That Council direct staff to prepare the necessary by-law to amend By-law No. 2019-127 regarding the Prospectors and Developers Association of Canada

(PDAC) Convention for consideration at the February 16, 2021 Regular Council meeting.

g) Memo No. 007-2021-CS – Amendment to By-law No. 2018-130 (FedNor – Bilingual Project Coordinator)

Draft Resolution

Moved by: Councillor Laferriere

Seconded by: Councillor Foley

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 007-2021-CS; and

That Council direct staff to prepare the necessary by-law to amend By-law No. 2018-130 regarding a funding agreement with Industry Canada (FedNor) for a Bilingual Project Coordinator, for consideration at the February 16, 2021 Regular Council meeting.

h) Administrative Report No. CS-008-2021 – Resource Tech Management Inc. Memorandum of Understanding for Access over Municipal Lands

Draft Resolution

Moved by: Councillor Jelly

Seconded by: Councillor Whalen

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. CS-008-2021; and

That Council directs staff to prepare the necessary by-law to enter into a Memorandum of Understanding with Resource Tech Management Inc., for the purpose of accessing City-owned parcels for timber harvesting activities on Crown Land, for consideration at the February 16, 2021 Regular Council meeting.

i) Administrative Report No. CS-009-2021 – Municipal Freedom of Information and Protection of Privacy Act

Draft Resolution

Moved by: Councillor Hewitt

Seconded by: Councillor McArthur

Whereas the Municipal Freedom of Information and Protection of Privacy Act R.S.O. 1990 (MFIPPA) dates back 30 years; and

Whereas municipalities, including the City of Temiskaming Shores, practice and continue to promote open and transparent government operations, actively disseminate information and routinely disclose public documents upon request outside of the MFIPPA process; and

Whereas government operations, public expectations, technologies, and legislation surrounding accountability and transparency have dramatically changed and MFIPPA has not advanced in line with these changes; and

Whereas the creation, storage and utilization of records has changed significantly, and the Municipal Clerk of the Municipality is responsible for records and information management programs as prescribed by the Municipal Act, 2001; and

Whereas regulation 823 under MFIPPA continues to reference antiquated technology and does not adequately provide for cost recovery, and these financial shortfalls are borne by the municipal taxpayer; and

Whereas the threshold to establish frivolous and/or vexatious requests is unreasonably high and allows for harassment of staff and members of municipal councils, and unreasonably affects the operations of the municipality; and

Whereas the Act fails to recognize how multiple requests from an individual, shortage of staff resources or the expense of producing a record due to its size, number or physical location does not allow for time extensions to deliver requests and unreasonably affects the operations of the municipality; and

Whereas the name of the requestor is not permitted to be disclosed to anyone other than the person processing the access request, and this anonymity is used by requesters to abuse the MFIPPA process and does not align with the spirit of openness and transparency embraced by municipalities; and

Whereas legal professionals use MFIPPA to gain access to information launch litigation against institutions, where other remedies exist; and

Whereas there are limited resources to assist administrators or requestors to navigate the legislative process; and

Whereas reform is needed to address societal and technological changes in addition to global privacy concerns and consistency across provincial legislation.

Be it resolved that the Ministry of Government and Consumer Services be requested to review the MFIPPA, and consider recommendations as follows:

1. That MFIPPA assign the Municipal Clerk, or designate to be the Head under the Act;
2. That MFIPPA be updated to address current and emerging technologies;
3. That MFIPPA regulate the need for consistent routine disclosure practices across institutions;
4. That the threshold for frivolous and/or vexatious actions be reviewed, and take into consideration the community and available resources in which it is applied;
5. That the threshold for frivolous and/or vexatious also consider the anonymity of requesters, their abusive nature and language in requests to ensure protection from harassment as provided for in Occupational Health and Safety Act;
6. That the application and scalability of fees be designed to ensure taxpayers are protected from persons abusing the access to information process;
7. That administrative practices implied or required under the Act, including those of the IPC, be reviewed and modernized; and
8. That the integrity of the Act be maintained to protect personal privacy and transparent governments.

j) Administrative Report No. CS-010-2021 – Haileybury Family Health Team Lease Agreement

Draft Resolution

Moved by: Councillor Laferriere

Seconded by: Councillor Whalen

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. CS-010-2021; and

That Council directs staff to increase the rental rates for the use of office space by the Haileybury Family Health Team by 2% for 2021, in accordance with the Consumer Price Index; and

That Council directs staff to prepare the necessary by-law to enter into a one (1) year lease agreement with the Haileybury Family Health Team for the use of office space at the Haileybury Medical Centre.

k) Administrative Report No. CS-011-2021 – Haileybury Family Health Team Lease Agreement

Draft Resolution

Moved by: Councillor Foley

Seconded by: Councillor Jelly

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. CS-011-2021; and

That Council directs staff to prepare the necessary by-law to authorize the amendment of By-law 2018-116, to include a payment of \$392.22 per month over the remaining term of the lease agreement with Dr. Danill Subbotin Dentistry Professional Corporation, for consideration at the February 16th, 2021 Regular Meeting of Council.

l) Memo No. 007-2021-PW– Supply and Delivery or a Loader – Release of Request for Proposal

Draft Resolution

Moved by: Councillor McArthur

Seconded by: Councillor Whalen

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 007-2021-PW; and

That Council directs Staff to release the Request for Proposal for the Supply and Delivery of a Loader to potential bidders, with a closing date of Tuesday March 9, 2021.

m) Memo No. 003-2021-RS – Haileybury Fire Hall – Release of Request for Proposal

Draft Resolution

Moved by: Councillor Jelly

Seconded by: Councillor Foley

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 003-2021-RS; and

That Council directs Staff to release the Request for Proposal for the Haileybury Fire Station Design Build to potential bidders, with a closing date of Tuesday April 8, 2021.

n) Administrative Report No. RS-003-2021 – Haileybury Waterfront Land Purchase

Draft Resolution

Moved by: Councillor Hewitt

Seconded by: Councillor Laferriere

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. RS-003-2021; and

That Council for the City of Temiskaming Shores send correspondence to the Ministry of Natural Resources and Forestry, outlining the City's interest in obtaining ownership of lands on the Haileybury Waterfront.

o) Administrative Report No. RS-004-2021 – CJTT Window Replacement Project

Draft Resolution

Moved by: Councillor McArthur

Seconded by: Councillor Whalen

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. RS-004-2021; and

That Council for the City of Temiskaming Shores directs staff to complete a full replacement of the windows at CJTT at a cost of \$29,778.92 plus HST as per the quotation received from R & L Gutters; and

That Council approves the reallocation of \$12,000 from the New Liskeard Marina Capital Project to the CJTT Window Replacement Capital Project.

16. By-laws

Draft Resolution

Moved by: Councillor Jelly

Seconded by: Councillor Hewitt

Be it resolved that:

By-law No. 2021-019 Being a by-law to Authorize Certain New Capital Work(s) of the Corporation of the City of Temiskaming Shores; To Authorize the Submission of an Application to Ontario Infrastructure and Lands Corporation ("OILC") for Financing of such Capital Work(s); To Authorize Temporary Borrowing from OILC to Meet Expenditures in Connection with Such

Capital Work(s); and to Authorize Long-Term Borrowing for such Capital Work(s) Through the Issue of Debentures to OILC

- By-law No. 2021-020 Being a by-law to Authorize Certain New Capital Work(s) of the Corporation of the City of Temiskaming Shores; To Authorize the Submission of an Application to Ontario Infrastructure and Lands Corporation (“OILC”) for Financing of such Capital Work(s); To Authorize Temporary Borrowing from OILC to Meet Expenditures in Connection with Such Capital Work(s); and to Authorize Long-Term Borrowing for such Capital Work(s) Through the Issue of Debentures to OILC

- By-law No. 2021-021 Being a by-law to amend By-law No. 2019-127 to enter into an agreement with Her Majesty the Queen in Right of Canada as represented by the Ministry of Industry – FedNor for the Northern Ontario Pavilion at the 2020 PDAC Event in Toronto – Project No. 852-512434 – Amendment No. 1

- By-law No. 2021-022 Being a by-law to amend By-law No. 2018-130 to enter into a funding agreement with Industry Canada (FedNor) for a bilingual Project Coordinator – Project No. 39E-511659 – Amendment No. 3

- By-law No. 2021-023 Being a by-law to enter into a Memorandum of Understanding between the Corporation of the City of Temiskaming Shores and Resource Tech Management Inc. (RTMI) for the purpose of accessing City-Owned Parcels for Timber Harvesting Activities on Crown Land (Parcel No. 8942NND and Parcel No. 19357SST)

- By-law No. 2021-024 Being a by-law to authorize a Lease Agreement with the Haileybury Family Health Team for the rental of space at the Haileybury Medical Centre

- By-law No. 2021-025 Being a by-law to amend By-law No. 2018-016 as amended, to enter into a Lease Agreement with Dr. Danill Subbotin Dentistry Professional Corporation for the Rental of space at the Haileybury Medical Centre for a Dentistry practice

- By-law No. 2021-026 Being a by-law to enter into an agreement with Xylem Inc. for the Supply and Delivery of a Pre-Fabricated, Single-Phase Lift Station for the Rotary Splash Pad Project (Approved at the February 2, 2021 Regular Council Meeting)

be hereby introduced and given first and second reading.

Draft Resolution

Moved by: Councillor Laferriere

Seconded by: Councillor Foley

Be it resolved that:

By-law No. 2021-019;

By-law No. 2021-020;

By-law No. 2021-021

By-law No. 2021-022;

By-law No. 2021-023;

By-law No. 2021-024;

By-law No. 2021-025; and

By-law No. 2021-026;

be given third and final reading, be signed by the Mayor and Clerk and the corporate seal affixed thereto.

17. Schedule of Council Meetings

a) Regular – Tuesday, March 2, 2021 at 6:00 p.m.

b) Regular – Tuesday, March 16, 2021 at 6:00 p.m.

18. Question and Answer Period

19. Closed Session

Draft Resolution

Moved by: Councillor McArthur

Seconded by: Councillor Laferriere

Be it resolved that Council agrees to convene in Closed Session at _____ p.m. to discuss the following matters:

a) Adoption of the February 2, 2021 – Closed Session Minutes; and

b) Section 239(2)(c) of the Municipal Act, 2001 – Land acquisition / Disposition – Former Haileybury Library Building (545 Lakeshore Road)

Draft Resolution

Moved by: Councillor Jelly
Seconded by: Councillor Foley

Be it resolved that Council agrees to rise with report from Closed Session at _____ p.m.

20. Confirming By-law

Draft Resolution

Moved by: Councillor Hewitt
Seconded by: Councillor McArthur

Be it resolved that By-law No. 2021-027 being a by-law to confirm certain proceedings of Council of The Corporation of the City of Temiskaming Shores for its Regular meeting held on February 16, 2021 be hereby introduced and given first and second reading.

Draft Resolution

Moved by: Councillor Whalen
Seconded by: Councillor Laferriere

Be it resolved that By-law No. 2021-027 be given third and final reading, be signed by the Mayor and Clerk and the corporate seal affixed thereto.

21. Adjournment

Draft Resolution

Moved by: Councillor Jelly
Seconded by: Councillor Hewitt

Be it resolved that Council hereby adjourns its meeting at _____ p.m.

Mayor- Carman Kidd

Clerk - Logan Belanger



The Corporation of the City of Temiskaming Shores
Regular Meeting of Council
Tuesday, February 2, 2021 – 6:00 p.m.
Electronic Meeting

Minutes

1. Call to Order

The meeting was called to order by Mayor Kidd at 6:00 p.m.

2. Roll Call

3. Review of Revisions or Deletions to Agenda

Council: Mayor Carman Kidd; Councillors Jesse Foley, Patricia Hewitt, Doug Jelly, Jeff Laferriere, Mike McArthur and Danny Whalen

Present: Christopher Oslund, City Manager
Logan Belanger, Municipal Clerk
Kelly Conlin, Deputy Clerk
Shelly Zubyck, Director of Corporate Services
Mathew Bahm, Director of Recreation
Jeremie Latour, Engineering Technologist
Steve Langford, Fire Chief
Brad Hearn, IT Administrator
Steve Burnett, Manager of Environmental Services
Mitch Lafreniere, Manager of Transportation Services
Laura Lee MacLeod, Treasurer

Regrets: None

4. Approval of Agenda

Resolution No. 2021-043

Moved by: Councillor McArthur

Seconded by: Councillor Jelly

Be it resolved that City Council approves the agenda as printed / amended.

Carried

5. Disclosure of Pecuniary Interest and General Nature

6. Review and adoption of Council Minutes

Resolution No. 2021-044

Moved by: Councillor Whalen

Seconded by: Councillor Foley

Be it resolved that City Council approves the following minutes as printed:

a) Regular meeting of Council – January 19, 2021.

Carried

7. Public Meetings pursuant to the Planning Act, Municipal Act and other Statutes

None

8. Question and Answer Period

Shelly Zubyck, Director of Corporate Services read the following questions received via email:

1. Robert Ritchie, resident, inquired if the City was going to support the letter from the Township of South-West Oxford, and if the provincial government would allow the installation of Automatic Speed Enforcement (photo Radar), would the City follow this carefully in case a similar thing can be done by Ecole Catholique St-Michel?

Mayor Kidd commented that Council can consider supporting the letter; however, the City does not have jurisdiction over provincial highways. The

Ministry of Transportation would be the approval authority for Highway 11 and Highway 65 East and West.

9. Presentations / Delegations

None

10. Communications

a) Ida Hilson, Resident

Re: Thank you Card

Reference: Received for Information

b) Mary Ellen Greb, CAO

Re: Support – Use of Automatic Speed Enforcement (photo radar) by Municipalities, 2021-01-11

Reference: Received for Information

Note: Councillor McArthur requested this item be returned for Council support.

c) Nickolas Tobler, Resident

Re: Request to Purchase Municipal Land, 2021-01-11

Reference: Referred to the Municipal Clerk for processing in accordance with the Disposition of Land By-law 2015-160

d) Graydon Smith, Mayor – Town of Bracebridge

Re: Support - Investing in Canada Infrastructure Program, 2021-01-22

Reference: Received for Information

Note: Mayor Kidd requested this item be returned for Council support.

- e) Rebecca Hunt, Library CEO

Re: Temiskaming Shores Public Library Board Meeting Schedule 2021

Reference: Received for Information

- f) President Danny Whalen, Federation of Northern Ontario Municipalities (FONOM)

Re: FONOM had a productive meeting with members of Premier Ford's Cabinet during the ROMA Conference, 2021-01-27

Reference: Received for Information

Resolution No. 2021-045

Moved by: Councillor Laferriere

Seconded by: Councillor Hewitt

Be it resolved that City Council agrees to deal with Communication Items 10. a) to 10.f) according to the Agenda references.

Carried

11. Committees of Council – Community and Regional

None

12. Committees of Council – Internal Departments

Resolution No. 2021-046

Moved by: Councillor Jelly

Seconded by: Councillor Foley

Be it resolved that the following minutes be accepted for information:

- a) Minutes of the Public Works Committee meeting held on January 21, 2021; and
- b) Minutes of the Recreation Committee meeting held on January 18, 2021.

Carried

13. Reports by Members of Council

- a) Report to Council 2021 ROMA Conference - Councillor Whalen
Councillor Whalen provided a written report regarding his participation at the 2021 ROMA virtual Conference.

In addition, Councillor Whalen updated that the Temiskaming Municipal Association (TMA) Executive will meet on February 11, 2021, for presentations regarding the Community Safety and Well-Being Plans from the District of Timiskaming Social Services Administration Board (DTSSAB) and the Timiskaming Health Unit.

The AMO Executive met with the Honourable Steven Clark, Minister of Municipal Affairs and Housing regarding municipal insurance premiums. FONOM extended a request to member municipalities to share data on premium increases and claim types. Shelly Zubych, Director of Corporate Services noted that she received this request, and provided the information to FONOM.

- b) Mayor Kidd and Councillor Jelly have each prepared a report for Council regarding attendance at the 2021 ROMA Conference, and will be included on the February 16, 2021 Regular meeting agenda.

14. Notice of Motions

None

15. New Business**a) Tax Collection – Verbal Update by the Treasurer**

Laura Lee MacLeod, Treasurer updated that the Corporate Services Committee met on February 1, 2021. The Committee adopted a recommendation to support proceeding with interim tax billing and tax collection processes. Council supported the Committee's recommendation.

Resolution No. 2021-047

Moved by: Councillor Whalen

Seconded by: Councillor Jelly

Be it resolved that Council provides direction to the Treasurer to proceed with 2021 Interim Tax billing as per By-law no. 2021-002, being a by-law to provide for an Interim Tax Levy for the payment of taxes and to establish penalty and interest charges; and

Further that Treasurer continue with tax collection process as per the City's Tax Policy, in accordance with Resolution No. 2020-531, adopted at the November 17, 2020 Regular meeting.

Carried

b) COVID-19 Small Business Relief – Verbal Update by the Treasurer

Laura Lee MacLeod, Treasurer updated that the Province is proposing a new sub-class for small business; however, she has not seen regulations regarding this program to-date to determine if this would be a viable option for the City. Alternatively, the Corporate Services Committee discussed a Covid-19 small business relief program that would be developed inhouse. The Committee recommended further investigation of a 2021 water/sewer and tax deferral program for small businesses, which would be application based. A proposal will be developed and presented to Council at a future meeting.

Councillor Laferriere also recommended coordination through Economic Development, the Chamber of Commerce and the Business Improvement Area (BIA) to share information about government programs to support small businesses during the pandemic.

c) Memo No. 004-2021-CS – Electronic Meeting during a Declared Emergency with Report Participation Guide

Resolution No. 2021-048

Moved by: Councillor Whalen

Seconded by: Councillor Jelly

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 004-2021-CS; and

That Council adopt the Electronic Meeting during a Declared Emergency and Remote Participation Guide; and

That a copy of the Guide is published on the City's webpage, and that the Clerk advertise the Question and Answer Period procedure in the City Bulletin and on Facebook.

Carried

d) Administrative Report No. CS-006-2021 – Council Chamber Audio / Video Accessible Upgrades

Resolution No. 2021-049

Moved by: Councillor McArthur

Seconded by: Councillor Laferriere

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. CS-006-2021; and

That Council directs staff to prepare the necessary by-law to enter into an agreement with Cinema Stage Inc for the award of the Council Chamber Audio / Video Upgrades, as detailed in Request for Quote CS-RFQ-001-2021, for a total upset limit of \$134,514.24 inclusive, for consideration at the February 2, 2021 Regular Council Meeting.

Carried

e) Memo No. 004-2021-PW- Fire Rescue – Release of Request for Proposal

Resolution No. 2021-050

Moved by: Councillor Foley

Seconded by: Councillor Hewitt

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 004-2021-PW; and

That Council directs Staff to release the Request for Proposal Document PW-RFP-001-2021 for a Fire Rescue Vehicle to potential bidders, with a closing date of Tuesday February 23, 2021.

Carried

f) Memo No. 005-2021-PW– Two (2) year Roads Program – Release of Request for Proposal

Resolution No. 2021-051

Moved by: Councillor Whalen

Seconded by: Councillor McArthur

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 005-2021-PW; and

That Council directs Staff to release the Request for Proposal for the Two-Year Roads Program to potential bidders, with a closing date of Tuesday February 23, 2021.

Carried

g) Memo No. 006-2021-PW– Asset Management Plan Phase 1 (Draft)

Resolution No. 2021-052

Moved by: Councillor Laferriere

Seconded by: Councillor Jelly

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 006-2021-PW; and

That Council directs Staff to prepare the necessary by-law to adopt the Asset Management Plan Phase 1, for consideration at the March 2, 2021, Regular Council meeting.

Carried

h) Administrative Report No. PW-001-2021 – ICI Water Meter Program

Resolution No. 2021-053

Moved by: Councillor McArthur

Seconded by: Councillor Hewitt

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. PW-001-2021; and

That as outlined in By-law No. 2017-015, *Procurement Policy, Section 10*, Council approves to waive the tendering procedure and directs staff to enter into negotiations with Neptune Technology Group to finalize pricing for the supply and installation of water meters for the ICI sector based on the justification as outlined in Appendix 02 (Single Source Justification).

Carried

i) Administrative Report No. PW-002-2021 – Orange Drop Event

Resolution No. 2021-054

Moved by: Councillor Foley

Seconded by: Councillor Whalen

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report PW-002-2021; and

That Council agrees to host an Orange Drop Event on Saturday June 5, 2021; and

That Council directs staff to prepare the necessary amendment to By-law 2016-018, to extend the agreement with Drain-All Ltd. allowing for the provisions of collection and disposal services for the Orange Drop Event on June 5, 2021, for consideration at the February 2nd, 2021 Regular meeting of Council.

Carried

j) Administrative Report No. PW-003-2021 – City of Temiskaming Shores Water and Wastewater Financial Plan No. 218-301A

Resolution No. 2021-055

Moved by: Councillor Laferriere

Seconded by: Councillor McArthur

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. PW-003-2021; and

That Council acknowledges the requirements within Ontario Regulation 453/07 under the Safe Drinking Water Act to have a Financial Plan for the purpose of issuance and renewal of municipal drinking water licenses; and

That Council directs staff to prepare the necessary By-law to adopt the City of Temiskaming Shores Water and Wastewater Financial Plan No. 218-301A for consideration at the February 2, 2021 Regular meeting of Council; and

That Council directs staff to submit the Financial Plan to the Ministry of Municipal Affairs and Housing.

Carried

k) Memo No. 002-2021-RS – Amendment of Members for Bicycle Friendly Community Committee

Resolution No. 2021-056

Moved by: Councillor Jelly

Seconded by: Councillor Hewitt

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 002-2021-RS;

That Council accepts the resignation of Amanda Mongeon from the Bicycle Friendly Committee and agrees to appoint Erika Aelterman to replace the vacancy; and

That Council directs staff to prepare the necessary by-law to amend the Appointment of Community Representatives to Various Committees and Boards (By-law No. 2019-018) for consideration at the February 2, 2021, Regular Council Meeting.

Carried

I) Administrative Report No. RS-002-2021 – Splash Pad Lift Station

Resolution No. 2021-057

Moved by: Councillor Whalen

Seconded by: Councillor Laferriere

Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report No. RS-002-2021; and

That Council directs staff to prepare the necessary by-law to enter into an agreement with Xylem Inc. for the supply and delivery of a pre-fabricated, single-phase lift station in the amount of \$72,454.78, plus applicable taxes, for consideration at the February 2, 2021 Regular Council meeting.

Carried

16. By-laws

Resolution No. 2021-058

Moved by: Councillor Foley

Seconded by: Councillor McArthur

Be it resolved that:

By-law No. 2021-010 Being a by-law to amend By-law No. 2005-110 (Service Delivery Program under the Livestock, Poultry and Honey Bee Protection Act) - Repeal the Appointment of Timothy Goodyear as a Livestock Valuer

By-law No. 2021-011 Being a by-law to repeal By-law No. 2016-172 to appoint a Property Standards Officer for the purpose of enforcing by-laws related to the Use and Occupancy of Property within the City of Temiskaming Shores (Repeal Appointment of Timothy Goodyear)

- By-law No. 2021-012 Being a by-law to repeal By-law No. 2016-173 to appoint a Municipal Law Enforcement Officer within the City of Temiskaming Shores (Repeal Appointment of Timothy Goodyear)
- By-law No. 2021-013 Being a by-law to authorize the execution of a funding agreement between Her Majesty the Queen in Right of Ontario, represented by the Minister of Transportation for the Province of Ontario, related to funding under the Dedicated Gas Tax Funds for Public Transportation Program – 2021
- By-law No. 2021-014 Being a by-law to authorize an Agreement with Cinema Stage Inc for Audio/Visual Upgrades for the City of Temiskaming Shores
- By-law No. 2021-015 Being a by-law to amend By-law No. 2016-018 (Agreement with Drain-All Ltd. as a Registered Transporter for the City's Municipal Hazardous and Special Waste (MHSW) – 2021 Orange Drop Collection Event)
- By-law No. 2021-016 Being A by-law to Adopt the City of Temiskaming Shores Water and Waste Water Financial Plan 218-301A in accordance with Ontario Regulation 453/07
- By-law No. 2021-017 Being a by-law to amend By-law No. 2019-018 (Committee Appointments – Bicycle Friendly Committee)

be hereby introduced and given first and second reading.

Carried

Resolution No. 2021-059

Moved by: Councillor Hewitt

Seconded by: Councillor Whalen

Be it resolved that:

By-law No. 2021-010;

By-law No. 2021-011;

By-law No. 2021-012

By-law No. 2021-013;

By-law No. 2021-014;

By-law No. 2021-015;

By-law No. 2021-016; and

By-law No. 2021-017;

be given third and final reading, be signed by the Mayor and Clerk and the corporate seal affixed thereto.

Carried

17. Schedule of Council Meetings

- a) Regular – Tuesday, February 16, 2021 at 6:00 p.m.
- b) Regular – Tuesday, March 2, 2021 at 6:00 p.m.

18. Question and Answer Period

Shelly Zubyck, Director of Corporate Services read the following questions received via email:

- 1. Robert Ritchie, resident, inquired if the \$72,454.78 for the splash pad lift is above the funds raised, and therefore an added cost?

Mathew Bahm, Director of Recreation noted that the lift was a budgeted expense and included in the overall project budget. The purpose of purchasing the lift at this point in time, is to ensure it arrives for spring installation.

- 2. Robert Ritchie, resident, stated that he understands that the council chamber audio/video upgrades of \$134,514.24 is provincially directed, but seems excessive. Would there be funding available to offset these costs?

Shelly Zubyck, Director of Corporate Services noted that the City intends to use the Safe Restart Funding to complete these upgrades; therefore, the project is fully funded.

19. Closed Session

Resolution No. 2021-060

Moved by: Councillor Jelly

Seconded by: Councillor Laferriere

Be it resolved that Council agrees to convene in Closed Session at 6:58 p.m. to discuss the following matters:

- a) Adoption of the January 19, 2021 – Closed Session Minutes; and

- b) *Section 239(2)(a) of the Municipal Act, 2001 – Security of the Property of the Municipality regarding - Hydrocarbon Contamination.*

Carried

Resolution No. 2021-061

Moved by: Councillor McArthur

Seconded by: Councillor Foley

Be it resolved that Council agrees to rise with report from Closed Session at 7:12 p.m.

Carried

Matters from Closed Session

Adoption of the January 19, 2021 Closed Session Minutes

Resolution No. 2021-062

Moved by: Councillor Whalen

Seconded by: Councillor McArthur

Be it resolved that City Council approves the following as printed:

- a) Closed Session Minutes from the Regular meeting of Council – January 19, 2021.

Carried

Under Section 239(2)(a) of the Municipal Act, 2001 – Security of the Property of the Municipality regarding - Hydrocarbon Contamination

Staff provided Council with an update.

20. Confirming By-law

Resolution No. 2021-063

Moved by: Councillor Whalen

Seconded by: Councillor Jelly

Be it resolved that By-law No. 2021-018 being a by-law to confirm certain proceedings of Council of The Corporation of the City of Temiskaming Shores for its

Regular meeting held on February 2, 2021 be hereby introduced and given first and second reading.

Carried

Resolution No. 2021-064

Moved by: Councillor Laferriere

Seconded by: Councillor Hewitt

Be it resolved that By-law No. 2021-018 be given third and final reading, be signed by the Mayor and Clerk and the corporate seal affixed thereto.

Carried

21. Adjournment

Resolution No. 2021-065

Moved by: Councillor Hewitt

Seconded by: Councillor Jelly

Be it resolved that Council hereby adjourns its meeting at 7:15 p.m.

Carried

Mayor- Carman Kidd

Clerk - Logan Belanger



Little Claybelt Homesteaders Museum

Box 1718, B-883356 Highway 65
New Liskeard, ON P0J 1P0
Phone: 705-647-9575

<http://claybeltmuseum.ca>

January 28, 2021

To the Mayors, Reeves and Councillors of South Temiskaming

To those municipalities who helped our museum with financial donations in 2020, please accept our sincere thanks. This assistance helps us to continue preserving and collecting our local stories, photographs and artifacts. A donation of \$200 from every municipality will give us stability which is much needed in these times.

Claybelt Chronicles, Volume 9 was printed and is the final volume in this series. Claybelt Memories, Volume 4 is ready to go to the publisher for set-up. It is stories of our pioneers written by their families or organizations such as the Women's Institute which they published in their Tweedsmuir Histories.

The museum was closed to the public during the summer of 2020; however, we did have one youth employee working at the museum for the months of June, July and August. Research was done when information was requested by members or others on local families. Artifacts were accessioned and stored. Our storage area was tidied and a new storage area was set-up for a seed drill, the first one in this area which belonged to the Peters family; a sleigh donated to the museum by the Peters family; and another sleigh donated to the museum by the Bumstead family. The storage area was rearranged to make room for these artifacts to be stored indoors. Due to the pandemic, we did not hold our annual fundraiser yard sales or bake sale.

As much as possible, museum board members worked at the museum. Some meetings were cancelled, as was our Annual General Meeting which is now tentatively scheduled for June 2021.

Our music and apron displays were dismantled. The story of the New Liskeard Cubs hockey team with the history of the club is now on display in our largest exhibition room. It includes many artifacts such as sticks, sweaters, pucks, photographs, etc. It also includes artifacts from past New Liskeard hockey clubs such as the New Liskeard Flyers.

Pictures and artifacts from the Temiskaming & Northern Ontario Railway and the Ontario Northland Railway are on display. Currently we are working on a display of grocery stores from the early years of New Liskeard which includes artifacts and photographs.

As always, we would be happy to arrange a mutually agreeable time for your council to visit the museum. Alternatively, board members would be happy to attend a council meeting to discuss our resources and answer your questions. Together we can continue to preserve our heritage. We welcome your support and interest in our museum.

Dick Farrow
President

"Our Heritage Lives On"

TC Energy
3965 Hwy. 11, N
North Bay, Ontario
P1B 8G3
Tel: 705-303-7206
herb_shields@tcenergy.com



January 29, 2021

City of Temiskaming Shores
10 Main St. Hwy 11
Latchford, ON P0J 1N0

Dear Chief Administrative Officer and Fire Chief,

Re: Mainline Launcher and Receiver Program (Temiskaming Shores)

TC Energy is planning to complete routine maintenance of its pipeline facilities just west of the City of Temiskaming Shores shortly. Work is expected to occur between February and June 2021. The area is off Fishbrook Concession 3 at our Haileybury Compressor Station 116. Please see attached map for details on location.

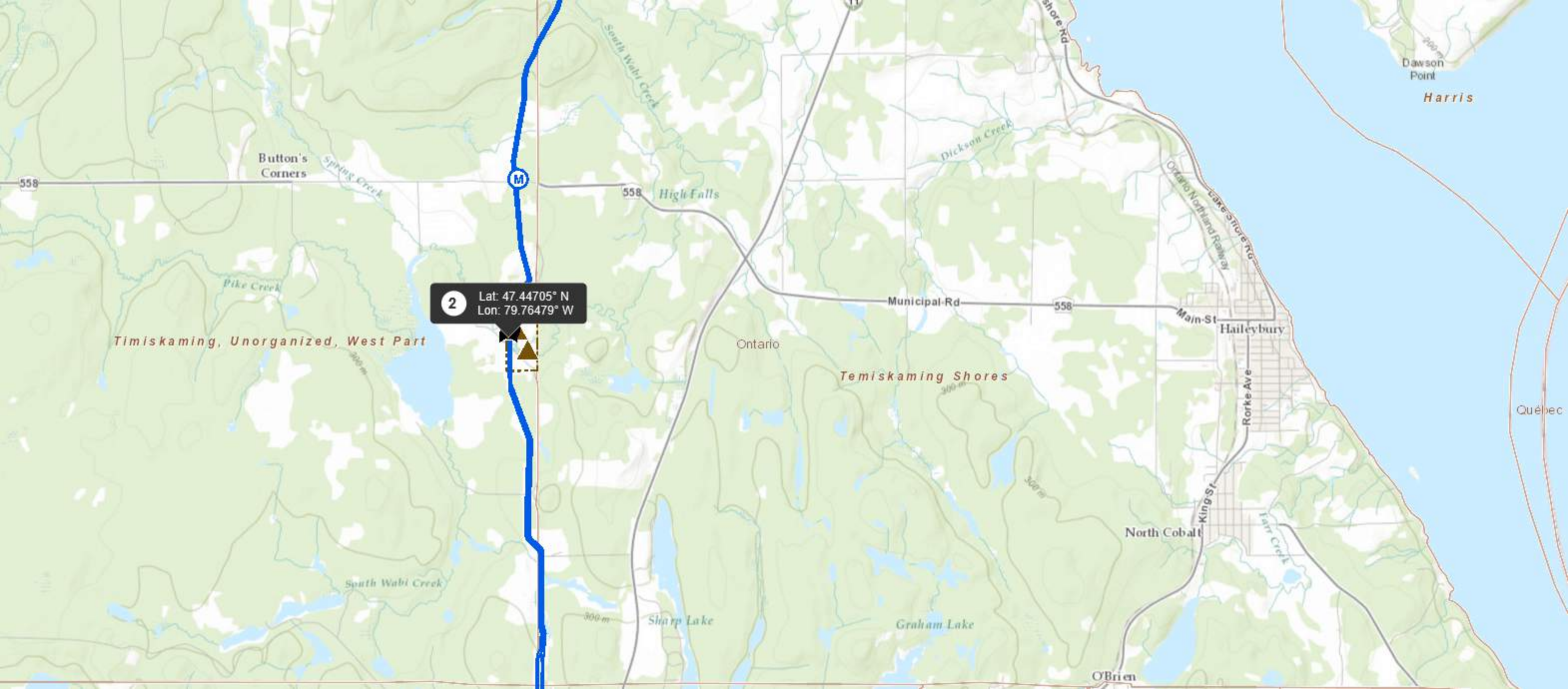
The activity will consist of launching pipeline inline inspection gauges (i.e. PIGS). Construction work will be limited to within our existing Right of Way. Typical tasks anticipated will be accessing valve sites, moving equipment into position and observation for any impacts to our assets or the environment.

There is no action required upon your part. TC Energy is committed to being as transparent as possible regarding our activities in the area. If residents and recreational enthusiasts express an interest in these activities, please direct them to TC Energy for further information.

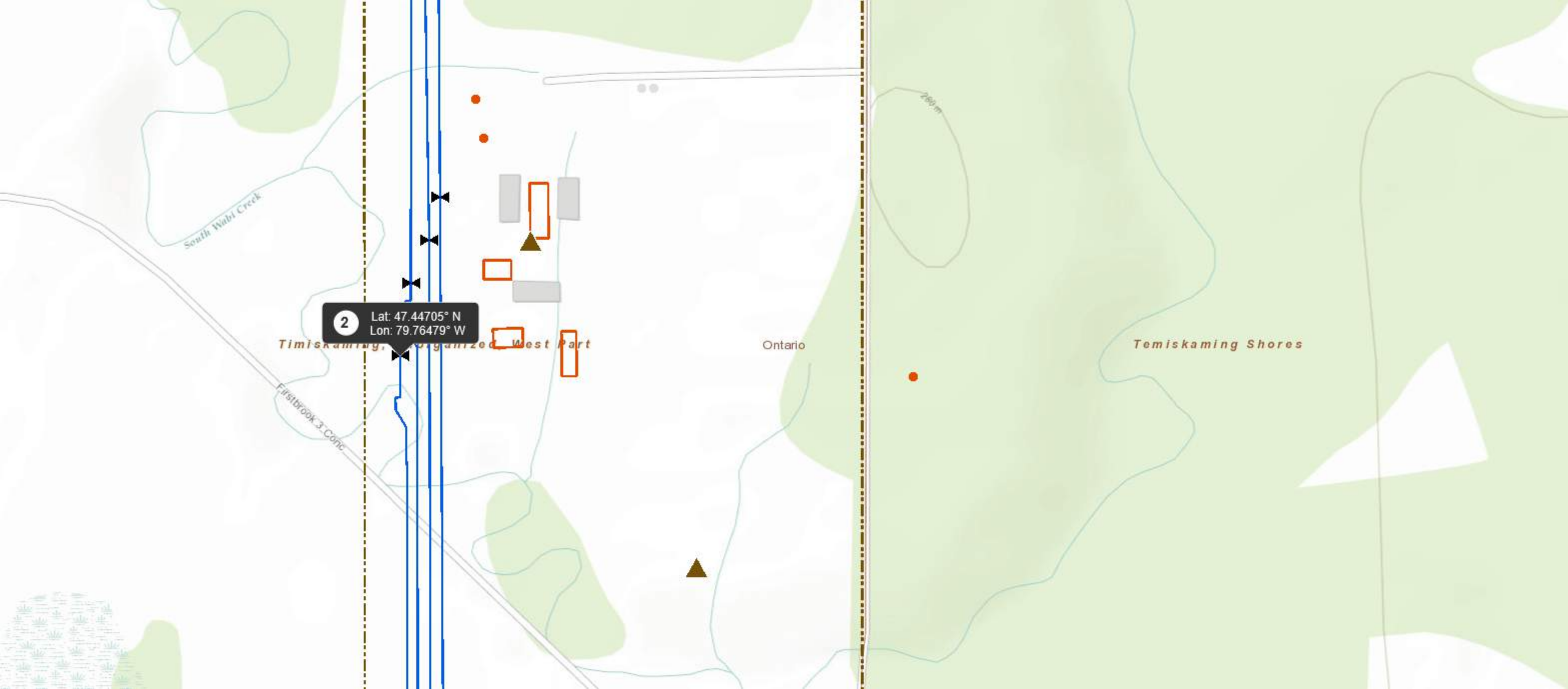
If you have any questions or concerns, please feel free to contact me directly.

Sincerely,

Herb Shields
Community Liaison – Northern Ontario
Public Affairs & Communications
TC Energy
Herb_Shields@tcenergy.com
Tel: 705-303-7206



2 Lat: 47.44705° N
Lon: 79.76479° W



Tel: (705) 544-8200

E-mail: clerk@evanturel.com
www.evanturel.com



334687 Hwy. 11 N
P.O. Box 209
Englehart, ON
POJ 1H0

January 29, 2021

Honourable Doug Ford
Premier, Province of Ontario
Legislative Building
Queen's Park
Toronto, ON
M7A 1A1

Dear Honourable Sir,

Re: Closure of Ontario Fire College

The Council of the Corporation of the Township of Evanturel wishes to express its concerns regarding the decision of the Province of Ontario to close the Ontario Fire College (OFC) in Gravenhurst, Ontario.

The Township of Evanturel is a member of the Englehart & Area Fire Department Board which includes the Municipality of Charlton and Dack, the Town of Englehart, and the Township of Chamberlain; located in center of the District of Temiskaming.

This group of municipalities receives fire protection from the Englehart & Area Fire Department, consisting of volunteer firefighters. The OFC is a very cost-effective way to train and certify firefighters for small volunteer fire departments.

Find enclosed a true certified copy of Resolution No. 4 passed in open council January 27, 2021 requesting the Province of Ontario reverse the decision to close the OFC.

Yours truly,

A handwritten signature in blue ink, appearing to read "Virginia Montminy", is written over a horizontal line.

Virginia Montminy
Clerk

THE CORPORATION OF THE
TOWNSHIP OF EVANTUREL

Encl:

c.c. Honourable Sylvie Jones - Solicitor General of Ontario
Honourable Steve Clark - Minister of Municipal Affairs and Housing
Jon Pegg - Ontario Fire Marshal
John Vanthof - MPP Timiskaming-Cochrane

Tel: (705) 544-8200

E-mail: clerk@evanturel.com
www.evanturel.com



334687 Hwy. 11 N
P.O. Box 209
Englehart, ON
P0J 1H0

Resolution of Council

Moved by: Councillor Gravel

Date: January 27, 2021

Seconded by: Councillor Beasley

Resolution No: 4

WHEREAS the Ontario Fire College (OFC) is one of the primary sources of certified training for Ontario Firefighters; and

AND WHEREAS the OFC has built a reputation of integrity, credibility, and reliability in providing some of the best training to our Fire Services within the Province of Ontario; and

AND WHEREAS the OFC has been used to train and certify both Volunteer, Part-time and Career firefighters throughout Ontario; and

AND WHEREAS the OFC gives Ontario Firefighters another option other than Regional Training Centres to obtain National Fire Protection Association (NFPA) certifications; and

AND WHEREAS the OFC is the most cost-effective method to certify Firefighters to NFPA Standards in Ontario; and

AND WHEREAS the Ontario Government enacted and revoked Ontario Regulation 379/18: Firefighter Certification in 2018; and

AND WHEREAS when the Ontario Government enacted and revoked Ontario Regulation 379/18; Firefighter Certification, it was made known by the Office of the Solicitor General that the act would be amended and brought back in the future; and

NOW THEREFORE the Council of the Corporation of the Township of Evanturel hereby requests that the Province of Ontario reverse their decision to close the Ontario Fire College as the OFC is one of the best and most cost-effective methods for municipalities to train their firefighters which assists us in protecting our residents; and

AND FURTHER that this resolution be directed to the Premier of Ontario; and forwarded to the Solicitor General of Ontario, the Minister of Municipal Affairs and Housing, the Ontario Fire Marshal, and John Vanthof – MPP Timiskaming-Cochrane.

Carried 

Reeve Derek Mundle

DIVISION VOTE		
YEAS	NAME OF MEMBER OF COUNCIL	NAYS
	BARBARA BEACHEY, COUNCILLOR	
	MIKE FRICKER, COUNCILLOR	
	HENRI GRAVEL, COUNCILLOR	
	ROBBIE MACPHERSON, COUNCILLOR	
	DEREK MUNDLE, REEVE	
	TOTALS	

Declaration of Pecuniary Interest – Report to Council TWP2019-05 - Form A – Reeve Mundle __; Councillor

Certified to be a true copy of Resolution No. 4 of the Corporation of the Township of Evanturel
passed in open Council on the 29th day of January, 2021.

Virginia Montminy – Clerk
Township of Evanturel

February 1, 2021

Sent by E-mail
sylvia.jones@pc.ola.org

Honourable Sylvia Jones
Solicitor General
18th Floor - 25 Grosvenor St.
Toronto, ON M7A 1Y6

Re: Community Safety & Well-Being Plan - Extension Request

Dear Solicitor General Jones,

The Township of Asphodel-Norwood is participating in a regional Community Safety & Well-Being Plan (CSWB) plan with the City of Peterborough and the eight (8) lower-tier municipalities located within the County of Peterborough. The decision to develop a joint plan was derived after consulting with our municipal neighbours. Our vision for a long-term tool that addresses the unique needs of our area while supporting safe, healthy, and sustainable communities by moving away from reactionary, incident-driven responses and re-focusing on proactive, collaborative initiatives to take the strain off the emergency response system is shared by all of our municipal partners; as the success of our community is dependent upon each and every individual's well-being.

Preparations are underway, but the response efforts needed to manage the COVID-19 outbreak have taken priority and an unprecedented amount of time, energy, and resources. A meaningful CSWB Plan requires extensive public consultation and engagement in order to prepare a document that is both comprehensive and in alignment with the legislative intent. Given the current political climate and the ongoing effects of the pandemic, a deadline extension for the completion and adoption of a CSWB Plan would be the most appropriate course of action. The Township appreciates the extension previously granted from January 1, 2021 to July 1, 2021, but humbly asks the Solicitor General consult with municipalities before prescribing a new deadline.

With that in mind, I put forward the following resolution for your consideration:

WHEREAS the Police Services Act, 1990, was amended on January 1, 2019 to mandate every municipality in Ontario to prepare and adopt a Community Safety and Well-Being (CSWB) Plan; and

WHEREAS the Ministry of Municipal Affairs and Housing introduced the Municipal Emergency Act, 2020 to assist municipal governments and local boards during the COVID-19 emergency; and

WHEREAS the protective measures municipalities have put in place to protect their communities, Councillors, and staff members include eliminating face-to-face meetings, closing municipal offices, and directing staff to work from home; and

WHEREAS Bill 189, Coronavirus (COVID-19) Support and Protection Act, 2020 was passed to amend various acts to support municipal, policing, and community partners during the pandemic;

NOW THEREFORE, BE IT RESOLVED that while these measures are imperative and necessary, they impose undue hardship on municipalities to meet provincial deadlines such as the completion and adoption of a Community Safety & Well-Being (CSWB) Plan prior to July 1, 2021. The Council of the Township of Asphodel-Norwood calls upon the Solicitor General to review the imposed deadline for municipalities to complete and adopt a Community Safety & Well-Being (CSWB) Plan in consultation with local governments to address the unique challenges facing individual regions.

Thank you in advance for your time and consideration of our request. Please do not hesitate to reach out should you require any further information.

Sincerely,



Candice White, CAO/Clerk/Treasurer
Township of Asphodel-Norwood

Cc: Ministry of Community Safety and Correctional Services
All Ontario Municipalities in Ontario

Free Tax Clinics

Get your benefits and credits



If you have a modest income and a simple tax situation, volunteers can do your tax return for you!

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When:



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call 1-800-959-8281 for more information.

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TIS50S(E) Rev. 18



Canada Revenue
Agency

Agence du revenu
du Canada

Canada

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et une situation fiscale simple, nos
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ou appelez au 1-800-959-7383.

Les bénévoles ne sont pas des employés de
l'Agence du revenu du Canada.

TIS50S(F) Rév. 18



Agence du revenu
du Canada

Canada Revenue
Agency

Canada

Solicitor General

Office of the Solicitor General

25 Grosvenor Street, 18th Floor
Toronto ON M7A 1Y6
Tel: 416 325-0408
MCSCS.Feedback@Ontario.ca

Solliciteur général

Bureau du solliciteur général

25, rue Grosvenor, 18^e étage
Toronto ON M7A 1Y6
Tél. : 416 325-0408
MCSCS.Feedback@Ontario.ca



132-2021-324
By email

February 2, 2021

Thank you for your correspondence and expressing your concerns about the closure of the Ontario Fire College (OFC) Gravenhurst campus.

On January 13, 2021, the government of Ontario [announced](#) its plan to transform and modernize fire safety training across the province. As part of this plan, the Office of the Fire Marshal will deliver fire safety training through a combination of in-person training at regional training centres, online courses, and through contracts with individual fire departments.

Ontario's fire services are unique and their composition differs across the province. To better serve the varied and evolving needs of fire services across the province, the Office of the Fire Marshal has developed a regional training model to expand access and provide local training to ensure that firefighters can count on the support and resources they need to keep Ontarians safe.

Currently, the province works with 20 Regional Training Centres, and this number will continue to grow so that more fire departments are located within close proximity of training centres. At the same time, enhancements to online learning, the introduction of mobile live fire training and the ability to bring training in house to local fire services will ensure that the OFC continues to deliver consistent quality training across Ontario.

The closure of the physical campus in Gravenhurst was not taken lightly and it brings with it many emotions that I can appreciate and understand. I must emphasize that OFC staff will continue to play a leading role in developing training courses. Making sure that each fire service is well equipped to meet the needs of their community is of paramount importance and I am confident in the Office of the Fire Marshal's ability to deliver fire safety training across the province.

Thank you again for writing to express your concerns about this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "Sylvia Jones".

Sylvia Jones
Solicitor General

Honourable Doug Ford, Premier of Ontario
doug.fordco@pc.ola.org

February 2, 2021

RE: Significant Negative Impacts of Current Value Assessments in Perth County

Dear Premier Ford,

During the January 28th, 2021 Perth County Council meeting a resolution was passed directing staff to write a letter to the Province highlighting the concerns of assessment delays. The motion reads:

WHEREAS the property tax system is based on current value assessment;

AND WHEREAS the current delay in assessment does not utilize the Province's model of CVA,

THEREFORE, County Council direct staff to correspond with the Premier, the Finance Minister, the Minister of Municipal Affairs, Minister of Agriculture, Perth's MPP to move forward with implementing reassessment based on CVA, and that copies of the correspondence be sent to all Ontario municipalities.

Primary Concerns:

- The 2016 assessment valuation does not use the property tax model of Current Value Assessment (CVA). The assessment valuations in use are 5 years old.
- Assessment delays do not benefit all tax classes equally by shifting the assessment disproportionately between residential and farmland.
- Assessment delays create skepticism in the overarching framework of CVA and this skepticism causes citizens to question the Provincial model and process of CVAs.
- Current legislation restricts the ability for local government flexibility, as the ratio for residential tax class cannot be changed from a ratio of 1.00.

A further delay in reassessment continues to create challenges in how local government, along with tax policy, is ensuring the appropriate assessment values pay for their appropriate allotment of taxation levies. Local tax levies are developed within the constraints of the boundaries that provide the services to their communities. With property assessment valuations being 5 years past due, it causes citizens to question the validity of the system of property taxes that the Province of Ontario adheres to.

This is particularly exacerbated in a community such as Perth County that is a mix of urban and rural. The 2016 assessment valuation significantly shifted property taxes to the farmland class, which was phased in over the past 4 years. The shift was significant enough that the residential class has seen decreases in their portion of the overall municipal burden while the burden on farmland is disproportionately increasing.

Natural assessment valuation shifts do impact the tax policies of local governments with an urban-rural mix and more directly follow the overall property tax model of CVA. Equipping municipalities with the knowledge of the set dates related to reassessment and new valuation dates, provides the ability for key financial municipal departments to better plan for these assessment shifts that cannot be alleviated through tax ratio changes.

Below is some further information that outlines the significant impact on Perth County in particular:

- The overall tax burden on Perth County farmland increased from 21% in 2016 to 29% in 2020 of the overall levy. These percentages do include growth from 2017 to 2020. The amount of farmland would be higher in relation to phase in assessment amounts only. Based on 2020 without growth the percentage burden would have been higher than the 29%.
- The geography of Perth County is unique as it includes two urban center single tiers: The City of Stratford and The Town of St. Marys. This pushes the amount of farmland within the two-tiered structure of Perth County to greater than 90% of the total area covered by farmland.
- As they are single tier municipalities, The City of Stratford and The Town of St. Marys do not assist in subsidizing farmland as they would if they were part of a true two tiered structure. All of the Perth County's OMPF allocations are categorized as transitional, which is soon to be phased out completely. As of 2021, \$1,020,400 still remains to be phased out of the County's budget

In summary, Perth County is asking the province to update the CVA calculations to bring them in line with current property valuations and further to consider the impacts of the urban-rural mix of the region and the resultant impact causing residents to disproportionately carry the tax burden over citizens in neighbouring regions without the inclusion of single tier municipalities in their borders.

We look forward to hearing from you.

Sincerely,



Corey Bridges, Manager of Finance / Treasurer
On behalf of Perth County Council

Cc:

Minister of Finance – Peter Bethlenfalvy

Minister of Municipal Affairs and Housing – Steve Clark

Minister of Agriculture – Ernie Hardeman

Perth Wellington MPP – Randy Pettapiece
All Ontario Municipalities



February 4, 2021

MEDIA RELEASE

FONOM comments on the creation of a Provincial Working Group, looking at 2 + 1 Highways

The Federation of Northern Ontario Municipalities is pleased with recent transportation safety and improvements in northern Ontario.

“The commitment to a working group to determine suitable locations and criteria for a 2 + 1 model pilot project comes as welcome news to municipalities across the North,” says FONOM President Danny Whalen.

Municipalities across the North have provided resolutions supporting the proposed project and see it as a financially feasible way to create safer and more efficient travel.

Mark Wilson was the lead for "Going the Extra Mile for Safety (GEMS)," a committee of the Temiskaming Shores and Area Chamber of Commerce. Mark has been named to the Provincial working group. He brings a wealth of knowledge, having studied the model for years and has traveled to Sweden and Ireland to see the construction and maintenance in both winter and summer seasons.

Wilson also presented the concept during presentations to the annual conferences of the Ontario Good Roads Association and FONOM. Both presentations generated significant interest and support for the 2+1 model, which has significantly reduced fatalities and severe injuries in many countries worldwide.

FONOM greatly appreciates the involvement in discussions by Minister Caroline Mulroney and the interest and guidance provided to GEMS by ministry staff.

“Safe and efficient travel is vital to growing the North” said Whalen, *“and having the provincial government as a partner in new ideas is a direct benefit to northern communities.”*

A handwritten signature in blue ink, appearing to read "Danny Whalen", is positioned above the printed name and contact information.

President Danny Whalen
705-622-2479

February 9, 2021

The Honourable Doug Ford, M.P.P.
Premier of Ontario
Legislative Building
Queen's Park
Toronto, ON M7A 1A1

Sent via email: premier@ontario.ca

**Re: Universal Paid Sick Days in Ontario
Our File 35.31.99**

Dear Premier Ford:

At its meeting held on February 1, 2021, St. Catharines City Council approved the following motion:

“WHEREAS workers in Ontario without paid sick leave often feel forced to work when unwell so they can feed and support their families and are at risk of losing a paycheque or even their jobs if they stay home; and

WHEREAS the Canada Recovery Sickness Benefit is temporary, not accessible to all and not usable for the crucial first few days of an illness; and

WHEREAS had legislated paid sick leave been in place before the global pandemic, lives would have been saved because infection rates would have been reduced; and

WHEREAS the lack of paid sick days has especially hurt Black, Indigenous, workers of colour, women and migrant workers who are over-represented in low-paying frontline jobs with few benefits and a reduced ability to work from home; and

WHEREAS the Ontario Medical Association, 11 GTHA Mayors and Chairs representing Ontario's largest municipalities, the editorial board of the Toronto Star, the Toronto Board of Health, the Decent Work and Health Network, the Ontario Nurses Association, and several other professional associations representing thousands of healthcare workers have all called on the provincial government to legislate paid sick days;

THEREFORE BE IT RESOLVED that the City of St. Catharines endorses legislated sick leave and calls on the government of Ontario to permanently legislate universal paid sick days for all workers in Ontario during the pandemic and beyond, regardless of workplace size, type of work or immigration status; and

BE IT FURTHER RESOLVED that this motion be forwarded to the Premier of Ontario, Minister of Labour, all Regional MPPs, Niagara Region, and all Ontario Municipalities.”



If you have any questions, please contact the Office of the City Clerk at extension 1506.

A handwritten signature in blue ink, appearing to read 'Bonnie Nistico-Dunk'.

Bonnie Nistico-Dunk, City Clerk
Legal and Clerks Services, Office of the City Clerk
:ra

Cc Minister of Labour, Hon. Monte McNaughton, Minister.MLTSD@ontario.ca
Jennifer Stevens, MPP - St. Catharines, JStevens-CO@ndp.on.ca
Jeff Burch, MPP - Niagara Centre, JBurch-QP@ndp.on.ca
Wayne Gates, MPP - Niagara Falls, wgates-co@ndp.on.ca
Sam Oosterhoff, MPP - Niagara West-Glanbrook, sam.oosterhoff@pc.ola.org
Niagara Region
Ontario Municipalities



ONTARIO REAL ESTATE ASSOCIATION

SMALL TOWNS, BIG OPPORTUNITIES

Unlocking Growth in Ontario's Rural and
Northern Communities

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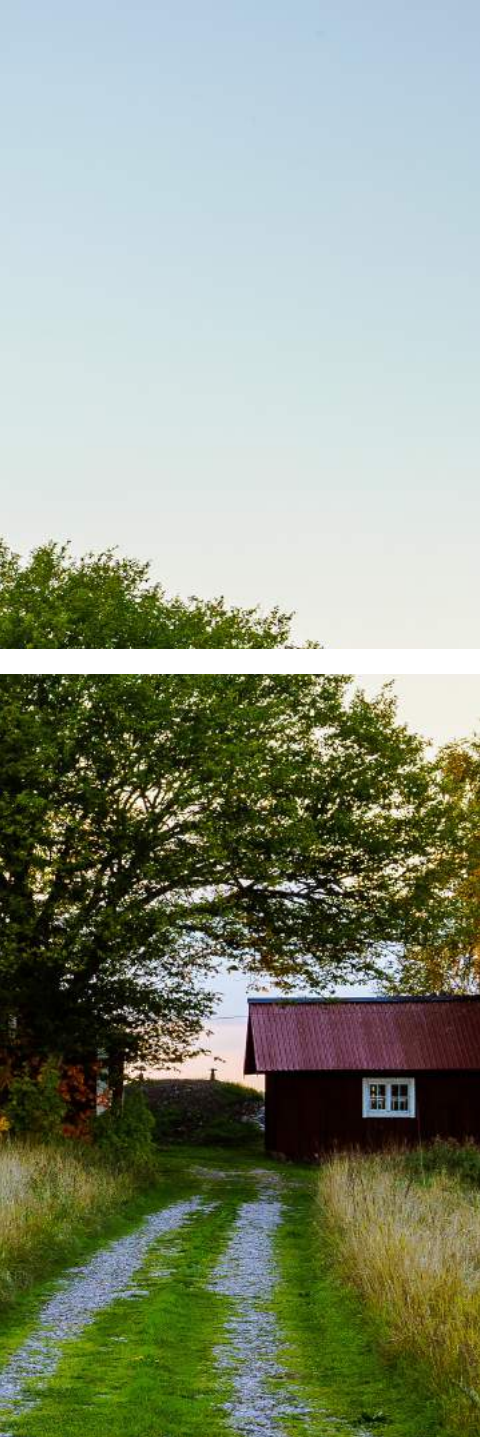


A photograph of a child walking away from the camera on a gravel path that leads up a grassy hill. At the top of the hill is a red house with white trim and a brown tiled roof. The sky is overcast and grey. A large tree is on the left side of the frame.

EXECUTIVE SUMMARY



ONTARIO REAL ESTATE ASSOCIATION



The economic and demographic realities faced by communities outside of the Greater Toronto and Hamilton Area (GTHA) are rarely the focus of mainstream media attention or political actors.

Over the past few years, many non-GTHA towns and cities have been grappling with the challenges caused by losing talented youth to larger centres and a move away from more traditional goods-producing economies. These rural and northern locales range from truly rural agrarian settings, to more urban areas such as Thunder Bay, Barrie, and Peterborough. Their issues range widely depending on the location; hence, a multitude of policy solutions are needed to help these communities grow and thrive over the coming decades.

In the midst of these socioeconomic challenges, the COVID-19 pandemic hit, bringing with it a new set of obstacles. However, the pandemic has also created renewed opportunities for many of these communities. Goods-producing industries, such as manufacturing and farming have newfound importance while, for the first time in recent memory, the attractiveness of the big city has been replaced by the lure of small-town life. Thousands of Ontarians no longer need to live near their workplace, while thousands more have used the pandemic as a platform to accelerate plans to move to smaller, more relaxed locales – perhaps returning to the towns where they were raised. If the provincial government pulls the right policy levers, it can capitalize on this momentum to help rural and northern small towns turn this short-term rebound into long-term growth, thereby raising the quality of life, average incomes, and future prospects of the millions of Ontarians who reside outside of the GTHA.

In this paper, we dissect the economic trends occurring in rural and Northern Ontario before the COVID-19 pandemic, and then analyze how the pandemic appears to be changing these dynamics throughout the various types of communities across the province. Next, we put forward 15 recommendations that aim to create and attract jobs, reverse the out-migration of young talent, close the infrastructure gap, and foster more housing starts.





RECOMMENDATION #1

The Ontario Government should embrace the policy of opportunity zones by working with the Federal government towards immediate implementation. The Ontario version should contain stricter criteria for qualification as an opportunity zone and consider a longer timeline to incentivize the right type of investment.

RECOMMENDATION #2

If the Ontario Government does not pursue Opportunity Zones with the Federal Government, it should consider a similar provincial-only model combining tax holidays and tax deferrals to qualifying investors in rural and Northern areas to help attract and retain businesses.

RECOMMENDATION #3

The Ontario Government should create a tiered graduation from the Small Business Tax rate to the full Corporate Income Tax rate to encourage and incentivize Ontario's small businesses to grow in the wake of COVID-19.

RECOMMENDATION #4

The Government of Ontario should create an office relocation strategy to review eligible bureaucracies and agencies that can be moved outside of the urban core to rural and Northern Ontario.

RECOMMENDATION #5

The Government of Ontario should review the funding formula for municipal funding programs, such as the Ontario Municipal Partnership Fund, to ensure that rural and northern municipalities are not unfairly short-changed when it comes to infrastructure funding.

RECOMMENDATION #6

The Ontario Government should continue with its ambitious natural gas expansion policies by increasing the number of expansion projects funded in order to lower the cost of business and the cost of living in rural and Northern Ontario.

RECOMMENDATION #7

The Ontario Government should eliminate barriers to broadband installation in rural areas, including reviewing provincial easement rules and utility pole access, while also encouraging the Federal Government to pursue regulatory reforms that accelerate broadband funding.

RECOMMENDATION #8

The Ontario Government should undertake reforms to accelerate the conversion of commercial properties into mixed-use residential sites. These reforms should be respectful of municipal authority but feature expedited timelines for decisions from local councils.

RECOMMENDATION #9

The Ontario government should embrace and enable microcredential program offerings at Ontario's post-secondary institutions, specifically those that have satellite campuses in rural and Northern Ontario.

RECOMMENDATION #10

All three levels of government should work together to encourage new Canadians to settle in Ontario's rural and Northern municipalities. This work could include an expansion of the current five year Rural and Northern Immigration Pilot to cover more municipalities, the creation of local immigrant support services, and the creation of a dedicated Ontario Immigrant Nominee Program (OINP) stream for immigrants wishing to settle in rural and Northern locales.

RECOMMENDATION #11

The Ontario government should design a made-in-Ontario program to financially incentivize recent graduates to move to rural and Northern Ontario in order to reverse the rural brain-drain.

RECOMMENDATION #12

The Ontario Government should take steps to promote jurisdictional clarity over development approvals and quicken the overall timeline for new builds. This work should aim to streamline the process and set uniform processes for things such as the definitions of woodlands or the requirements for a draft plan of subdivision.

RECOMMENDATION #13

The Ontario Government should explore ways to accelerate approvals for activities related to the construction, operation, and maintenance of community-based living facilities for the elderly and those who require regular professional care.

RECOMMENDATION #14

The Ontario government should eliminate the existing Rural Growth Plan Targets in light of their true impact on housing supply and affordability, as well as evolving demographic and economic trends in rural Ontario.

RECOMMENDATION #15

The Ontario government should develop a rent-to-own program for affordable units in the non-GTHA to promote greater accessibility to housing, encourage worker retention, and provide an affordable alternative for would-be home buyers.





INTRODUCTION



ONTARIO REAL ESTATE ASSOCIATION



Housing policy decisions in Ontario are undoubtedly driven by events in the Greater Toronto and Hamilton Area (GTHA) real estate market.

Journalists, academics, and policymakers alike often focus on this single market due to its increasing prices and accelerating demand. Though a large portion of Ontario's population is concentrated in the GTHA, there are significant housing markets outside of this area – in suburban, rural, or Northern Ontario – with their own complexities and factors affecting their growth. Policy decisions that may work for Toronto or Hamilton may not work for Ontario's 442 other municipalities.

It is not surprising that the GTHA is faced with different pressures than the rest of Ontario. However, the pressures facing non-GTHA areas rarely receive attention from politicians and media alike, given that the price or demand increases in these parts of the province never seem as significant as they do in urban Ontario. With the onset of the COVID-19 pandemic, the situation in Ontario has changed. First, immigration has declined to a standstill with Canada's borders closed indefinitely, thereby driving down urban growth figures. Second, and perhaps more importantly, many GTHA residents and families are moving to other parts of the province, notably suburban and rural Ontario.

In this paper we take a two-part approach to examine the emerging trends in non-urban Ontario both before and because of COVID-19. First, we explore the on-the-ground realities of life in non-urban Ontario, including the recent socioeconomic difficulties experienced by many rural communities. Second, we analyze how these trends have been affected by COVID-19 – both positively and negatively – by such factors as the ability to work from home, to determine the outstanding issues that need to be addressed by government policymakers to ensure a bright future for rural and Northern Ontario. We then build upon this crucial demographic and employment information to draw conclusions about needed changes to the housing market and other important policy areas in rural and Northern Ontario. Ultimately, we offer 15 recommendations that address housing, education, employment, and access to rural infrastructure. If enacted, these recommendations will help towns in rural and Northern Ontario showcase the qualities that make them great places to live and work while capitalizing on a rare opportunity to secure sustained and reliable economic growth for decades to come.



PART 1:

Were Ontario's Small Towns Dying? The Socioeconomic Realities of Life in Rural and Northern Ontario





Many of the academic articles and statements written since the onset of COVID-19 have reached a similar conclusion, i.e. that the virus has inadvertently accelerated existing trends in Canada's and Ontario's economies. Chief among these trends include using e-commerce to purchase goods instead of visiting traditional brick and mortar retail operations, or working from home instead of in physical offices. Though this logic may hold true for many facets of our economy, does it hold true for the future growth prospects of rural and Northern Ontario? Or are we seeing, in the immediate term, a reversal of fortunes for rural and Northern Ontario? To answer these questions, we must examine the demographic and economic trends occurring in rural and Northern Ontario prior to the COVID-19 pandemic. In essence, we need to determine, were our towns slowly dying or not?

THE DEMOGRAPHICS

The first part of this analysis is demographic in nature, comparing population trends and growth patterns in non-urban areas versus urban areas of the province. In 1961, rural Ontario comprised approximately 23 per cent of the province's population. By 2016, that number had dropped to less than 14 per cent.ⁱ During that 55-year period, rural Ontario grew by a net total of 400,000 residents while urban Ontario grew by 6.6 million residents.ⁱⁱ Ontario's growth can largely be attributed to inter-provincial migration and international immigration to the province.ⁱⁱⁱ However, in both of those cases, new residents typically choose to settle in large urban settings.

More recently, the parts of Ontario that are not directly influenced by nearby cities lost population between 2001 and 2011.^{iv} In fact, during this time, the urban population grew by more than 15 per cent while the rural and small-town population in Ontario declined by more than 7 per cent – a 22 per cent gap between the two areas.^v Rural and northern communities such as Brantford, Sarnia, Chatham-Kent, Sault Ste. Marie, North Bay, Leamington, Timmins, Brockville, Midland, Owen Sound, Pembroke, Kenora, and Elliot Lake all reported negative population growth between the 2011 and 2016 censuses.^{vi} In Northern Ontario specifically, projections show a shortage of 150,000 residents by 2041 at current growth rates.^{vii} In both absolute and relative measurements, non-urban Ontario was not growing prior to COVID-19.^{viii}

When examined further, it becomes clear that the pressing issue in rural Ontario is a steep reduction in young and working-age residents. A recent Ontario 360 paper stated succinctly: "It is only after people reach the age of 50 that greater proportions of them are seen in rural Ontario societies than in urban centres, a trend that continues up until the age of 90 and higher."^{ix} Ultimately, rural Ontario is consistently losing its youth to urban centres, mainly driven by the desire to attend post-secondary institutions that are not located in their areas. This trend is particularly troubling given that those students attending post-secondary institutions elsewhere are often the most talented and best educated, leading to a true brain-drain effect.^x Therefore, it should come as no surprise that research has shown a direct correlation between the level of schooling achieved and the distance from the nearest population centre.^{xi} If youth do not have local access to proper post-secondary education they either leave to access those opportunities or choose not to attain higher education at all.

Statistics support this trend of net youth out-migration. If just the main working ages of 25- to 44-year-olds are isolated, eight of the province's census divisions lost more than 2 per cent of their population between 2011 and 2016. They are located throughout the province and, depending on the area, had considerably large population reductions, as noted in Table 1.^{xii}

TABLE 1. POPULATION REDUCTIONS IN ONTARIO CENSUS DIVISIONS, 2021–2016

CENSUS DIVISION	POPULATION REDUCTION
HURON	–8.5%
PRINCE EDWARD	–8.1%
SUDBURY	–7.3%
RAINY RIVER	–5.3%
ALGOMA	–4%
COCHRANE	–3.5%
TIMISKAMING	–3.3%
LAMBTON	–3.3%
CHATHAM-KENT	–2.8%
PARRY SOUND	–2%
MANITOULIN	–2%

When the young leave rural Ontario they take with them their future earning potential, the population growth that would have manifested in rural Ontario should they have started a family, and their ability to employ other rural Ontarians. If youth do return after graduation and early employment, they primarily do so out of a desire to be surrounded by family and the community they were raised to love.^{xiii} Without the strong community identity possessed in rural and Northern Ontario, their population losses would be even starker.

THE EMPLOYMENT PICTURE

Younger, working-age individuals are not just leaving rural and Northern Ontario because of post-secondary access; they are also leaving to find gainful employment. Between 2008 and 2019, 87 per cent of all jobs created in Ontario were in Toronto or Ottawa.^{xiv} Rural communities that are distant from a nearby municipality and do not belong to a census metropolitan area actually lost a net 76,000 jobs during this time.^{xv}

In essence, the rural economy is changing. Prior to COVID-19, traditionally rural and northern industries such as agriculture, mining, forestry, manufacturing, and other forms of resource extraction were declining, while service-producing employment was rising. In real terms, the number of Ontarians working in manufacturing has dropped by 1.6 per cent, the resource extraction sector has shrunk by 9.1 per cent, and agriculture has dropped by a staggering 22 per cent.^{xvi} Considering that almost 30 per cent of all non-metropolitan Ontario residents are employed in the goods-producing sector, compared with just 19 per cent in metropolitan Ontario, this trend is extremely troubling for rural communities.^{xvii}

The GTHA has adapted quite well to the shift to service level employment, with considerable new office space developments in recent years. As a result of this employment shift, combined with its strong attraction for new immigrants, Toronto was projected – prior to COVID-19 – to exceed its 2041 employment forecast 20 years early.^{xviii} Rural Ontario has seen virtually no employment changes in its service sectors, while metropolitan census divisions reported a 17 per cent increase in service jobs between 2006 and 2016.^{xix}

In Northeastern Ontario, manufacturing employment has dropped by 26 per cent in the last five years. The fastest growing segment of the pre-pandemic economy was the health care and social assistance sector, a trend that was also prevalent in Northwestern Ontario.^{xx} In fact, throughout Ontario, the largest employment sector for non-metropolitan census divisions was health care and social assistance. Unfortunately, when the number of people employed by the government in social assistance outpaces any other aspect of the economy it is a sign of troubling times ahead.



With the reduction in jobs in rural areas, it is no surprise that people have left to seek other opportunities. This out-migration pattern means that rural and Northern Ontario have experienced reductions in both jobs and people. Essentially, these areas were caught in the midst of a catch-22, i.e. they needed more jobs to attract people, but they needed more people to attract jobs. The loss of employment and people has led to such a drop in the number of eligible working-age individuals that the unemployment levels in rural and Northern Ontario have actually dropped. Those who are looking for work simply leave town, meaning there are few unemployed individuals in rural Ontario despite a struggling economy. To outside observers, unemployment rates as low as 2 per cent in Wellington and Bruce counties appear to be indicators of strong economies. Yet, in the largest nearby municipality of Owen Sound, one secondary school and three elementary schools were closed in 2017 because enrollment figures were 1,500 students below capacity.^{xxi}

Participation rates (i.e. the number of people working or actively seeking work as a percentage of the working population) are measured among residents between the ages of 15 to 64. Low participation rates are driven either by a large proportion of student populations who are not participating in the labour force, or a high number of retirees under the age of 65. Given the exodus of young working-age individuals, it is clear that rural Ontario is populated with a proportionally high number of retirees.^{xxii} In fact, as of the 2016 census, the counties of Haliburton, Manitoulin, Prince Edward, Algoma, and Parry Sound all had participation rates under 55 per cent, meaning that nearly half of the population was not employed or seeking employment.^{xxiii} By comparison, the provincial average participation rate at the end of 2016 was approximately 65 per cent.^{xxiv}

Unsurprisingly, a low participation rate is associated with an overall small labour force. Analysis shows the farther away from a metropolitan centre, the more aggressively the labour force shrinks. Between 2011 and 2019 the labour force in small population centres decreased by 8.4 per cent; however, in truly rural areas away from nearby towns the labour force decreased by more than 20 per cent.^{xxv} In some of Ontario's largest non-GTHA towns the labour force was also declining, with negative growth seen in Peterborough, Thunder Bay, and London between the 2008 recession and the COVID-19 pandemic.^{xxvi} Municipalities that experienced positive labour force growth during this time generally achieved it at the expense of their fringe areas and the benefit of their downtown core populations.^{xxvii}

The combination of rural brain drain and high retiree populations has left rural and Northern Ontario relying on employment in many lower skilled positions. A recent paper on the subject states succinctly that there are "... expectations in the labour market that a person with lower credentials can ostensibly find work in a rural economy."^{xxviii} To make matters worse, the cost of automation has dropped substantially for employers in recent years, meaning rural Ontario workforces that are built on repetitive low-skilled labour – such as retail, manufacturing,





and agricultural processing – are poised to need fewer and fewer workers. As McKinsey Global Institute recently reported, the jobs to be targeted by the next wave of automation will be “... lower-wage ones in fields such as construction, maintenance, transportation, agriculture, and food preparation. These are jobs that don’t require a high level of education and have often been performed by young, male workers.”^{xxxix} Coincidentally, many of these jobs are in rural and northern communities.

This stagnant or even negative growth in rural areas has led to a decline in the power of rural Ontario, from both the political and employment perspectives. With the latest redistribution of electoral seats in 2018, it is now “... very possible to win majority governments ... without a significant number of rural ridings.”^{xxx} With a declining political voice it can be difficult for governments to understand firsthand the economic plight and associated cultural impacts in rural communities. Without this proper understanding of the situation in rural and northern communities, governments may neglect investments in social services or needed infrastructure or fund the wrong priorities. With the provincial government controlling everything from doctor placement to school closures to highway repair funding, rural regions can find themselves underserved and misunderstood. A lack of proper understanding means the priorities of these communities are not addressed and, in turn, out-migration patterns are accelerated. This unintentional neglect can lead to political polarization and dissent between urban and rural populations.

Ultimately, given the declining labour force, participation rate, and employment in rural Ontario, coupled with the continued brain drain of younger talent, it is clear that a majority of Ontario’s small towns were struggling mightily before the pandemic, if not slowly contracting altogether. However, rural Ontario is not a monolith. Some small towns were bucking the trend and experiencing successes prior to the pandemic. It is important to examine these cases in order to understand the issues that may impact rural Ontario if the pandemic-related growth is to continue into the future.

THE SMALL TOWNS THAT GREW

Even though the rural areas of Ontario are experiencing challenges with respect to retention and growth, some of the metropolitan areas in non-GTHA Ontario have had better fortunes. The municipalities with the most success in attracting new residents appear to be those on the outer limits of the GTHA. Many Toronto residents were pushed to ‘drive until they qualified’ for mortgages on less expensive homes. That drew them to population centres such as Vaughan, Ajax, and Brampton. However, as those municipalities continue to grow, and with housing prices increasing rapidly as well, prospective home buyers have become willing to move farther and farther from the downtown Toronto core.

Census metropolitan areas within this ‘sweet spot’ of driving distance to the GTHA but distant enough to have lower house prices are growing. Communities such as Oshawa, Barrie, and Guelph have all seen growth in their core populations over the last 12 years, with Oshawa’s labour force growing by more than 21 per cent during that time.^{xxxi} In fact, some towns have embraced their role as a home for commuters, with the town of New Tecumseth seeing 44 per cent of its entire labour force commuting to the GTHA daily.^{xxxii}

In addition to greater affordability, non-GTHA Ontario offers a lower crime rate and higher levels of community and civic engagement; these are important for people who are considering starting a family and buying a home.^{xxxiii} In fact, according to *Maclean’s* magazine, more than 60 per cent of the top 50 livable communities in Canada are areas with a population of fewer than 40,000; in Ontario, the town of Grimsby, Brant County, and the Township of Russell all cracked the top 10.^{xxxiv} The realization that an



arguably better quality of life exists in non-GTHA Ontario has driven many to consider moving outside of the urban core, even before the onset of the COVID-19 pandemic.

In 2019, Ontario's intra-provincial migration trends revealed that regions such as Peel, Halton and York are losing out to counties such as Oxford or Simcoe. For example, in 2018/2019 Haliburton increased its population by 2.17 per cent.^{xxxv} Notably, these migration trends are not only associated with retirees; in Haliburton, 2 per cent of the 2.17 per cent increase comprised working-age individuals.^{xxxvi} According to researcher Mike Moffatt, the city of Woodstock, located between London and Kitchener, has enjoyed the benefit of rapid growth due to an exodus of young GTHA families.^{xxxvii}

Perhaps unique about the growing move to secondary tier cities across Ontario is the complete willingness of some people to abandon existing employment in the GTHA for the benefit of an affordable home. Many young families are choosing to build equity through home ownership, which means both living and working outside the GTHA. Christopher Alexander, Executive Vice President of RE/MAX Canada, noted that an emerging trend in recent years is for millennials to purposely "... find work in another city where they can afford to buy," instead of finding a home within commuting distance to their previous place of employment.^{xxxviii}

The rural and northern communities that have experienced the highest growth in recent years appear to be those closest to urban centres. However, with affordability concerns spreading to these communities, affordable locations farther away from urban centres have started to grow in popularity. Ultimately, a mix of affordability and proximity is desired, but if push comes to shove it appears that young homeowners will choose savings over distance. This promising trend for the revitalization of rural and Northern Ontario does, however, come with its own set of challenges that have been exacerbated during the pandemic.

THE DIFFERING HOUSING CHALLENGES IN RURAL VERSUS NORTHERN ONTARIO

In towns that have been growing over recent years, be it from their proximity to major urban centres or their more affordable home prices, a housing shortage has begun to appear. For example, the city of Woodstock and town of Cobourg are both within an extended drive of downtown Toronto and realized population growths of 8.3 per cent and 5 per cent, respectively, between the 2011 and 2016 censuses. However, due to that recent growth, Woodstock had only 379 private dwellings that were not fully occupied, and Cobourg had only 319 private dwellings available.^{xxxix} That translates to a vacancy rate of just over 2 per cent in Woodstock and 1 per cent in Cobourg.

The story is similar in Eastern Ontario just outside of Ottawa. The towns of Carleton Place and Petawawa both experienced growth rates over the same period of more than 7 per cent. Carleton Place had 605 private dwellings that were not regularly occupied and Petawawa had only 413 at the time of the survey.

^{xl} At the time of the 2016 census, Petawawa had a rental vacancy rate of just 1.4 per cent.^{xli} Considering the potential condition or size of these homes, it is safe to assume that these growing municipalities will have a difficult time supporting new residents without displacing existing ones.

In rural municipalities that are popular cottage destinations, recreational properties – including those purchased solely for short-term rentals – are growing in popularity. The increased demand is not only reducing available supply, but also driving up prices. For example, Prince Edward County, which is home to a growing wine and tourism industry, saw the average home price increase by 28 per cent in the two-year period from 2017 to 2019, primarily driven by the demand for short-term rental properties.^{xlii}

In areas well outside of a reasonable daily commuting distance to Toronto or Ottawa, such as Northern Ontario, the issues are quite different. Mainly, the population has struggled to grow, meaning that homes are available and affordable. The Northern Policy Institute calculates that 27.7 per cent of homes in Ontario are unaffordable but, in Northern Ontario, that number is only 20.5 per cent.^{xliii} Despite this figure, every northern census division ranks above the provincial average in the percentage of homes that need some



form of major repairs.^{xliiv} This problem is especially evident on Indigenous reserves where 44 per cent of all residents live in sub-standard quality homes.^{xliv}

An understanding of on-the-ground issues is important when considering policy solutions for the systemic housing problems facing rural and Northern Ontario. Before the COVID-19 pandemic, some parts of rural Ontario were not growing and, unfortunately, were even shrinking; clearly, they faced real problems with population attraction. Other areas that were growing were experiencing housing prices rise and supply decrease as newcomers moved to town; this in turn posed its own unique set of supply-related challenges. In Northern Ontario, a different concern was evident: though many homes were available for purchase, adequate housing was scarce. Each of these types of communities had its own set of problems that needed to be addressed with policy reforms tailored to their individual needs. However, that was before the pandemic inspired the rediscovery of appealing and more affordable communities in rural and Northern Ontario, which poses its own unique opportunities and challenges.

“SPACE IS THE NEW LUXURY” – THE IMPACT OF COVID-19

When the COVID-19 pandemic began, the duration of the public health lockdown measures was unknown. Employees did not know if returning to the workplace would happen in weeks or months; however, as time progressed, both employers and employees grew accustomed to work-from-home capabilities for those industries that could adjust to remote work. Manufacturing and direct service delivery businesses were either deemed essential and continued to operate with new restrictions or faced a combination of continued closures, slower day-to-day sales, and severely altered practices.

In urban Ontario the growth of service-oriented work over the past several years meant that many people were employed in businesses that could operate remotely, including many in the finance, legal, or professional sectors. With the move to quasi-permanent remote work, many Ontarians were able to re-evaluate their individual situations. Proximity to the office was one of the main reasons to be in urban settings, a factor which, for the time being, no longer mattered. When combined with the financial impacts of the pandemic, many found themselves questioning the need to pay high mortgage rates and rents to live in close proximity to an office that may never reopen.

In Ottawa, RE/MAX Affiliates Realty sales representative Chelsea Hamre stated succinctly: “People have been asking themselves where they want to be if this [virus] hits again, if we see a second wave. They want more space for home offices, and bigger backyards.”^{xlvi} Similarly, fellow Ottawa sales representative Bill Meyer of RE/MAX Hallmark Realty, recently stated that interest in the periphery towns of Embrun, Carleton Place and Kemptville has shot up dramatically during the pandemic.^{xlvii} The most affordable and least affordable cities in Ontario are noted in Table 2.

TABLE 2. THE THREE MOST AFFORDABLE AND LEAST AFFORDABLE CITIES IN ONTARIO

3 MOST AFFORDABLE CITIES		3 LEAST AFFORDABLE CITIES	
CITY	AVERAGE HOME PRICE	CITY	AVERAGE HOME PRICE
THUNDER BAY	\$217,745	HAMILTON	\$569,490
SUDBURY	\$268,696	OAKVILLE	\$719,000 ^{xlviii}
WINDSOR	\$303,183	GREATER TORONTO AREA	\$804,584



Quite simply, living in the GTHA is expensive. In January 2020, just before the pandemic, the average price of a new single-family detached home in Ontario was over a million dollars.^{xlix} In fact, more than 800,000 Canadian households spend more than half of their income on rent and the international Organisation for Economic Co-operation and Development has called Canadian housing the least affordable in the world. These statistics are not driven by the cost of housing in Thunder Bay or Sudbury, as seen in Table 2, but rather by the prices in the heart of the GTHA.

High rent or mortgage payments detract from a family's quality of life in the GTHA. Their salaries do not go as far as they do in other parts of the province and money for entertainment, sports, vacation, or savings is harder to accrue. Even worse, these high prices also commonly come with sacrifices, with families getting less house for their dollar. With children home from school and parents home from work, a previously livable space quickly became inadequate.

Chris Keleher, a Royal LePage REALTOR® in the Collingwood area, was interviewed about the influx of new buyers in the area since the pandemic and stated that "... 95 per cent of the buyers my team is working with are families where the pandemic has finally been the straw that broke the camel's back, and they are moving out of the city."^{li}

The data back up that observation, with year-over-year housing sales in Simcoe County up 60 per cent from June 2019 to June 2020.

Dufferin County was up 50 per cent year-over-year, with Toronto sales up only 10 per cent during the same period.^{lii} Fittingly, another Collingwood real estate professional, Max Hahne, summed up the trend by stating that "space is the new luxury."^{liii}

Additionally, employers themselves have helped drive people away from cities. Many of them have used the pandemic as an opportunity to close offices and move to permanent, or at least much more regular, remote working environments. A recent survey of American employers by Gartner Research found that 75 per cent of respondents plan to increase significantly the number of remote workers.^{liv} Meanwhile, for illustrative purposes, 40 per cent of all venture capital funding in Silicon Valley goes to paying rent instead of product development.^{lv} Eliminating or reducing the cost of physical offices can be game changing for employers while allowing their employees to work from any municipality they choose, including ones with a higher quality of life outside of the main city cores.

Workers themselves agree with this view: 55 per cent of employees who live in expensive markets surveyed by Gartner indicated that they would move out of their current location if their office became remote permanently.^{lvi} The survey also revealed that those who already live in affordable areas saw little reason to move if their office became



permanently remote.^{lvii} Though less research has been done exclusively in Canada, an ADP Canada survey showed that 45 per cent of Canadians who are currently working remotely would like to continue that arrangement for at least three days a week after the pandemic ends.^{lviii} Essentially, the affordable nature of non-urban Ontario is extremely appealing.

A REVERSAL OF FORTUNES?

Though the pandemic has created a situation whereby the shortage of people moving to rural Ontario may be slowly reversing, the other half of the attraction equation is the situation with local employment. New residents of rural Ontario are bringing their jobs with them, a unique phenomenon of the pandemic age. For existing residents, local job creation is still key.

First, it should be noted that with every new resident the demand for goods and services increases. The purchase of a new home comes with an additional \$73,250 in spinoff activity in furniture sales, renovations, moving requirements, and real estate and legal services.^{lix} Each of these activities helps spur local employment. Additionally, new residents will purchase goods in the local economy, such as groceries, and also use local services such as childcare, athletic facilities, and retail stores. Attracting new residents will increase the demand on services and, depending on the pace and longevity of the influx of new people, the amount of employment in the service economy.

However, rural Ontario, as shown previously, relies more heavily on goods-producing sectors. Luckily, the pandemic has created an increased demand for domestic goods. Be it governments pushing for the repatriation of supply lines and manufacturing to avoid international reliance and being second or third in line for in-demand goods, or a push to buy local to help struggling companies during tough economic times, goods-producing sectors can benefit from today's environment.

The statistics tell the story. According to the Rural Ontario Institute, the province's rural and small towns have experienced an employment drop of only 5.1 per cent compared with the national average decline of 9.2 per cent during the pandemic.^{lx} Though jobs have still been lost, it is clear that economies with high amounts of service level industries, such as hospitality services, have been hit harder. Additionally, government assistance programs, such as the Canada Emergency Response Benefit, go further in rural Ontario where rent and the overall cost of living are cheaper than in urban Ontario. Ultimately, the immediate impact of the pandemic on employment for those 15 to 54 years of age has been less severe for those living in rural and small towns than those living in urban centres.^{lxi} Though a temporary consequence of the pandemic, the less severe impact in these communities sets up rural and Northern Ontario for an easier path to recovery.

When it comes to the true goods-producing sectors specifically, they are actually experiencing growth. Those in raw resource industries, such as forestry, have seen demand skyrocket as families have saved money on commuting, childcare, and entertainment and are instead using those funds for needed renovations or expansions. As a result, industries such as forestry, fishing, mining, oil and gas, construction, and manufacturing all saw higher levels

of employment in June 2020 in rural areas than they did in June 2019 (Figure 1).^{lxii} These sectors are proving their resiliency despite the pandemic and, luckily for the future of rural and Northern Ontario, they are almost exclusively located in rural and Northern Ontario. Other sectors that have experienced growth, including the finance and public administration sectors, are also now able to operate in rural and Northern Ontario due to the nature of remote work.

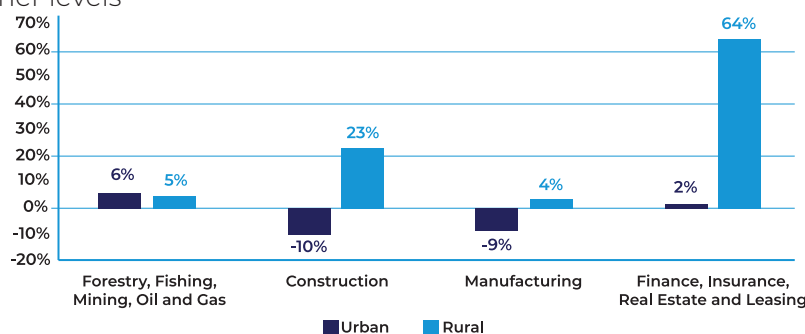


FIGURE 1. YEAR-OVER-YEAR PERCENTAGE EMPLOYMENT GROWTH: JUNE 2020



PART 2:

Recommendations to Ensure Prosperous Northern and Rural Ontario Communities





From both an employment and a population growth perspective, the pandemic has the potential to reverse the fortunes of rural and suburban Ontario in the short- and medium-terms. However, the long-term fortunes of these areas remain uncertain. Will systemic issues experienced before the pandemic be paused or stopped permanently? Will the growth experience in rural Ontario translate to Northern Ontario? Will the constant brain drain of young talent, the overall population declines, the reduction of high-quality services, the steady drops in goods-producing employment, the neglect of local infrastructure by higher orders of government, or the unavailability of adequate housing continue to be challenges that plague rural and Northern Ontario? Or, will the pandemic force investment from government and renewed economic growth in these communities to offset these trends? Clearly, the pandemic, despite first and foremost being a tragic public health crisis, is also an opportunity to revitalize non-urban Ontario. To do so, governments need to remove barriers to success and enable these communities to flourish by addressing the key systemic problems presented above.

There are two options when dealing with economic development in rural versus urban areas: Policymakers can either redistribute the economic gains from some places to others or try to catalyze more market activity in undercapitalized economically-distressed places.^{lxiii}

CREATING AND SUPPORTING JOBS

Embracing Opportunity Zones

In the American model, opportunity zones are designated areas where economic activity and growth have been stagnant. Individuals can invest any capital gains into a designated opportunity fund in these areas. The fund must invest in assets in these opportunity zones, such as purchasing and developing a property or making substantial renovations to an already owned building. So long as the money is not withdrawn by the original investor, they may defer paying capital gains tax for seven years. At that point, they will pay tax on only 85 per cent of the original amount invested; this is essentially a tax break to reward their investment in an underutilized community. By year 10, if the asset purchased by the fund has increased in value, the investor will pay no taxes on the increased value of that property.^{lxiv} All in all, the program gives investors a reduced tax on the capital gains they would have otherwise paid and offers them an additional tax benefit if they provide direct uplift in a community through investment. If the investors do nothing to increase the property's value, they will not benefit nearly as much. Therefore, a preferential tax treatment stimulates investment in these struggling communities.

In the United Kingdom (U.K.), similar policies have been enacted that could provide instructive lessons for Ontario. The U.K. Business Asset Rollover Relief program allows capital gains tax deferrals for businesses that sell an asset and then reinvest the proceeds to buy





a new asset, including buildings or machinery. The deferral is valid until that new asset is sold, at which point the original capital gains must be paid. The program even allows for deferrals if the proceeds are used to enhance existing assets or provisional relief if a business can prove it plans to purchase new assets in the near future.^{lxv} The U.K. has also recently designated certain life science campuses as Life Science Opportunity Zones, which gives these campuses benefits such as ministerial visits and access to business attraction services.^{lxvi} Both of these offerings provide options for Ontario policymakers who could limit the benefit to businesses instead of personal investors, or target only certain industries rather than all businesses in one geographic area.

Regardless of the format chosen, the need in rural Ontario is dire. Between 2003 and 2017, 22 of Ontario's 49 census divisions saw a decline in foreign-direct investment and another 15 saw no foreign-direct investment whatsoever.^{lxvii} Attracting capital to rural Ontario means drawing investments in commercial, residential, and industrial real estate activities. However, to implement opportunity zones properly, some important details must be addressed.

First, the zones themselves need to be drawn carefully. In the American model, individual states are responsible for delineating opportunity zones based on a pre-established set of criteria that determine what constitutes a struggling area. However, in this model, states can include up to 5 per cent of their zones as areas that fall outside of that economic criteria.^{lxviii} This can reward investors for making investments in areas that are doing well, if not thriving, and can be a quick portal to funnel money into condominium or office developments that could have achieved significant financial backing already. This is antithetical to the purpose of opportunity zones and, if implemented in Ontario, criteria for qualification should be strict and apply only to communities that have been struggling socioeconomically. This would mean that not all of rural and Northern Ontario areas would qualify, but those that do would experience a greater benefit.

Second, an Ontario version should seriously consider changing the timelines used within the American model. Given there is a benefit to investors accrued after seven years, and an even more significant benefit seen after 10 years, it is possible that investors will abandon their investments immediately after this time has passed. Though immediate investment is welcome, it would be beneficial if investors had more incentive to stay longer-term and invest in projects that have long-term community ownership at their core.^{lxix} For example, investments in affordable housing, health care, or educational centres that have lower rates of return over a longer period than investments in condominiums or commercial retail spaces are rare under the current model.^{lxx} By having a timeline for return that more closely mirrors the types of projects needed throughout rural and Northern Ontario, the government could help guide investors towards these types of projects.

Of course, in lengthening the timelines for return on investment the government would also deter investment in the first place. To remedy this, the government may have to increase the overall benefit to investors to attract investment. If the policy is successfully implemented, the tax benefits given to investors will be more than offset by the positive impact in the communities receiving the investment. If the rate of return is not attractive enough investors will forego any potential benefit but, more importantly, these communities will not receive the influx of capital they need. Thus, an Ontario model should ensure that both communities and investors benefit in order to create a properly functioning policy. Any lengthening of the timeline for return should be examined closely to develop the best formula for return for all parties.

Third, despite the benefits of opportunity zones, embracing the American model of tax reductions on capital gains in Ontario would require cooperation between the provincial and federal governments due to our tax system. That cooperation should be pursued immediately to ensure the program can be implemented quickly to capitalize on the growing momentum in rural and Northern Ontario.

RECOMMENDATION #1

The Government of Ontario should embrace the policy of opportunity zones by working with the federal government towards immediate implementation. The Ontario version should contain stricter criteria for qualification as an opportunity zone and consider a longer timeline to incentivize the right type of investment.

Attracting New Businesses

Though the best option for implementation is coordination with the federal government, the province of Ontario should pursue similar policies on its own. In doing so, the province would not be able to offer full capital gains deferrals; rather, it would need to consider implementing a similar model of tax deferral and forgiveness using other taxes.

To do this, the provincial government would need to evaluate the taxes it does control. These include corporate income taxes, business registration taxes, employer health taxes, and – indirectly through their control of municipalities – property taxes. In a similar vein to opportunity zones, the province could offer a partial deferral of a number of these taxes to companies that make investments in qualifying areas. This deferral could include a reduced payment, similar to opportunity zones, where the rate charged at the end of the deferral is only a portion of the original tax rate. This benefit would only be offered to companies that invest above a certain amount in either new projects or through substantial renovations and expansions. Ultimately, this policy amounts to a temporary tax holiday for companies, combined with a reduction in overall taxes owing.

This idea would build on the already successful municipal policy under the *Planning Act* known as Community Improvement Plans, which offer financial incentives for projects that meet certain criteria. In Barrie, for example, these criteria include affordable housing projects and brownfield developments, among others.^{lxxi} However, Community Improvement Plans are quite limited in scope, restricting municipalities to only a few small policy levels; any inclusion of property tax relief would need to come from the provincial government. If property taxes are included in this package, the province should reimburse municipalities by the same amount that it is allowing companies to defer or keep. When it comes to other taxes paid to the provincial treasury, the deferral can be accounted in a manner similar to the COVID-19 temporary tax deferrals announced in March 2020.

Municipalities simply do not have the scale to attract significant new investments on a regular basis. Provincial tax relief in the form of a deferral, combined with some tax forgiveness, could provide a significant incentive to companies. Given the United States' (U.S.) endorsement of opportunity zones, plus the recent desire among all parties to repatriate American manufacturing because of COVID-19, the incentives offered south of the border could put Ontario in a very difficult financial position. Contrarily, if newly elected President Joseph Biden raises corporate tax rates as promised in the U.S., the availability of an attractive alternative in Ontario may be very appealing for many companies.

This policy could also differ regionally, with more aggressive tax breaks or longer tax holidays for investments in regions that are struggling more than others. For example, a 15 per cent total tax break in rural Ontario could be increased to 20 or 25 per cent if the investment is made in Northern Ontario. Additionally, taxes that impact certain industries directly, such as the mining tax, could be included in the policy to further incentivize specific types of industries to invest in Ontario. In Nebraska, a similar tax holiday policy is being trialed to stimulate investment in areas with high unemployment and declining populations, which they dub "enterprise zones."^{lxxii}



Given the Government of Ontario's March 2020 announcement of a 10 per cent corporate income tax credit for investments in non-GTHA municipalities, it is clear the province is already considering policies that reward investment in non-urban areas. The tax holiday proposal is a logical continuation of this strategy and can be a political alternative to the much-maligned practice of giving companies monetary handouts, colloquially known as corporate welfare, to attract investment.

RECOMMENDATION #2

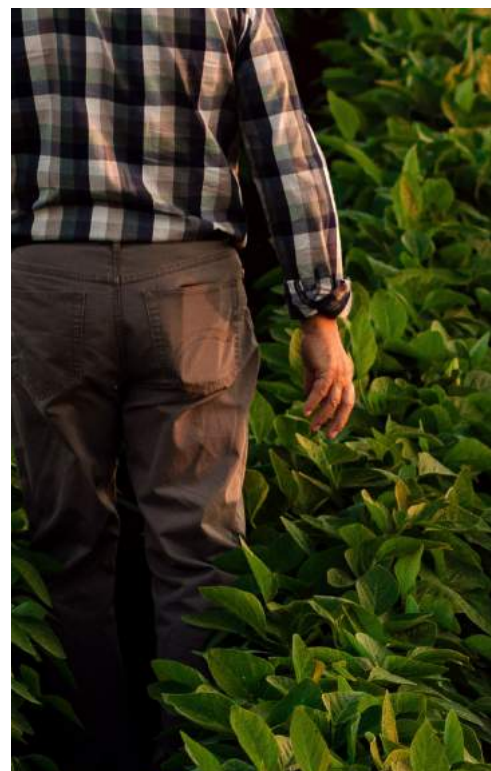
If the Government of Ontario does not pursue opportunity zones with the federal government, it should consider a similar provincial-only model combining tax holidays and tax deferrals to qualifying investors in rural and northern areas to help attract and retain businesses.

Helping Small Businesses Recover and Grow

Opportunity zones, tax holidays and forgiveness policies have the potential to attract new mandates and investment to rural and Northern Ontario, but they would do little for most businesses that already exist in these areas, i.e. small businesses. Capitalizing on the newfound opportunities for rural Ontario is important, but it is crucial to the social fabric of these communities to support those who are already there, employing local individuals and persevering through hard times. After all, the most likely to invest in these communities are the businesses that are located there already. Additionally, small businesses, especially in sectors such as tourism and hospitality, are struggling throughout the province through no fault of their own. To ensure that the pandemic's negative economic consequences do not become permanent, the province must remove unintended barriers to the growth of small businesses.

Currently, Ontario's small businesses pay a reduced corporate income tax rate, known as the small business tax rate, if their annual revenue is less than \$500,000. Currently, that tax rate is 3.2 per cent. However, the moment that a small business earns more than \$500,000 in revenue, it 'graduates' to the traditional corporate income tax rate, which currently stands at 11.5 per cent, representing a 259-times increase in their tax owing to the Ontario treasury. A small business that earned the maximum under the small business tax rate would owe \$16,000 to the government. If their revenue increased by one dollar, to \$500,001, that tax bill would jump to \$57,500. Therefore, a small business owner must make approximately \$550,000 in net revenue just to arrive at the same after-tax position they enjoyed at \$500,000 in revenue under the small business rate.

This massive automatic increase discourages small businesses from growing, hiring more Ontarians, and helping with the province's economic recovery from COVID-19. To remedy this, the province should institute a phased-in transition from the small business tax rate to the



higher corporate income tax rate. As originally suggested by the Ontario Chamber of Commerce,^{lxxiii} these transitional rates could be designed in a revenue-neutral manner to eliminate any impact to the provincial treasury. The province could even make this change revenue negative, thereby instituting a tax cut for Ontario's businesses while removing tax barriers to proper growth.

RECOMMENDATION #3

The Government of Ontario should create a tiered graduation from the small business tax rate to the full corporate income tax rate to encourage and incentivize Ontario's small businesses to grow in the wake of COVID-19.

The Government of Ontario has multiple options at its disposal to help create jobs in rural and Northern Ontario. One of these options includes moving the offices of government agencies and bureaucracies outside of the downtown Toronto core to these areas. If there is real financial benefit for businesses to move to more permanent remote work or vacate downtown Toronto office buildings, it follows that this principle would also apply to the government's business enterprises.

It should be stated that Ontario has historically moved some offices outside of the downtown Toronto core. The Ministry of Natural Resources and Forestry is located in Peterborough, the Ministry of Agriculture, Food and Rural Affairs is in Guelph, and the Ministry of Finance has a division in Oshawa. When it comes to agencies, the Ontario Lottery and Gaming Corporation has a presence in Sault Ste. Marie and the Ontario Provincial Police headquarters is in Orillia.

Despite this, non-metropolitan municipalities have lower public sector employment rates than their metropolitan counterparts due to the high presence of post-secondary institutions and capital cities in metropolitan areas. There is no reason why non-urban municipalities should be prevented from sharing in the jobs that their tax dollars fund. Arguably, by bringing government jobs to towns that do not currently have many, the rising tides of regional alienation and dissension may ebb.^{lxxiv}

When a substantial government office is moved to these areas it brings not only the directly employed workers and their families, but also encourages spin-off jobs and allied industries to establish a presence in the area. For example, in Sault Ste. Marie, one scratch ticket manufacturer that moved to the city because of the lottery presence employs 20 per cent as many people as the entire Ontario Lottery and Gaming Corporation footprint in the municipality.^{lxxv}

Research hubs also develop. In Guelph, nearly every agricultural association has offices in the municipality. The University of Guelph has become a world leader in agricultural research, ranking third in the agriculture, dairy and animal science category and fourth in the food and technology category according to the Centre for World University Rankings.^{lxxvi}

The pandemic is the perfect opportunity to move these offices; the disruption to workflow would be more limited than normal, with many employees able to work from home during the transition. Offices of the Ministry of Heritage, Sport, Tourism and Culture Industries could be moved to the Niagara region which, in normal times, relies disproportionately on tourism to drive its economic fortunes. Government agencies such as the Education Quality and Accountability Office or the Alcohol and Gaming Commission of Ontario, which have no geographic dependency on their current locations, could be moved to places such as Owen Sound, Stratford, Perth, or North Bay. The same principle applies to the Workplace Safety and Insurance Board or the Liquor Control Board of Ontario's offices, which are both located in downtown Toronto in some of the most expensive real estate markets in Canada.

The government could use the savings on rent or the proceeds of sale (if it owned the previously occupied buildings) to invest in infrastructure or pay down the debt. Additionally, some of the savings from reductions in rent could be used to help offset moving costs or pay employees a top up to incentivize them to move with the office, if needed. If employees wish to be transferred, they can apply to do so or





continue to work remotely for the time being. Local employees could be prioritized moving forwards, where applicable, and their salaries would go further given the lower cost of living.

RECOMMENDATION #4

The Government of Ontario should create an office re-location strategy to review eligible bureaucracies and agencies that can be moved outside of the urban core to rural and Northern Ontario.



CLOSING THE INFRASTRUCTURE GAP

Bringing Rural Infrastructure into the 21st Century

With the influx of people to non-urban Ontario, the stress on rural institutions such as hospitals and schools will grow. If this trend is due to an influx of retirees, the stress on the healthcare system will increase with this older population; however, if the trend of young families moving out of urban areas continues beyond the COVID-19 pandemic, the demand for education, childcare, and other services will increase dramatically as well. Worse yet, many of these institutions were already suffering from a lack of investment and proper maintenance before COVID-19. As the government prepares for this challenge, it should consider accelerating infrastructure investments in rural locales.

First, there is an immediate economic benefit that complements infrastructure funding. In the short term, 9.4 jobs are created per million dollars spent and gross domestic product (GDP) rises by \$1.43 for every dollar spent on infrastructure.^{lxxvii} In the long-term, GDP can rise as much as \$3.83 for every dollar invested and, as time passes, the benefits accrue to other private-sector industries compared with temporary gains in the construction sector.^{lxxviii} For example, if a new post-secondary satellite campus is built in a rural area the construction sector benefits immediately. The long-term benefits of a new campus are that it attracts young students, helps local students access quality education, allows for retraining programs, and even increases access to services such as athletic facilities or learning centres and libraries with high-quality broadband resources. All in all, an investment such as this has the potential to increase both the amount and quality of local employment, which then leads to more house purchases and builds; this in turn leads to the accrual of benefits to sectors such as real estate and finance that were not the obvious beneficiaries of a post-secondary campus.



Second, municipalities own as much as two-thirds of essential infrastructure assets such as roads, bridges, and wastewater infrastructure. Rural municipalities will face increasing pressure to upgrade these assets but will not have the historical tax base to draw



from, with new residents increasing demand immediately but paying for the cost of those services over time. This does not even account for the difficulties of expanding servicing to greenfield lots where new housing is planned.

To make matters worse, most municipal funds, such as the Ontario Municipal Partnership Fund, commonly underfund rural municipalities. Many of these funds are built on a 50/50 formula, with half of the dollars distributed on a per capita basis and the other half on an as-needed basis. Given that rural municipalities have fewer residents than urban municipalities, they are guaranteed to receive less through the first half of the formula. When it comes to the second half, need is determined in an immediate sense, not a future one, which means that rural municipalities faced with upcoming pressures due to new residents will not have a compelling case. Further, municipalities that tax their population adequately in order to raise enough funds to pay for needed infrastructure upgrades will receive less money in the second half of the formula than municipalities who keep taxes low at the expense of funding their infrastructure needs properly. Therefore, rural municipalities that are good stewards of assets or have future growth pressures due to out-migration from cities will not be financially compensated under existing government programs.

A 2018 Ontario Federation of Agriculture survey found that an overwhelming majority of urban residents believe that rural infrastructure, specifically the quality of rural schools, is far below the quality in urban settings.

RECOMMENDATION #5

The Government of Ontario should review the funding formula for municipal funding programs, such as the Ontario Municipal Partnership Fund, to ensure that rural and northern municipalities are not unfairly changed when it comes to infrastructure funding.

Services that are commonplace in urban Ontario, such as natural gas access, may be rare in rural and remote parts of the province. For many businesses natural gas is a must have in order to keep costs competitive, meaning parts of the province that do not have reliable natural gas access are simply not an option for relocation or placement of expansions. In fact, the Ontario Federation of Agriculture estimates if natural gas was readily available across the province it would save families, farmers, and business owners a combined \$1 billion in annual energy costs.^{lxxix} That money could be reinvested in the rural economy, used to hire more employees, or better prepare for retirement.

Luckily, the Ontario government has already taken significant steps to improve natural gas access in rural communities by allowing cross-subsidization on natural gas bills through legislation. By allowing ratepayer funded expansion, the province intends to spend \$130 million expanding natural gas access between 2021 and 2023. However, when the Ontario Energy Board put out a call for projects, they received 210 eligible projects totaling nearly \$2.6 billion of work, demonstrating the overwhelming need in rural and Northern Ontario.^{lxxx} This need will only grow if new housing is built to accommodate increased pandemic-related growth. Therefore, in order to continue to make home ownership more affordable in these locales and create the conditions for businesses to succeed, the government should continue with its ambitious approach to natural gas expansion through cross-subsidization and further build upon its proposed expansion plans. They could do this by announcing the next slate of projects for development beyond the 2023 timeline.

By ensuring rural and Northern Ontario have the services that families and businesses need, the government can help reduce the cost of living and make living and working in rural Ontario an even more attractive option. Better yet, these funding and policy reforms that address rural infrastructure gaps can help position rural Ontario for long-term success when the immediate pandemic related out-migration trends likely expire.



RECOMMENDATION #6

The Ontario Government should continue with its ambitious natural gas expansion policies by increasing the number of expansion projects being funded in order to lower the cost of business and the cost of living in rural and Northern Ontario.

Connecting Rural and Northern Ontario

Further complicating matters are issues with internet connectivity and broadband technology. In order to live and work in remote areas, high-speed internet is essential. The Canadian Radio-television and Telecommunications Commission suggests that it will take 10 to 15 years to reach target internet speeds in most rural areas.^{lxxxix} The provincial and federal governments have both made investments in this capacity, with the current provincial government allocating an impressive \$680 million over four years in its 2020 budget.^{lxxx} This investment by the province is one of the most important decisions the government could make in supporting Ontario's rural economy and the government deserves high commendation for its leadership to this point.

However, in addition to accelerating or increasing existing funding, the provincial government can also move to address challenges that providers face, such as issues with restrictive easement or a lack of access to provincially owned utility poles to install necessary broadband infrastructure.^{lxxxi} Though the province is investing in this space, the regulation of these internet service providers falls under federal jurisdiction. The province could pressure the federal government to further incentivize rural broadband by matching investments or allowing charges to existing customer bases to help cover expansion costs, similar to the way natural gas and electricity expansion costs can be covered within Ontario. The province has already bestowed substantial money that is desperately needed; its delivery to rural communities in the form of broadband connectivity should not be held up by regulatory barriers or internal financial hurdles.

RECOMMENDATION #7

The Ontario Government should eliminate barriers to broadband installation in rural areas, including reviewing provincial easement rules and utility pole access, while also encouraging the Federal Government to pursue regulatory reforms that accelerate broadband funding.



Accelerating the Conversion of Properties to Create Homes

As written about in our [previous whitepaper](#) on COVID-19 and housing policy, the retail industry will be forever changed by the pandemic. With customers embracing e-commerce and online retailers like Amazon at an unprecedented rate, traditional shopping malls and retail strip plazas are struggling. However, most of these properties are located at the heart of rural, suburban, and northern communities, are already serviced by infrastructure, have larger footprints due to parking spaces, and have existing interconnectivity with transit. In many cases, they are perfect locations for residential properties and mixed-use developments.

For example, the owners of the Hanmer Valley Shopping Centre in Sudbury have been pursuing necessary planning changes to allow for a portion of their existing mall to be converted into senior's residences within the facility.^{lxxxiv} The seamless connection between the existing retail shops and the new residential units will bring a built-in customer base and bring senior residents closer to the services they need in a municipality known for its harsh winters. The idea has endorsement from local municipal councils but, despite that agreement, requires several different permits including official plan amendments and zoning changes. The permit process was begun in 2017 and still has not been completed, with an expected bylaw in place to enable the change by the end of 2020.^{lxxxv} Other examples include a conversion of a former school in Trout Creek, Ontario into five affordable housing units and a hotel conversion in Tavistock, Ontario that was converted into a 16 unit affordable housing project for those 50 years of age and older.^{lxxxvi}

If suburban and Northern Ontario are going to begin facing these population demands, fast-tracking property conversions and re-zoning can help developers accommodate the new demand, create new housing rapidly, and avoid letting existing buildings deteriorate in the face of tenant shortages. Though municipal zoning orders could be used regularly for this goal, that process lacks transparency and relies on political will. Instead, the province should review the steps needed for property conversion to mixed-residential with an eye to eliminating barriers and accelerating the process. Fast-tracking this process will also help governments convert properties into affordable housing, should they wish to continue that trend.

RECOMMENDATION #8

The Ontario Government should undertake reforms to accelerate the conversion of commercial properties into mixed-use residential sites. These reforms should be respectful of municipal authority but feature expedited timelines for decisions from local councils.

REVERSING THE OUT-MIGRATION OF TALENT

Creating Local Post-Secondary Options

An overwhelming number of young people that leave rural and Northern Ontario do so to access their preferred post-secondary institutions and programs. Without local options available, these students will always choose to leave their hometowns. Though universities have begun opening satellite campuses throughout Ontario, they still tend to conglomerate in more suburban settings, with satellite campuses or agreements with colleges in places like Barrie and Brantford. However, Ontario's 24 public colleges more commonly open satellite campuses in smaller communities, with college representation in more than 200 of Ontario's 444 municipalities.^{lxxxvii}

This physical presence is crucial as studies show that many students will not consider post-secondary education if it is located more than 80 kilometers away, essentially further than a reasonable drive.^{lxxxviii} This is especially true for lower- and middle-income families who are more likely to choose college over university due to cost barriers.^{lxxxix} However, many of these prospective students do not have the money or



the time to attend post-secondary. Even with government assistance, many may choose lesser skilled employment instead of pursuing lengthy degrees. This time barrier even prevents entry into the skilled trades, which are sorely needed throughout the province.

To help accommodate the time demands of rural students, and even those recently unemployed by the pandemic, the province should embrace rapid re-training and upskilling programs called microcredentials. These programs are short in nature, can be stacked on top of each other to reach a full credential, and are created directly in conjunction with local employers to fill local labour needs.^{xc} By embracing this new form of programming, the government can help fill localized skills gaps, return students to the workforce faster than ever, help workers overcome pandemic related job losses, and provide an easier to access form of programming for lower- and middle-income rural residents.

For example, a current microcredential program at Conestoga College trains workers in warehouse logistics given local employers like Adidas and Ferrero Rocher have recently invested in state-of-the-art warehouses in the area. At St. Lawrence College in Kingston, the college offers microcredentials specially tailored for the needs of local employer Shopify.^{xcii} In rural locales microcredential programs could be created to train agricultural or viniculture workers on emerging new technologies. Similarly, in Northern Ontario, for example, as mining companies transition to electronic powered trucks and vehicles, they could create a microcredential with local colleges to help mechanics build on their existing skills to be able to work on these new fleets in addition to traditionally diesel-powered mining equipment.

The Ontario government announced in its 2020 Budget that it would be creating the province's first-ever microcredential strategy.^{xcii} This is an important first step towards fully embracing and enabling microcredential programming on post-secondary campuses across Ontario.

RECOMMENDATION #9

The Ontario government should embrace and enable microcredential program offerings at Ontario's post-secondary institutions, specifically those that have satellite campuses in rural and Northern Ontario.

Attracting Newcomers

One way to overcome the historic out-migration from small population centers and rural regions is to focus on attracting immigrants, whether international immigrants or domestic migrants from other Canadian provinces, to replace leaving students and workers once borders re-open. In 2019, the Federal government launched the Rural and Northern Immigration Pilot to do just that by matching these communities with employment needs with interested immigrants.^{xcii} The community fills their employment needs quickly while the



talented immigrant is provided with employment, a fast-track to permanent residency, and targeted settlement services. The intention of the five-year pilot is to discourage immigrants from settling in traditional newcomer hotspots such as Toronto and Vancouver, in favour of communities that desperately need qualified workers. The pilot was modeled after a similar 2017 program in the Atlantic Provinces that saw 2,500 workers nominated to fill labour market needs and was deemed successful by Immigration, Refugees and Citizenship Canada in filling labour gaps across the region.^{xciv} Despite the promise of the program, only 5 Ontario municipalities are currently eligible.

However, for attraction and recruitment strategies to effectively counter the declining population of rural centers, programs need to not only attract immigrants but retain them. Newcomers and interprovincial migrants may select a home based on employment opportunities, but they will stay based on characteristics such as social vibrancy and whether others from their ethnocultural group have settled there. In the short-term, rural communities that have been selected for the Federal pilot should aim to couple the program with local grass roots initiatives such as creating a “one-stop-shop” for settlement and employment information and services, providing online services and learning options, and encouraging more diverse amenities and options in the community (e.g. food options, places of worship).

Those communities that have not been selected as part of the pilot program should have a dual focus in both advocating that the federal government expand the pilot, and/or create a second pilot, while also focusing on local initiatives that promote the benefits of working and living in small centers. Communities can engage in self-promotion through websites, social media, advertisements, targeted international recruitment efforts, and developing resources to support employers who want to hire immigrants. Where needed, rural municipalities should look to the province to offer help in funding these initiatives.

In the longer-term, Ontario should work with the Federal government to develop a new category under the Ontario Immigrant Nominee Program (OINP) for immigration to small centres, rural, and Northern areas. Potential streams could include both high- and low-skilled worker streams, with support for family members such as dedicated employment connector support programs.^{xcv} A dedicated and annually renewed rural and Northern immigration stream of the OINP could be adjusted on an annual basis to react to the long-term population ramifications of the pandemic. It would, in essence, be a permanent endorsement of the pilot model initiated by the Federal government.

RECOMMENDATION #10

All three levels of government should work together to encourage new Canadians to settle in Ontario's rural and Northern municipalities. This work could include an expansion of the current five-year pilot Rural and Northern Immigration Pilot to cover more municipalities, the creation of local immigrant support services, and the creation of a dedicated OINP stream for immigrants wishing to settle in rural and Northern locales.

Reversing the Youth Brain-Drain

To increase rural populations, improve rural economies, and break the “brain-drain” cycle, rural areas have long tried to offer incentives for people to move to their towns. In Ontario, the Northern town of Smooth Rock Falls once offered residential lots for only \$500, resulting in 24 new families moving to town and one family returning.^{xcvi} In Tulsa, Oklahoma, the local government is handing out \$10,000 cheques to remote workers who choose to move to, and work remotely from, Tulsa.^{xcvii} Though the freebie model can bear results, it is not necessarily the wisest use of taxpayer dollars and land.

Instead, similar, but more targeted options, exist. Just last year, for example, the State of Kansas began offering state income tax breaks to students who attended college out of state if they moved to a rural





town in Kansas after graduation.^{xcviii} In 2016, Maine expanded their opportunity tax credit, which had been limited to graduates of in-state schools, to graduates of out-of-state schools who live and work in Maine. Maine Governor Janet Mills promised in her campaign to simplify the complicated tax-credit system and to invest in a “Rural Return Scholarship” to give young people from rural Maine incentive to return to their hometowns.^{xciv} In a similar model, the Canadian military currently pays for tuition and guarantees an Officer position in exchange for a graduate spending at least five years in the Canadian Armed Forces upon graduation through its Regular Officer Training Plan (ROTP).^c Once families have moved to a rural locale, or students have entered the military, they are likely to stay.

The common thread with each of the above examples is the direct focus on recent graduates. The rural brain-drain issue is a loss of young, educated talent. Any recruitment program aimed at fixing this needs to target similar candidates, be they from rural and Northern Ontario originally or not. When combined with the strength of their family ties and their experiences in their communities before they left, financial incentives can be the final piece to get students to move back to rural communities upon graduation.^{ci} If they move back at a younger age, the odds of them planting roots, starting a family, and remaining in these communities for their lifetime greatly increases.

The government should evaluate the demographic impacts of the pandemic to ensure the problem is still present after the immediate out-migration to rural and Northern municipalities subsides. Additionally, the made-in-Ontario program could harness tuition reductions or grants similar to the ROTP model, tax cuts similar to the Kansas model, or a combination of both

RECOMMENDATION #11

The Ontario government should design a made-in-Ontario program to financially incentivize recent graduates to move to rural and Northern Ontario in order to reverse the rural brain-drain.

GETTING MORE HOUSING BUILT

Cutting Red Tape

When it comes to building housing in rural and Northern Ontario, the amount of red-tape and lack of standardization in land use regulations creates confusion around jurisdictional approval and leads to higher home prices. For example, under Section 50 of the Planning Act, government approval is required for any type of land division, whether a greenfield is being broken up into 50 buildable lots or a single lot is being divided into two separate parcels. Most single-tier and upper-tier councils are assigned approval authorities for plans of subdivision but the *Planning Act* allows these councils the option of delegating all or a part of their authority to municipal councils, planning boards, or appointed officers, committees of council, or municipal-planning authorities.^{cii} Therefore, in some towns the approvals for subdividing land into multiple lots to build homes is granted by the upper-tier, and in others they are granted by the lower-tier municipality or their delegates. This creates confusion for developers and unnecessary barriers. For example, in Vaughan, a Draft Plan of Subdivision Application is required when a landowner proposes to divide a parcel of land into more than three separate parcels.^{ciii} In Peterborough, a Draft Plan is required when you propose to create four or more lots,^{civ} and in Hamilton a subdivision is created



when land is divided into two or more lots.^{cv} The lesser the requirement for a draft plan of subdivision, the higher the barrier to building homes.

Even worse, in accordance with Section 50, the larger the number of lots being created, the more complex the considerations in the planning approval process will generally be. The process for subdivision is such that in the first consultation phase, 3 steps are taken over approximately 30 days. The next phase takes approximately 15 days and includes circulating and approving draft plans and holding a public meeting. The following phase, approval of the Draft Plan, may lapse over 3 years and can be different in each municipality. Following that period, approximately 8 more steps are taken over several months before final approval is issued. Overall, it can take nearly 4 years before subdivision can begin, depending on the municipality.^{cvi} Beyond the general requirements of the *Planning Act*, issues around suitability of the land for the proposed use, and adequacy of vehicular access, water supply, and sewage disposal may cause the approval authority to require an environmental site assessment (ESA) to study a property to determine if contaminants are present.^{cvi} Additionally, development taking place where there is possible interference with wetlands and alterations to shorelines, may require permission from the local Conservation Authority as well. The many individuals involved in the process (Conservation Authority, ESA supervisors, town councils) and the many associated regulations creates confusion, delays, and drives up costs.

The steps in the process are important, especially the environmental considerations, but taking nearly half a decade before a single shovel in the ground is unacceptable, especially when one considers the rapid demographic changes and demands the pandemic has caused in rural and Northern Ontario. In the C.D. Howe Institute's 2018 report on the high cost of barriers to building new housing in Canadian municipalities, it was estimated that because of the barriers to building more single-family houses, homebuyers in the eight most restrictive cities in Ontario paid an extra \$229,000 per new house between 2007 and 2016.^{cvi} Though the current government has taken positive steps to address red tape in the housing sector through Bill 108 and the most recent reforms to the *Ontario Environmental Assessment Act*, more needs to be done.

RECOMMENDATION #12


The Ontario Government should take steps to promote jurisdictional clarity over development approvals and quicken the overall timeline for new builds. This work should aim to streamline the process and set uniform processes for things such as the definitions of woodlands or the requirements for a draft plan of subdivision.

Embracing Co-Living for Seniors

Though rural and Northern Ontario may have population challenges with young people, it is important to remember they already contain a high number of senior residents who have chosen the rural lifestyle for its affordability and higher quality of life, with more interest likely to come as the baby boom generation fully retires. Thus far, the Ontario Government has recognized this trend, taking important steps such as the introduction of the *Golden Girl's Act* to help reshape the planning processes that local municipalities undertake to ensure that seniors are able to choose shared affordable housing options if desired. While this policy shift has moved the Province in the right direction of providing affordable options for its seniors, more can be done to support Ontario's seniors, ensuring they have access to vibrant communities that promote their long-term wellbeing. In particular, a shortage of affordable housing supply and supporting infrastructure has constrained the choices available for retirement age Ontarians in communities outside the GTHA.

With the municipal planning hurdles addressed, the Province can now build on the *Golden Girl's Act* by encouraging local investment from businesses tied to the development, operation, and maintenance of retirement-based living facilities. At present, the approvals process can slow or deter investment in retirement facilities, as businesses remain reluctant to take on risk for the limited upside provided by a



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small community. In response, the Government of Ontario can offer a targeted expedition or streamlining of necessary approvals to get more shared housing built. To date, retirement complexes like the Bayshore Village community in Brechin, Ontario are built on a model of expensive, fully-detached single family homes to help cover the cost of amenities and planning approvals. Quite simply, a less expensive planning process would allow for more types of senior's housing – including co-living units – to be built. This greater density in community retirement housing, will help attract necessary amenities and small businesses, while employing caretakers and other residual staff. In all, a less complicated approvals process can provide seniors with more options for shared living while invigorating a local community.

RECOMMENDATION #13

The Ontario Government should explore ways to accelerate approvals for activities related to the construction, operation, and maintenance of community-based living facilities for the elderly and those who require regular professional care.

Eliminating Growth Plan Targets

Since its initial release in 2006, the Growth Plan for the Greater Golden Horseshoe (GGH) has served as an important framework for spurring economic and community growth in a critical region of Ontario. With the release of the updated plan in the Spring of 2019, the Province took steps to reflect changing demographic and industrial realities, one of which was aiming to boost housing supply to achieve lower prices. Today, elimination of the existing rural growth plan targets would serve to better realize this objective.

First and foremost, the growth plan targets, in tandem with zoning reviews, have produced pronounced challenges for rural municipalities that are not felt in denser urban areas. Relative to the downtown core, growth has been somewhat slower in other GTHA communities and the GGH overall. For many communities that are subject to the Growth Plan and also have over 50% of their land zoned for agriculture, average home prices have tended to be about 6% higher than a municipality with the same share of agriculture not subject to the Growth Plan.^{cix} This is simply because detached housing in these areas is harder to come by given the Growth Plan targets force municipalities to build up, not out. Ontarians are not moving to Innisfil or Ancaster to live in a condominium, they are in fact trying to do the exact opposite. If these communities are forced to target higher levels of density they will build housing options that are not in demand.

A growing body of literature, like that conducted by the Ontario Professional Planners Institute, has found that an accelerating disconnect between regional household incomes and housing prices that has had much more of an impact on the affordability of single units than any government policy. However, while the Growth Plan and



the Greenbelt have not in and of themselves made this pricing challenge occur, the existing rural targets have done little to promote affordability in light of this economic reality. Eliminating these stringent requirements would support a healthier and more buyer-friendly market in communities outside the GTHA while providing Ontarians with the housing options they expect as they did not choose to leave urban Ontario during a pandemic to live in a constrained condominium in rural Ontario.

RECOMMENDATION #14

The Ontario government should eliminate the existing Rural Growth Plan Targets in light of their true impact on housing supply and affordability, as well as evolving demographic and economic trends in Rural Ontario.

Developing a Rent-to-Own Program

Today, would-be home buyers are frequently excluded from the dream of ownership due to out-of-reach price points and realities that limit their ability to access alternative financing. Faced with limited viable alternatives, home-seekers continue to rent and do not participate in a growing housing market. REALTORS®, builders, and everyday people ultimately bear the brunt of this market failure.

The rent-to-own model presents a possible solution. In a rent-to-own market, investors or homeowners, rent out their property to a tenant, while also providing the tenant with the option to purchase the home after a certain period of time at an agreed-upon price. Critically, the option deposit, along with any rent credits, are used as part of the down payment on the home.

At scale, this presents would-be home buyers with a third alternative, where their credit and their savings would no longer be a definitive barrier to ownership. Instead, the rent-to-own model would help tenants to get into a home right away, while building credit and a down payment through rent credits. Concurrently, investors would benefit through higher regular rent payments and greater long-term certainty in the outcome of their assets.

New Zealand is one jurisdiction which has benefited from a Rent-to-Own program to assist ordinary people and families excluded from the market. The program works by allowing renters to rent their home from a private owner for a term of 5 years, after which renters can access a mortgage to buy a minimum of 60% of the purchase price of their homes. Ontario should consider the implementation of a similar program for affordable housing units – tailored to the Province's unique macroeconomic circumstances.

Provincial policymakers have mulled this mechanism before, and Ontario law permits rent-to-own agreements between private citizens. However, the challenges of introducing a government-backed rent-to-own program on a large scale are vast. With this in mind, it is recommended that a gradual approach be employed – one that starts with a rural community pilot. This order of precedence enables the Ontario government to target supports for those who need it most while directly addressing the challenge with worker retention that is faced in many of these communities.

RECOMMENDATION #15

The Ontario government should develop a rent-to-own program for affordable units in the non-GTHA to promote greater accessibility to housing, encourage worker retention, and provide an affordable alternative for would-be home buyers.

CONCLUSION

By enacting these 15 recommendations, the Government of Ontario can ensure it sets up the towns and cities of rural and Northern Ontario for success in the immediate aftermath of COVID-19 and for years to come. By tackling challenges with population attraction, infrastructure, housing, and job creation, these communities can be empowered to become the prime destination for people of all ages and from all walks of life, whether they're young families, those working from home, retirees, or immigrants. With those barriers addressed, more of Ontario's population will be able to consider seriously living in rural and Northern Ontario, thereby giving them the opportunity to benefit from the natural beauty and higher quality of life common in these towns.

This potential growth and re-population of rural and northern towns will usher in new challenges, including increased demand on services, cultural renewal, increased competition for employment, and additional stress on local infrastructure. These, however, are 'good' problems to have, as they signal that rural and Northern Ontario will no longer be afterthoughts in the minds of decision makers, but rather the beacon of strength and resilience that they once represented. With this spirit in mind, all orders of government can work together to help ensure a bright future for every corner of Ontario.

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SMALL TOWNS, BIG POTENTIAL: UNLOCKING GROWTH IN ONTARIO'S RURAL AND NORTHERN COMMUNITIES

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The StrategyCorp Institute of Public Policy and Economy provides thought leadership on important public policy issues facing Canadians and their governments across the country by combining policy expertise with key political insights.

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The Ontario Real Estate Association commissioned the StrategyCorp Institute of Public Policy and Economy to produce an independent white paper on the socioeconomic conditions in rural and Northern Ontario before, during, and after the COVID-19 pandemic. For questions specifically regarding this document, please contact the authors listed above. For questions regarding the Ontario Real Estate Association or Ontario's real estate association more generally, please contact the Ontario Real Estate Association directly.

Published in Toronto, ON, January 2021



ONTARIO REAL ESTATE ASSOCIATION



PROVINCIAL OFFENCES ACT

PO Box 500
15 Water Street
Gore Bay, ON POP 1H0

February 1, 2021

Honourable Doug Ford
Premier of Ontario
Legislative Building
Queen's Park
Toronto ON M7A 1A1

Re: Covid-19 Relief Funding for POA

The Gore Bay Provincial Offences Board of Management is made up of 9 Northern rural municipalities that experience financial constraints on their regular annual budget. At a recent meeting of the Gore Bay Provincial Offences Board of Management held January 22, 2021 it was noted that there was a substantial deficit for the 2020 year. This deficit was directly attributed to the Covid-19 pandemic. The inability to collect or enforce fines combined with the inability to hold court directly impacted our revenue. The POA deficit will be a further financial burden to our municipalities. For these reasons, the Gore Bay Provincial Offences Board of Management requests the Provincial Government to provide financial assistance to offset the POA deficit directly related to loss of revenue and increased operational costs associated with the Covid-19 Pandemic.

The following motion was adopted:

WHEREAS the POA Board of Management is concerned with the current financial status of the Provincial Offences Act – Gore Bay Court Services;

AND WHEREAS Gore Bay is operating at a deficit in excess of \$22,000.00 which is unprecedented;

AND WHEREAS the deficit is directly attributable to the restrictions imposed by the Province as it relates to the Province's response to the COVID 19 situation;

AND WHEREAS the Province has had almost one year to find a solution to ensure the safe and continued operations of the Provincial Offences Court system in Ontario;

AND WHEREAS the Province transferred the POA operations to municipalities in 2000 with the expectation that it would operate on a profit and not negatively impact the financial status of the participating municipalities;

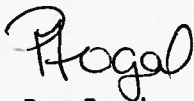
AND WHEREAS the Provincial Government has provided COVID19 grants to municipalities but not directed any of those monies to POA Boards;

THEREFORE BE IT RESOLVED THAT the Gore Bay POA Board of Management lobby the Provincial Government to provide COVID 19 Support funds to ALL POA Court Operations in the Province of Ontario;

FURTHER all POA Court Offices in the Province of Ontario be asked to support this motion by sending letters to the Premier of Ontario, Ministry of Attorney General, and local MPP's asking for action to provide financial assistance to all municipal POA Offices impacted by COVID 19.

Your consideration and support for this request is greatly appreciated.

Sincerely,



Pam Fogal
Manager

Gore Bay Provincial Offences
PO Box 500
15 Water Street
Gore Bay, ON P0P 1H0
705-282-2420 x 4
E: poamanager@gorebay.ca

cc: Ministry of Attorney General attorneygeneral@ontario.ca
Mike Mantha, MPP Algoma-Manitoulin mmantha-co@ndp.on.ca
All Ontario Provincial Offences Offices
All Municipal Members of Provincial Offences- Gore Bay Court Services

1.0 CALL TO ORDER

The meeting was called to order at 4:46 p.m.

2.0 ROLL CALL

PRESENT:	Mayor Carman Kidd; Matt Bahm - Director of Recreation; Jeff Thompson – Superintendent of Community Programming; Linda St. Cyr; Chuck Durrant; Erika Aelterman; Councillor Jesse Foley; Stacy Utas;
REGRETS:	Paul Cobb; Celine Leger-Nolet; Manager of Transportation Mitch Lafreniere

Matt Bahm welcomed Erika Aelterman to the Committee.

3.0 REVIEW OF REVISIONS OR DELETIONS TO AGENDA

There was one item added to the agenda under New Business. “Bike Festival” was added as item 9.5

4.0 APPROVAL OF AGENDA

Recommendation BFCC-2021-001

Moved by: **Linda St.Cyr**

Seconded by: **Chuck Durrant**

Be it recommended that the Bicycle Friendly Community Committee agenda for the January 21st, 2021 meeting be approved as printed.

CARRIED

5.0 DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE

- There was no disclosure of pecuniary interest and general nature

6.0 REVIEW AND ADOPTION OF PREVIOUS MINUTES

Recommendation BFCC-2021-002

MOVED BY: **Carman Kidd**

SECONDED BY: **Stacy Utas**

Be it recommended that the minutes of the Bicycle Friendly Community Committee of September 21st, 2020 be adopted as presented.

CARRIED

7.0 DELEGATIONS / PUBLIC PRESENTATIONS

There were no delegations/public presentations.

8.0 UNFINISHED BUSINESS

8.1 Active School Update

Discussion:

Back in November, City council endorsed the Temiskaming Active School Travel Charter (principles that will guide all partners on how we can work together to support getting students to school safely and actively. Worked with Matt and Mitch on the Active Travel Committee. February is winter walk to school month, celebrating with our pilot schools with in-class activities and competitions. Only school in Temiskaming Shores is St-Michel. Through parent and student surveys, most common barrier is safety. As well as speed limits on Highway 11 and within Dymond. No sidewalks in Dymond which is a big concern among parents. Working with Mitch on how we can make Dymond safer, wanting to propose a speed limit reduction to 30km/hr. Will be submitting a letter to council to ask for speed reduction, near the end of February or early March. Matt mentioned it could be something that the committee would support and provide recommendation to include in submission to council.

Chuck asked about designating a section of Breault's subdivision as a community safety zone. Dymond is designated as a community safety zone.

Topic of reducing speed limit on Highway 11. Matt suggested an action plan to bring that discussion forward to council to consider.

8.2 Cycling Routes Map Update

Discussion:

Approximately 90% done. Linda to update and share with committee members. Will be completed within a month or so.

8.3 Bike Friendly Community Designation

Discussion:

Project that was worked on near the end of 2020. Submitted in December, still waiting on the response. Announcement is normally done at submit, which should be March or April. Hoping to at least keep bronze designation and build upon that for next submission.

8.4 Active Transportation Plan

Discussion:

Project has been funded for 2021. RFP has been created and released yesterday. Looking for public consultations, similar to the Rec Plan, to have community engaged. Schedule would have it completed by end of 2021 to coincide with 2022 budget. RFP closes on February 22nd, with possible extension depending on responses received.

9.0 NEW BUSINESS

9.1 Committee Membership

Discussion:

Amanda Mongeon is a formal member, Erika to take her place. Committee to pass recommendation for Erika to be appointed to bring to council on February 2nd.

Recommendation BFCC-2021-003

MOVED BY: **Linda St-Cyr**

SECONDED BY: **Chuck Durrant**

Be it resolved that the Bicycle Friendly Community Committee thanks Amanda Mongeon for her continued contribution to cycling in Temiskaming Shores and accept her resignation with regret; And that Erika Aelterman be appointed in her place by the council for the City of Temiskaming Shores

CARRIED

9.2 2021 Municipal Budget

Discussion:

To conclude 2020, Matt purchased an Eco Counter, a device that can be placed near a path or trail and provide a count on the number of people who go by. Could create a schedule for its use for the next meeting in April. For 2021, funding for line painting, and funding for the Wabi bridge sharrows. Added some funding for bollard repair and purchase more. Covid-19 resilience fund, an allocation base grant. City of Temiskaming Shores expecting \$100,000. Would be used for an extension of the STATO trail from City Hall to Albert Street in Haileybury, along Farr Drive. Simple project to have done. Single RFP to be sent out. Would be completed similar to what is on Grant Drive which includes bollards. Funding dollars for bike rodeo, bike month. Programs would be done through Jeff and Lynn.

9.3 Public Works Update

Discussion:

Working on a roads program for 2021 and 2022. Will help with COVID-19 resilience project, also assisted with application by providing quotes. Will be using trackless sweepers which will allow for additional sweeping of the STATO trail.

9.4 Road Rehabilitation Plan

Discussion:

Through the budget process, plan that was discussed and finalized was to see \$5 million of road work done over a 2-year time period (2021 and 2022). Funding to be mostly spent in 2022 to allow for an active transportation plan to be completed. Committee has decided to have some sections of road completed earlier. Roads that are being considered are bus routes which can be rough on the buses. Matt has identified issues with some of the proposed roadwork; Lakeshore Road from Beach Boulevard to Whitewood, Georgina Avenue from Morrisette to Main Street and Meridian Avenue. The reason is the active transportation plan would likely highlight these streets as potential pathways for the STATO trail or active transportation infrastructure. Committee can pass a recommendation tonight to request that council postpone some of the roadwork on these roads.

Chuck feels that asking to hold back Georgina would be the best route to go. Carman mentioned that if Georgina does get paved in 2021, the bicycle lane would be included.

Matt mentioned another option would be to pass a recommendation to council to consider a 3m pathway on Georgina when it does get repaved.

Chuck mentioned Golf Course road, wondering if the plan is to build up the shoulders as there is a lot of transport traffic. But could be difficult because of the ditches.

Matt suggested to make a recommendation that council consider paved shoulders on Golf Course road, 3m bike path on Georgina and allow for future implementation of Lakeshore road to include 3m pathway.

Recommendation BFCC-2021-004

MOVED BY: Stay Utas

SECONDED BY: Linda St-Cyr

Be it resolved that the Bicycle Friendly Community Committee has reviewed the City of Temiskaming Shores proposed 2021 roads program as presented; and that Georgina Avenue, Lakeshore Road North and Golf Course Road are likely to be identified in the upcoming Active Transportation Master Plan as new routes for active travel.

Therefore, the Bicycle Friendly Community Committee recommends that Council for the City of Temiskaming Shores directs staff to include a 3m wide bi-directional active travel path as part of resurfacing of Georgina Avenue, complete resurfacing work on Lakeshore Road North such that a new 3 m active travel path can be easily implemented at a later date, and that the roadway shoulders of Golf Course Road be paved at the same time as the roadway is resurface.

CARRIED

9.5 Bike Festival

Discussion:

Linda would like to have feedback as to what should be done. Normally scheduled first week of June. Still have bikes leftover from last year. Should start planning and promoting right away, not sure if it will be possible with Covid. Collection of bikes can be done if there is a drop off location available (arena). Moving forward with the collection and arena as a drop off location.

SCHEDULE OF MEETINGS

- **Monday April 19, 2021 4:45 pm over ZOOM**
- **September 20, 2021 4:45pm (to be announced, stay tuned)**

10.0 CLOSED SESSION

- None

11.0 ADJOURNMENT

Recommendation BFCC-2021-005

Moved by: **Jesse Foley**

Be it recommended that the Bicycle Friendly Community Committee meeting be adjourned at 5:53 p.m.

CARRIED

Committee Chair

Recorder

1. CALL TO ORDER

Meeting called to order at 11:59 a.m.

2. ROLL CALL

☒ Mayor Carman Kidd

☒ Shelly Zubych, Director of Corporate Services

☒ Councillor Jeff Laferriere

☒ Laura Lee MacLeod, Treasurer

☒ Councillor Danny Whalen

☒ Kelly Conlin, Deputy Clerk

☒ Logan Belanger, Municipal Clerk ☐ Julie Gregoire, Deputy Treasurer

☒ Christopher W. Oslund, City Manager

3. REVIEW OF REVISIONS OR DELETIONS TO AGENDA

None

4. DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE

None

5. APPROVAL OF AGENDA

Recommendation CS-2021-001

Moved by: Mayor Carman Kidd

Be it resolved that:

The Corporate Services Committee agenda for the February 1, 2021 meeting be approved as printed.

Carried

6. REVIEW AND ADOPTION OF PREVIOUS MINUTES

Recommendation CS-2021-002

Moved by: Councillor Danny Whalen

Be it resolved that:

The Corporate Services Committee minutes of the December 2, 2020 meeting be approved as presented.

Carried

7. UNFINISHED BUSINESS

8. NEW BUSINESS

8.1 Sharp Lake Property – Bucke Township – Request for Access

Allan Legros of RTMI has requested access to 3 City-owned properties to further access a parcel of Crown owned property for the purpose of harvesting timber. Any trees harvested off City owned property will be removed from the property, processed and paid back to the City. A draft agreement will be presented at the next Council meeting.

Recommendation CS-2021-003

Moved by: Mayor Carman Kidd

Be it resolved that:

The Corporate Services Committee hereby recommends that Council enter into an agreement with Resource Tech Management Inc. (RTMI) granting permission to access City property.

Carried

8.2 Water/Wastewater Financial Plan

Recommendation CS-2021-004

Moved by: Mayor Carman Kidd

Be it resolved that:

The Corporate Services Committee hereby supports the Water/Wastewater Financial Plan.

Carried

8.3 W/S Rates – COVID – Dymond Township - Councillor Jeff Laferriere declared conflict on a portion of this discussion as his son is the owner of a restaurant in Dymond.

The Committee was presented with water metering information for 2018 – 2020 from commercial businesses that participated in the water metering pilot project. The information was intended to display any significant changes that have occurred with water usage since the beginning of the COVID pandemic in commercial businesses such as restaurants and hotels in Dymond. Councillor Whalen and Mayor Kidd stated that the City could provide an application-based program where a deferral on water/sewer portion of taxes could be offered to those who have experienced hardships. The City should also be encouraging businesses to take advantage any provincial and federal programs that may be in place for losses related to the pandemic. Staff will begin investigating application-based options.

8.4 2021 Tax Collection and 2021 Interim Tax Billing

Recommendation CS-2021-005

Moved by: Councillor Danny Whalen

Be it resolved that:

The Corporate Services Committee hereby directs staff to proceed with 2021 Tax Collections as per the collections policy.

Carried

Recommendation CS-2021-006

Moved by: Mayor Carman Kidd

Be it resolved that:

The Corporate Services Committee hereby directs staff to proceed with the 2021 Interim Tax Billing.

Carried

8.5 COVID-19 Small Business Relief Program

The Committee was provided with information from another Ontario municipality that is offering a Small Business Relief Program (tax deferral) for those who have been affected by the lockdowns. The Committee requested that staff investigate the program further.

8.6 Corporate Services Intern

Staff presented a request from an individual who is interested in completing an unpaid internship within the Corporate Services Department. The main duties of the internship would be social media and communications. Although the Committee felt this would be useful, the request was denied.

8.7 Electronic Meeting during Declared Emergency and Remote Participation Guide

The Committee was provided with a draft of the Electronic meeting guide which was developed in consideration of the current COVID-19 pandemic and prevailing public health orders limiting large public gatherings of people within indoor public spaces. The guide also outlines the general format of the electronic meetings with remote participation.

8.8 Procedural By-Law and Notice By-Law Review and Update

The Committee was made aware that staff are currently completing a review and update of both the Procedural and Notice by-laws.

8.9 Corporate Services Committee meeting schedule

Moving forward, the Corporate Services Committee will be scheduled to meet on the second Monday of each month.

9. NEXT MEETING

The next Corporate Services Committee Meetings are scheduled as follows:

- Monday, March 8, 2021 – 12:00 p.m.
- Monday, April 12, 2021 – 12:00 p.m.
- Monday, May 10, 2021 – 12:00 p.m.

10. ADJOURNMENT

Recommendation CS-2021-007

Moved by: Mayor Carman Kidd

Be it resolved that:

The Corporate Services Committee meeting is adjourned at 1:10 p.m.

Carried

COMMITTEE CHAIR

COMMITTEE SECRETARY

1.0 CALL TO ORDER

The meeting was called to order at 9:00 a.m.

2.0 ROLL CALL

- | | |
|--|---|
| <input checked="" type="checkbox"/> Mayor Carman Kidd | <input checked="" type="checkbox"/> Chris Oslund, City Manager |
| <input checked="" type="checkbox"/> Councillor Doug Jelly | <input checked="" type="checkbox"/> Matt Bahm, Director of Recreation |
| <input checked="" type="checkbox"/> Councillor Danny Whalen | <input checked="" type="checkbox"/> Paul Allair, Superintendent of Parks and Facilities |
| <input checked="" type="checkbox"/> Kelly Conlin, Deputy Clerk | |

3.0 REVIEW OF REVISIONS OR DELETIONS TO AGENDA

None

4.0 DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE

None

5.0 ADOPTION OF AGENDA

Recommendation BM-2021-001

Moved by: Councillor Doug Jelly

Be it resolved that:

The Building Maintenance Committee Meeting Agenda for the February 9, 2021 meeting be adopted as printed.

Carried

6.0 REVIEW AND ADOPTION OF PREVIOUS MINUTES

Recommendation BM-2021-002

Moved by: Councillor Doug Jelly

Be it resolved that:

The Building Committee Meeting previous meeting minutes of December 2, 2020 be adopted as presented.

Carried

7.0 CORRESPONDENCE

8.0 UNFINISHED BUSINESS

9.0 NEW BUSINESS

9.1 Haileybury Fire Hall RFP

The Committee was provided with draft RFP for the Haileybury Fire Station. The document was developed by staff, with the input from the volunteers.

Recommendation BM-2021-003

Moved by: Mayor Carman Kidd

Be it resolved that:

The Building Maintenance Committee hereby recommends that Council approve the release of RS-RFP-002-2021; Haileybury Fire Station Design Build.

Carried

9.2 New Liskeard Marina Report

The Committee was provided with draft report outlining what has been completed to date and what options are available moving forward for the New Liskeard Marina Building.

Recommendation BM-2021-004

Moved by: Councillor Doug Jelly

Be it resolved that:

The Building Maintenance Committee hereby request a further engineering study on the New Liskeard Marina building, specifically the west portion of the building.

Carried

9.3 Overhead Door Maintenance

Inspections and maintenance of all the overhead doors is currently underway. Any repairs or replacements recommended by the contractor completing the maintenance will be addressed.

9.4 Haileybury Marina Report

The Committee was provided with a draft report for the Haileybury Marina Land purchase. Currently, the Ministry of Natural Resources and Forestry are interested in divesting of areas along the Haileybury Waterfront. The areas in question are being utilized by the City as our treated beach area and the area previously used as a marina. Staff is looking for support to proceed to Council with the recommendation to send correspondence to the Ministry of Natural Resources and Forestry indicating the City's interest in obtaining ownership of lands on the Haileybury Waterfront.

Recommendation BM-2021-005

Moved by: Mayor Carman Kidd

Be it resolved that:

The Building Maintenance Committee hereby supports the recommendation contained in Administrative Report BM-2021-03 regarding the Haileybury Marina Land Purchase.

Carried

9.5 CJTT Windows Replacement

The quotes received for the CJTT window replacement project have come in over budget. Staff is recommending the City proceed with this project by using reallocated funds from the New Liskeard Marina building project.

Recommendation BM-2021-006

Moved by: Councillor Doug Jelly

Be it resolved that:

The Building Maintenance Committee hereby recommends that Council approve the reallocation of \$12,000 from the New Liskeard Marina building project to the CJTT Upgrades – Window Replacement project.

Carried

9.6 Building Department Update

The Committee was provided with an update in regards to projects currently underway within the Building Maintenance Department. Staff also informed the Committee that the

re-grouting of the pool is almost complete which will alleviate the need to shut down the pool again later this year.

10.0 NEXT MEETING

The next meeting of the Building Maintenance Committee will be scheduled for March 2021 – date TBD 10:30 a.m.

11.0 ADJOURNMENT

Recommendation BM-2021-007

Moved by: Councillor Doug Jelly

Be it resolved that:

The Building Maintenance Committee, be hereby adjourned at 10:05 a.m.

Carried

COMMITTEE CHAIR

COMMITTEE SECRETARY

Feb. 2, 2021

Report to Council

Submitted by Mayor Kidd

I attended the virtual ROMA conference with Danny and Doug last week.

Premier Ford praised all the work of municipal councils, and announced the 2021 OCIF funding from that 200-million-dollar fund.

Splitting up some of the concurrent sessions, I listened in on the Rural Digital Transformation session. More and more municipalities are using Cloud based software such as Notarius, a digital signature platform and Virtual Desktop Infrastructure VDI. Another program is a google program called E-Scribe Professional, that we should look into. It is a digitizing and automating process for reports, agendas and minutes, which would help with virtual council meetings, etc., recording electric votes.

Following along with the agenda OMAFRA's Ernie Hardeman announced a 3.2 million fund to help offset loses for Ag Societies and Fall Fairs. We should make sure our Ag Society is aware of this.

During the second Ministers forum Minister Yurok stated that the regulations would be posted by mid-February for the new Blue Box program. Most other programs mentioned were not new news.

The next concurrent session, I attended was Community Paramedicine / Health Links pilot programs that paramedic hopes to see permanent funding for. They are using "on duty" paramedics to provide home visits doing wellness checks, ultrasounds, and drawing blood. This is meant to reduce Emergency Room visits.

The other session I attended was related to the issues in the Cannabis Regime and Designated Production Sites. More and more unlicensed production sites are popping up all the time, and when the owners are caught, they walk away from their properties, leaving the municipality with an expensive cleanup.

Some other licensed facilities are producing three times the licensed volume of medicinal marijuana allowed by Health Canada, and selling the surplus on the recreation side, quite often on the black market.

Banned pesticides are showing up in marijuana products, and with COVID very few actual inspections are actually being done.

My impression was that enforcement is losing the battle against the black market.

Although a virtual conference does not provide the personal contacts, it was certainly a much cheaper alternative to the traditional conference.

Carman Kidd
Mayor
City of Temiskaming Shores

Report to Council - Councillor Doug Jelly

2021 ROMA CONFERENCE

January 25-26, 2021

I was selected by the Mayor and Council to attend the above virtual Conference and as such my registration was covered under City policy.

This was my first Virtual Conference of this magnitude . Although the personal contact and interaction is quite different it nonetheless did allow for some but limited thus eliminating extended personal interaction.

The Conference was attended by many Ministers and I as well sat in on many virtual presentations including presentations by Premier Ford, Andrea Horwath Leader NDP, Steven Del Duca Liberal Party Leader, Mike Schreiner Green Party Leader, Minister Maryam Monsef, Minister Ernie Hardeman and AMO President Graydon Smith.

There was also a Ministers Forum both mornings and a variety of questions were put forward and responded to by the appropriate Minister.

On the afternoon of each day there were break out sessions and I attended two each afternoon.

January 25 : 1230-1345. Come Hell or High Water This presentation focused on the floods in the Ottawa area in 2017 and 2019. Discussion was held on the actual floods with preparation, arrival, duration , damage, recovery and lessons learned. I found this very interesting as we are a part of this with Lake Temiskaming at the upper part with its dam and the dam at Temiscamigue Quebec. As known we too can be adversely affected with floods and high water during these incidents.

January 25: 1400-1515. Now What. An open conversation on Community Safety and Well Being Plans. There were several examples of the preparation and gathering of partnerships to move forward with planning. Most examples given had boundaries much larger than one municipality. It was verified that plans are expected by July 2021 but some circumstances may necessitate an extension .

January 26: 1230-1345. Governing New OPP Detachment Boards The new Detachment Boards are coming and some indications are that we will receive information within the next couple months. The theory is that every municipality and First Nations Should be represented. They are open to more than one Board per Detachment and that would need to be approved after submission of request. The Board member number is not mandated but has to be at least 5 although any number is acceptable as each municipality has the right to voice . Board make up has also to include 20% appointed by Ministry and 20% Municipally appointed. A municipality has the right to decline membership. They anticipate that the Act will pass in 2022.

January 26: 1400 - 1515: Innovative Care Models and Services for Seniors in Rural Areas This presentation focused on allowing seniors the option of "Aging in Place". Discussion basically took place on Services being in place to allow seniors to age at home while still receiving the services needed such as meals, household services and health care.

Interesting and I believe our area is moving in this direction as many services are already here and need to become mobile. Paramedicine is important and we are moving forward with this in our area.

In closing I would just like to acknowledge that we were successful in acquiring a Delegation with the Solicitor General, the Honourable Sylvia Jones. Mayor Kidd, Councillor Whalen and myself attended and I, as Chair of our Police Services Board, had the honour of presenting a Briefing Paper. Our presentation was on the Court Security & Prisoner Transportation Program.

Our primary concern was the fact that the above is a Provincial Responsibility as evidenced by the Grant we receive. The issue is that our Grant is based on two year old statistics but yearly we pay more than we receive. We ask for consideration to cut Our Municipality out as the middle man and simply absorb the costs directly as it is the same Ministry.

I feel our presentation was well received and will add further discussion during their review of the survey being conducted.



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January 11, 2021

Premier Doug Ford
Legislative Building, Queens Park
Toronto, ON M7A 1A1

Dear Premier Ford:

Speeding on provincial, county and municipal roadways continues to put the lives of Ontarians at risk. While we have access to several tools to help mitigate speeding traffic, the one tool that is currently not fully available to us is Automatic Speed Enforcement (ASE) (aka Photo Radar). Over the past decade, in South West Oxford the vast majority of charges laid are for drivers travelling well in excess of the posted speed limit. The cost of providing police time for something that could be done through the use of technology is disturbing to our council. The Council feels that it would be far more effective to have police concentrate on other problems such as Break and Enters, illegal drugs and domestic problems.

We need a way to address the poor behaviours and habits that are putting our citizens at risk and tying up much needed first responder resources that could be better utilized to improve the well-being of our communities. Speeding, particularly through our small villages, creates community concerns for the safety and wellbeing of our children and other vulnerable members. We need your help.

In keeping with this The Council of the Township of South-West Oxford duly moved and carried the following resolution at the regular meeting held on January 5, 2021:

...RESOLVED that the Council of the Township of South-West Oxford provide direction to the Clerk to send a letter to the Premier, MPP Ernie Hardeman, AMO and all Ontario municipalities in support of the use of Automatic Speed Enforcement (photo radar) by municipalities.

Please help municipalities in the Province by passing the necessary regulations for municipalities to use ASE (if they choose) that will bring about the driving behavioural changes we need.

We look forward to your help with this issue.

Yours truly,

A handwritten signature in black ink that reads 'Mary Ellen Greb'.

Mary Ellen Greb, CAO

c.c. AMO, Honourable Ernie Hardeman, Ontario Municipalities

January 22, 2021

RE: Item for Discussion – Infrastructure Funding

At its meeting of January 20, 2021, the Council of the Corporation of the Town of Bracebridge ratified motion 21-GC-024, regarding Infrastructure Funding, as follows:

“WHEREAS the Association of Municipalities of Ontario (AMO) has reported that municipal governments own more of Ontario’s infrastructure than any other order of government, and most of it is essential to economic prosperity and quality of life;

AND WHEREAS municipalities deliver many of the services that are critical to residents in every community, and these services rely on well-planned, well-built and well-maintained infrastructure;

AND WHEREAS the Ontario Provincial Government has stated that universal asset management will be the foundation of its municipal infrastructure strategy because effective asset management planning helps ensure that investments are made at the right time to minimize future repair and rehabilitation costs and maintain assets;

AND WHEREAS Federal and Provincial infrastructure funding models now contain requirements for recipients to demonstrate that comprehensive asset management planning principles are applied when making decisions regarding infrastructure investment;

AND WHEREAS infrastructure funding limits need to be large enough to support significant projects that have a lasting community impact over multiple generations;

AND WHEREAS targeted funding for critical infrastructure is inconsistent with the principle foundation of an asset management strategy which prioritizes needs over wants and has resulted in underfunding of the wide range of infrastructure that municipalities are responsible for maintaining, such as arenas and libraries;

AND WHEREAS the Community, Culture and Recreation Stream of the Investing in Canada Infrastructure Program received demand of almost \$10 billion for a \$1 billion funding envelope;

AND WHEREAS broad eligibility for funding is more appropriate as municipalities best understand their infrastructure needs together with the needs of their community;

AND WHEREAS no and/or insufficient funding programs currently exist to fund the demonstrated need for the building, restoration and enhancement of community, culture and recreation assets;

AND WHEREAS funding the replacement of these needed capital assets is beyond the financial capacity of most communities;

AND WHEREAS the age of the Town of Bracebridge arena is greater than 70 years old, and the Library greater than 110 years old, requiring immediate replacement;

AND WHEREAS the Town of Bracebridge was recently denied any funding under the Community, Culture and Recreation stream of the Investing in Canada Infrastructure Program, despite clearly meeting the tests of proper asset management and identifying needs over wants;

AND WHEREAS the economy of Ontario has been negatively impacted by the ongoing measures implemented to reduce the spread of COVID-19;

NOW THEREFORE the Council of The Corporation of the Town of Bracebridge resolves as follows:

1. THAT the Federal and Provincial Governments provide immediate broad and substantial municipal funding opportunities for well-planned, shovel-ready projects already prioritized under municipal asset management plans to provide immediate stimulus to the local, provincial and the federal economies in order to rebound from the impact of the COVID-19 pandemic.
2. AND THAT this resolution be forwarded to the Right Honourable Prime Minister of Canada; the Federal Minister of Infrastructure and Communities; the Honourable Premier of Ontario; the Ontario Minister of the Finance; the Ontario Minister of Infrastructure; the Ontario Minister of Municipal Affairs and Housing; the Association of Municipalities of Ontario (AMO); the Federation of Canadian Municipalities (FCM); the Local Member of Parliament (MP); the Local Member of Provincial Parliament (MPP); and all Municipalities in Ontario.

In accordance with Council's direction I am forwarding you a copy of the resolution for your attention.

Please do not hesitate to contact me if I can provide any additional clarification in this regard.

Yours truly,

A handwritten signature in black ink, appearing to read 'Graydon Smith', written in a cursive style.

Graydon Smith
Mayor

Memo

To: Mayor and Council
From: Laura-Lee MacLeod, Treasurer
Date: February 16, 2021
Subject: OILC Loan Application(s)
Attachments: OILC Loan Project Summary

Mayor and Council:

Resolution No.2020-606 was passed on December 15, 2020 adopting the 2021 Capital Budget in principle. The Capital Budget included the Fleet Replacement Plan and Roads Program with anticipated borrowing of approximately \$966,109 and \$3,710,021 respectively.

The OILC interest rates are very competitive.

One of the components of the application process is a by-law authorizing the submission of an application to OILC for temporary and long-term borrowing through the issuance of debentures. The following by-laws will be presented for Council consideration:

By-law 2021-019 - Fleet Replacement Plan.
By-law 2021-020 - Roads Program (2021/2022)

Upon notice of a successful application the funds will be available to draw upon for the payment of the expenditures of the various capital works. Once the projects are completed or reach substantial completion, a debenture will be requested at which time a debenture by-law will be required.

The projects are required to be complete prior to being able to access the funds from OILC and as the Roads Program will not be completed until 2022, By-law 2021-020 is an application leveraging completed prior year projects in order to take advantage of the significantly low OILC borrowing rates available at this time.

The Treasurer respectfully requests that Council consider the following resolution:

“Be it resolved that Council for the City of Temiskaming Shores acknowledges receipt of Memo No. 005-2021-CS;

That Council directs the Treasurer to proceed with the application(s) to OILC for capital works as approved in Resolution 2020-606;

That Council directs the Treasurer to proceed with other applicable by-laws as per the OILC program as required upon the completion or substantial completion of the approved capital works.”

Prepared by:

Reviewed by:

Reviewed and submitted for
Council’s consideration by:

“Original signed by”

“Original signed by”

“Original signed by”

Laura Lee MacLeod
Municipal Clerk

Shelly Zubyck
Director of Corporate
Services

Christopher W. Oslund
City Manager

OILC Funds Required- \$3,710,100

	Year	Amount	Total
West Road Culvert Replacement	2020	68,052.78	68,052.78
Water Projects:			
Dymond Looping	2019/2020	924,876.62	
Hlby WTP Sedimentation Tank Rebuild	2019	144,503.15	1,069,379.77
2020 Roads Program	2020	1,059,786.16	1,059,786.16
Fleet Replacement Plan:			
3/4 Ton	2020	38,352.01	
Blower for Trackless	2020	16,454.59	
Spray Patcher	2020	267,411.10	
3 Tonne Garbage Truck	2021	65,339.35	
3 Tonne Garbage Truck	2021	53,636.95	
1/2 Ton	2019	33,280.06	474,474.06
Recreation Projects:			
Hlby Arena Roof	2020	456,796.11	
Hlby Arena Dehumifier	2020	30,000.00	
Zero Turn Mower	2019	18,213.01	
Zero Turn Mower	2018	16,197.01	
FIT Unit	2019	50,077.83	
Recreation Master Plan	2019/2020	91,299.08	662,583.04
Hlby STP Digester Rehabilitation	2019	80,442.76	80,442.76
IT Upgrades:			
Website Upgrades	2020	31,882.42	
Server Room & Network Upgrades, Back Storage	2019	186,752.99	218,635.41
Firefighting Equipment	2019	26,450.69	26,450.69
Hlby Medical Centre Upgrades	2019	52,222.16	52,222.16
		3,712,026.83	3,712,026.83

Memo

To: Mayor and Council
From: Logan Belanger, Municipal Clerk
Date: February 16, 2021
Subject: Amendment to By-law No. 2019-127 (FedNor)
Attachments: Appendix 01 –Draft Bylaw Amendment **(Please refer to By-law No. 2021-021)**

Mayor and Council:

Council considered Administrative Report No. CS-039-2019 at the August 13, 2019 Regular Council meeting resulting in By-law No. 2019-127 being a funding agreement with Her Majesty the Queen in Right of Canada as represented by the Ministry of Industry – FedNor for the 2019 Prospectors and Developers Association of Canada (PDAC) Convention – Project No. 852-512434.

Attached hereto is Amendment No. 1 from Industry Canada (FedNor) amending the above noted agreement. Total eligible costs are the same; however, the primary purpose of the amendment is to adjust the project completion date from June 30, 2020 to June 30, 2021, due to project impacts related to the COVID-19 pandemic; i.e.:

“The Corporation of the City of Temiskaming Shores is requesting \$887,500 in Regional Economic Growth through Innovation (REGI) funding to increase exporting activities of Northern Ontario enterprises and organizations. This would be achieved by organizing the 6th Northern Ontario Mining Showcase (NOMS) pavilion during the Prospectors and Developers Association of Canada (PDAC) International Convention, Trade Show & Investors Exchange (March 1 - 4, 2020) in Toronto, and at the virtual Canadian Institute of Mining, Metallurgy & Petroleum (CIM) Conference & Expo (May 3 - 6, 2021).”

It is recommended that Council direct staff to prepare the necessary by-law to amend By-law No. 2019-127 regarding the Prospectors and Developers Association of Canada (PDAC) Convention for consideration at the February 16, 2021 Regular Council meeting.

Prepared by:

"Original signed by"

Logan Belanger
Municipal Clerk

Reviewed by:

"Original signed by"

Shelly Zuback
Director of Corporate
Services

Reviewed and submitted for
Council's consideration by:

"Original signed by"

Christopher W. Oslund
City Manager



FedNor
19 Lisgar Street
Suite 307
Sudbury, Ontario
P3E 3L4

FedNor
19 rue Lisgar
Bureau 307
Sudbury (Ontario)
P3E 3L4

February 2, 2021

Project Number: 852-512434

Mr. James Franks
Economic Development Officer
The Corporation of the City of Temiskaming Shores
325 Farr Drive, P.O. Box 2050
Haileybury ON POJ 1 K0

Dear Mr. Franks:

**Re: Northern Ontario Mining Showcase at PDAC and CIM 2020
Amendment Number: 1**

As a result of CIM 2020 being canceled due to COVID-19 with it's reported version to be held virtually May 2021, FedNor is prepared to amend our Contribution agreement of July 4, 2019 as follows:

Delete: Clause 2.1 The Recipient shall ensure that the Project described in Annex 1 (the "Project") commences on or before May 8, 2019 (the "Commencement Date") and is completed on or before June 30, 2020 (the "Completion Date").

Substitute: Clause 2.1 The Recipient shall ensure that the Project described in Annex 1 (the "Project") commences on or before May 8, 2019 (the "Commencement Date") and is completed on or before June 30, 2021 (the "Completion Date").

Delete: Annex 1 THE PROJECT - STATEMENT OF WORK

i) Description

The Corporation of the City of Temiskaming Shores is requesting \$887,500 in Regional Economic Growth through Innovation (REGI) funding, which represents 93 percent of eligible project costs to increase exporting activities of Northern Ontario enterprises and organizations. This would be achieved by organizing the 6th Northern Ontario Mining Showcase (NOMS) pavilion during the Prospectors and Developers Association of Canada (PDAC) International Convention, Trade Show & Investors Exchange (March 1 - 4, 2020) in Toronto, and at the Canadian Institute of Mining, Metallurgy & Petroleum (CIM) annual convention (May 3 - 6, 2020) in Vancouver.

iii) Dates: b) Completion Date - June 30, 2020

iv) Key Workplan Activities, Timelines and Milestones:

Specific project activities include:

1. Secure 13,200 sq. ft. with meeting space at PDAC and 2,700 sq. ft. at CIM to stage a pavilion;
2. Exhibit organizations and businesses of the mining supply and services sector from Northern Ontario - PDAC 110 and CIM 25;
3. Utilize a professional development team to design, build, modify, install/take down the pavilion at both events;
4. Coordinate a variety of activities, speaker series, and interactive displays showcasing products from exhibitors;
5. Hire a coordinator for the PDAC event to work with pavilion design team, City of Temiskaming Shores and FedNor; develop and implement a promotional strategy; orient SMEs; manage the exhibition; develop a bilingual event program with exhibitor and partner listings and descriptions; orient exhibitors; manage the exhibition/pavilion site during the PDAC; and provide a final evaluation; and
6. Organize international delegations to tour the pavilion while offering on site translation services at PDAC.

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$887,500
- Supported	\$887,500	Other Federal	
- Not Supported	\$67,500	Provincial	
Ineligible Costs		Municipal	
		Financial Institution	
		Recipient	
		Other	\$67,500
Total	<u>\$955,000</u>		<u>\$955,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Event Facility Rental	\$397,500		\$397,500
Event Costs - Staging	\$285,000		\$285,000
Consulting	\$83,000		\$83,000
Marketing / Promotion	\$80,000		\$80,000
Travel	\$42,000		\$42,000
Event Facility Rental		\$67,500	\$67,500
TOTAL ELIGIBLE COSTS	<u>\$887,500</u>	<u>\$67,500</u>	<u>\$955,000</u>
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$955,000</u>

Substitute: Annex 1 THE PROJECT - STATEMENT OF WORK

i) Description

The Corporation of the City of Temiskaming Shores is requesting \$887,500 in Regional Economic Growth through Innovation (REGI) funding to increase exporting activities of Northern Ontario enterprises and organizations. This would be achieved by organizing the 6th Northern Ontario Mining Showcase (NOMS) pavilion during the Prospectors and Developers Association of Canada (PDAC) International Convention, Trade Show & Investors Exchange (March 1 - 4, 2020) in Toronto, and at the virtual Canadian Institute of Mining, Metallurgy & Petroleum (CIM) Conference & Expo (May 3 - 6, 2021).

iii) Dates: b) Completion Date - June 30, 2021

iv) Key Workplan Activities, Timelines and Milestones:

A. Hire a coordinator to work with the pavilion design team, City of Temiskaming Shores and FedNor; develop and implement a promotional strategy; manage the exhibition; develop a bilingual event program with exhibitor and partner listings and descriptions; orient exhibitors; manage the exhibition/pavilion site; and provide a final evaluation.

B. For PDAC:

1. Secure 13,200 sq. ft. with meeting space to stage a pavilion;
2. Utilize a professional development team to design, build, modify, install/take down the pavilion;
3. Coordinate a variety of activities, speaker series, and interactive displays showcasing products from exhibitors; and,
4. Organize international delegations to tour the pavilion while offering on site translation services at PDAC.

C. For CIM:

1. Secure virtual space at CIM for 25 SMEs
2. Work with exhibitors to ensure they are "on-line" ready
3. Exhibit organizations and businesses of the mining supply and services sector from Northern Ontario

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$887,500
- Supported	\$887,500	Other Federal	
- Not Supported	\$67,500	Provincial	
Ineligible Costs		Municipal	
		Financial Institution	
		Recipient	
		Other	\$67,500
Total	<u>\$955,000</u>		<u>\$955,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Event Facility Rental	\$397,499	\$67,500	\$464,999
Event Costs - Staging	\$299,973		\$299,973
Consulting	\$98,000		\$98,000
Marketing / Promotion / ICT upgrades	\$71,904		\$71,904
Travel	\$20,124		\$20,124
TOTAL ELIGIBLE COSTS	<u>\$887,500</u>	\$67,500	\$955,000
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$955,000</u>

All other terms and conditions of our Contribution agreement remain unchanged.

This amendment is open for acceptance for a period of 30 days following the date on the first page, after which it will be null and void. This amendment shall be effective the date the duplicate copy of this amendment, unconditionally accepted and duly executed by the Recipient, is received by FedNor.

If further information is required, please contact Denise Deschamps toll-free at 1-877-333-6673 ext. 3276 or 705-471-3276 in our North Bay office.

Yours sincerely,

Kinnonen, Laura Digitally signed by Kinnonen, Laura
Date: 2021.02.02 18:28:40 -05'00'

Lucie Perreault
Director of Program Delivery
FedNor

The Corporation of the City of Temiskaming Shores

Project Number: 852-512434

Amendment Number: 1

The foregoing is hereby accepted this _____ day of _____, _____.

Per: _____
Signature of Recipient

Title

Per: _____
Signature of Recipient

Title

Memo

To: Mayor and Council
From: Logan Belanger, Municipal Clerk
Date: February 16, 2021
Subject: Amendment to By-law No. 2018-130 (FedNor – Bilingual Project Coordinator)
Attachments: Appendix 01 –Draft Bylaw Amendment (**Please refer to By-law No. 2021-022**)

Mayor and Council:

Council considered Memo No. 007-2018-CGP at the August 14, 2018 Regular Council meeting resulting, in By-law No. 2018-130 being a funding agreement with Industry Canada (FedNor) for a Bilingual Project Coordinator (Project No. 39E-511659).

Attached hereto is Amendment No. 3 from Industry Canada (FedNor) amending the above noted agreement. Total eligible costs are the same; however, the primary purpose of the amendment is to adjust the Statement of Work. Due to COVID-19, travel and meetings in relation to the project have been at a minimum; therefore, funds were reallocated to the Marketing/Product Development/Research/Events cost category.

Current:

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Wages & benefits	\$150,000		\$150,000
Marketing/product development/research/events	\$167,000	\$79,000	\$246,000
Travel/meetings/translation/administration	\$71,000	\$27,000	\$98,000
TOTAL ELIGIBLE COSTS	\$388,000	\$106,000	\$494,000

Revised:

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Wages & benefits	\$143,900		\$143,900
Marketing/product development/research/events	\$200,100	\$79,000	\$279,100
Travel/meetings/translation/administration	\$44,000	\$27,000	\$71,000
TOTAL ELIGIBLE COSTS	\$388,000	\$106,000	\$494,000

It is recommended that Council direct staff to prepare the necessary by-law to amend By-law No. 2018-130 regarding a funding agreement with Industry Canada (FedNor) for a Bilingual Project Coordinator, for consideration at the February 16, 2021 Regular Council meeting.

Prepared by:

Reviewed by:

Reviewed and submitted for
Council's consideration by:

"Original signed by"

"Original signed by"

"Original signed by"

Logan Belanger
Municipal Clerk

Shelly Zubyck
Director of Corporate
Services

Christopher W. Oslund
City Manager



FedNor
19 Lisgar Street
Suite 307
Sudbury, Ontario
P3E 3L4

FedNor
19 rue Lisgar
Bureau 307
Sudbury (Ontario)
P3E 3L4

February 9, 2021

Project Number: 39E-511659

Mr. Carman Kidd
Mayor
The Corporation of the City of Temiskaming Shores
325 Farr Drive, P.O. Box 2050
Haileybury ON P0J 1K0

Dear Mayor Kidd:

**Re: Bilingual project coordinator
Amendment Number: 3**

As a result of your request dated January 26, 2021, FedNor is prepared to amend our Contribution agreement of May 29, 2018 and subsequent amd # 1, and #2 as follows:

Delete: Annex 1 THE PROJECT - STATEMENT OF WORK

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$388,000
- Supported	\$388,000	Other Federal	
- Not Supported	\$106,000	Provincial	\$50,000
Ineligible Costs		Municipal	\$32,000
		Financial Institution	
		Recipient	
		Other	\$24,000
Total	<u>\$494,000</u>		<u>\$494,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Wages & benefits	\$150,000		\$150,000
Marketing/product development/research/ events	\$167,000	\$79,000	\$246,000
Travel/meetings/translation/administration	\$71,000	\$27,000	\$98,000
TOTAL ELIGIBLE COSTS	<u>\$388,000</u>	<u>\$106,000</u>	<u>\$494,000</u>
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS	<u></u>		
TOTAL PROJECT COSTS			<u>\$494,000</u>

Substitute: Annex 1 THE PROJECT - STATEMENT OF WORK

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$388,000
- Supported	\$388,000	Other Federal	
- Not Supported	\$106,000	Provincial	\$50,000
Ineligible Costs		Municipal	\$32,000
		Financial Institution	
		Recipient	
		Other	\$24,000
Total	<u>\$494,000</u>		<u>\$494,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Wages & benefits	\$143,900		\$143,900
Marketing/product development/research/ events	\$200,100	\$79,000	\$279,100
Travel/meetings/translation/administration	\$44,000	\$27,000	\$71,000
TOTAL ELIGIBLE COSTS	<u>\$388,000</u>	<u>\$106,000</u>	<u>\$494,000</u>
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$494,000</u>

All other terms and conditions of our Contribution agreement remain unchanged.

This amendment is open for acceptance for a period of 30 days following the date on the first page, after which it will be null and void. This amendment shall be effective the date the duplicate copy of this amendment, unconditionally accepted and duly executed by the Recipient, is received by FedNor.

If further information is required, please contact Denise Deschamps toll-free at 1-877-333-6673 ext. 3276 or 705-471-3276 in our North Bay office.

Yours sincerely,

Perreault, Lucie

Digitally signed by Perreault,
Lucie
Date: 2021.02.09 08:33:27 -05'00'

Lucie Perreault
Director of Program Delivery
FedNor

The Corporation of the City of Temiskaming Shores

Project Number: 39E-511659

Amendment Number: 3

The foregoing is hereby accepted this _____ day of _____, _____.

Per: _____
Signature of Recipient

Title

Per: _____
Signature of Recipient

Title

Subject: Resource Tech Management Inc.
Memorandum of Understanding for
Access over Municipal Lands

Report No.: CS-008-2021

Agenda Date: February 16, 2021

Attachments

- Appendix 01:** Letter of Request - Resource Tech Management Inc.
Appendix 02: Description and Location of Lands
Appendix 03: Draft Memorandum of Understanding (**Please refer to By-law No. 2021-023**)

Recommendation

It is recommended:

1. That Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report CS-008-2021; and
2. That Council directs staff to prepare the necessary by-law to enter into a Memorandum of Understanding with Resource Tech Management Inc., for the purpose of accessing City-owned parcels for timber harvesting activities on Crown Land, for consideration at the February 16, 2021 Regular Council meeting.

Background

On January 25, 2021, the City received a letter from Resource Tech Management Inc. (RTMI) requesting access to three City-owned properties near Sharp Lake, to further access a parcel of Crown land for the purpose of harvesting timber (See **Appendix 01**). One parcel would require road construction, and the remaining parcels would require road maintenance only, as a forestry road is in existence. Any trees harvested from City owned property would have been removed, processed and paid to the City.

On February 11, 2021, RTMI notified the City that access is no longer required on the parcel requiring road construction as alternate arrangements were made. As such, no timber would be harvested from City property, except for a small strip of pine trees (approximately 15-18 trees), reserved to the Crown, that would be cut to connect the existing forest access road to the Crown parcel (identified in **Appendix 02**). Please note that the harvesting of pines trees are subject to authorization by the Crown.

Analysis

A Memorandum of Understanding (MOU) (**Appendix 03**) was drafted for Council's consideration, that would grant access to RTMI to cross and maintain the existing forest access road over two City-owned parcels of land (identified in **Appendix 02**), during the timber harvest of Crown land (Bucke 121). It is estimated that access will begin in mid-February 2021, and will complete in April 2021. Tree planting will be conducted following the harvest during the 2021 spring and summer months; therefore, the MOU will terminate no later than July 15, 2021.

The MOU outlines the purpose of agreement, RTMI's responsibilities to conform to all laws and regulations, and outlines the provisions related to liability and insurance requirements, as well as establishes a one-time fee of \$1,000, plus applicable taxes for access and use of the lands throughout the term of the agreement.

It was also requested that the forest access road be decommissioned on City Land (such as with a berm on either end), to restrict future access by recreation vehicles or all-terrain vehicles.

Consultation / Communication

Given the proximity of the lands to known portage routes, City staff consulted a local archeologist to verify that the proposal would not impact areas of historical significance.

The request was also presented to the Corporate Services Committee at the February 1, 2021 meeting, and the following recommendation was adopted:

Recommendation CS-2021-003

Moved by: Mayor Carman Kidd

Be it resolved that:

The Corporate Services Committee hereby recommends that Council enter into an agreement with Resource Tech Management Inc. (RTMI) granting permission to access City property.

Carried

Financial / Staffing Implications

This item has been approved in the current budget: Yes ☐ No ☐ N/A ☒

This item is within the approved budget amount: Yes ☐ No ☐ N/A ☒

No trees under the ownership of the City will be harvested; therefore, no stumpage fees will be collected; however, a one-time land use and access fee of \$1,000 has been implemented into the agreement.

Alternatives

1. Council could deny access over City-owned lands, and RTMI would require permissions from private landowners for access and for road creation, to gain entrance to the Crown block for timber harvesting.

Submission

Prepared by:

Reviewed by:

Reviewed and submitted for
Council's consideration by:

"Original signed by"

"Original signed by"

"Original signed by"

Logan Belanger
Municipal Clerk

Shelly Zuback
Director of Corporate
Services

Christopher W. Oslund
City Manager



Resource Tech Management Inc.

January 25, 2021

City of Temiskaming Shores
325 Farr Drive
P.O. Box 2050
Haileybury, ON
P0J 1K0

To whom it may concern:

**RE: Access Through BUCKE CON 2 N PT LOT 3 PCL 14608SST,
BUCKE CON 1 N PT LOT 3 PCL 8942NND &
BUCKE CON 1 N PT LOT 4 PCL 19357SST**

Resource Tech Management "RTMI" requires your permission to access city's property in Bucke township and pass through, construct a road, gravel road and maintain from February 1, 2021 to April 20, 2022 for the purpose of accessing the crown parcel for timber harvesting in Bucke township (see attached map). Roads highlighter in orange on map are located on City property.

RTMI will be responsible in identifying City limit property boundaries and obtaining land owner permission from adjacent landowners.

The City of Temiskaming Shores will accept NO responsibility whatsoever for any losses or damages which RTMI suffer or incur as a result of using the Property pursuant to the rights given by you under this letter.

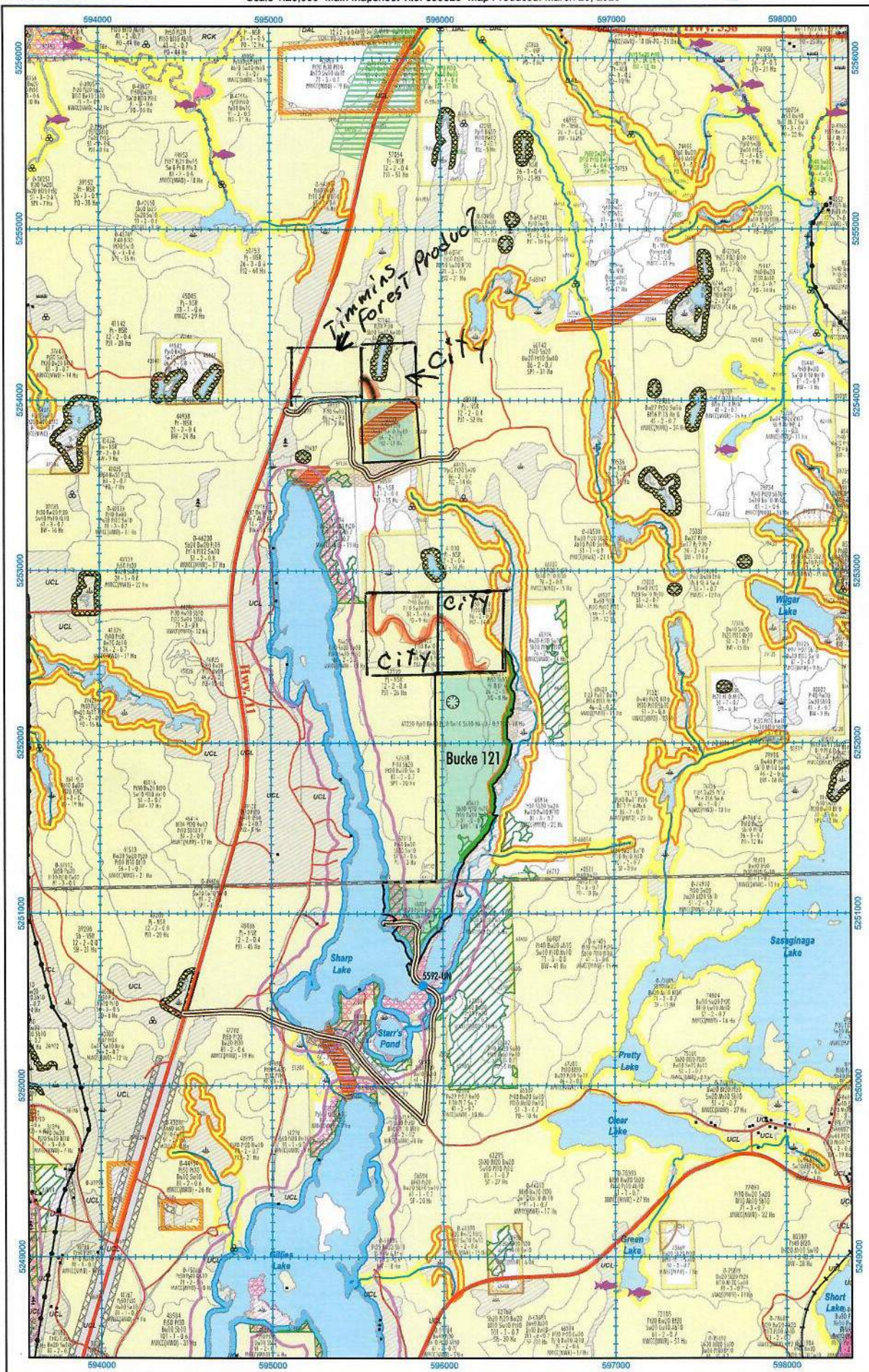
We will require a letter from the City granting permission to construct and build road through City property. Roads in parcel #19357SST and #1842NND are already existent and will require snow removal only, but parcel #14608SST will require a new road to be construct through the parcel. RTMI will be responsible in obtaining forest resource license from the Crown to build road through Pine stand as the Pine is reserved to the Crown. Access during the spring and summer months will be required to conduct tree planting.

I trust this is satisfactory.

Yours very truly,

Allan Legros
Resource Tech Management Inc.

Encl.

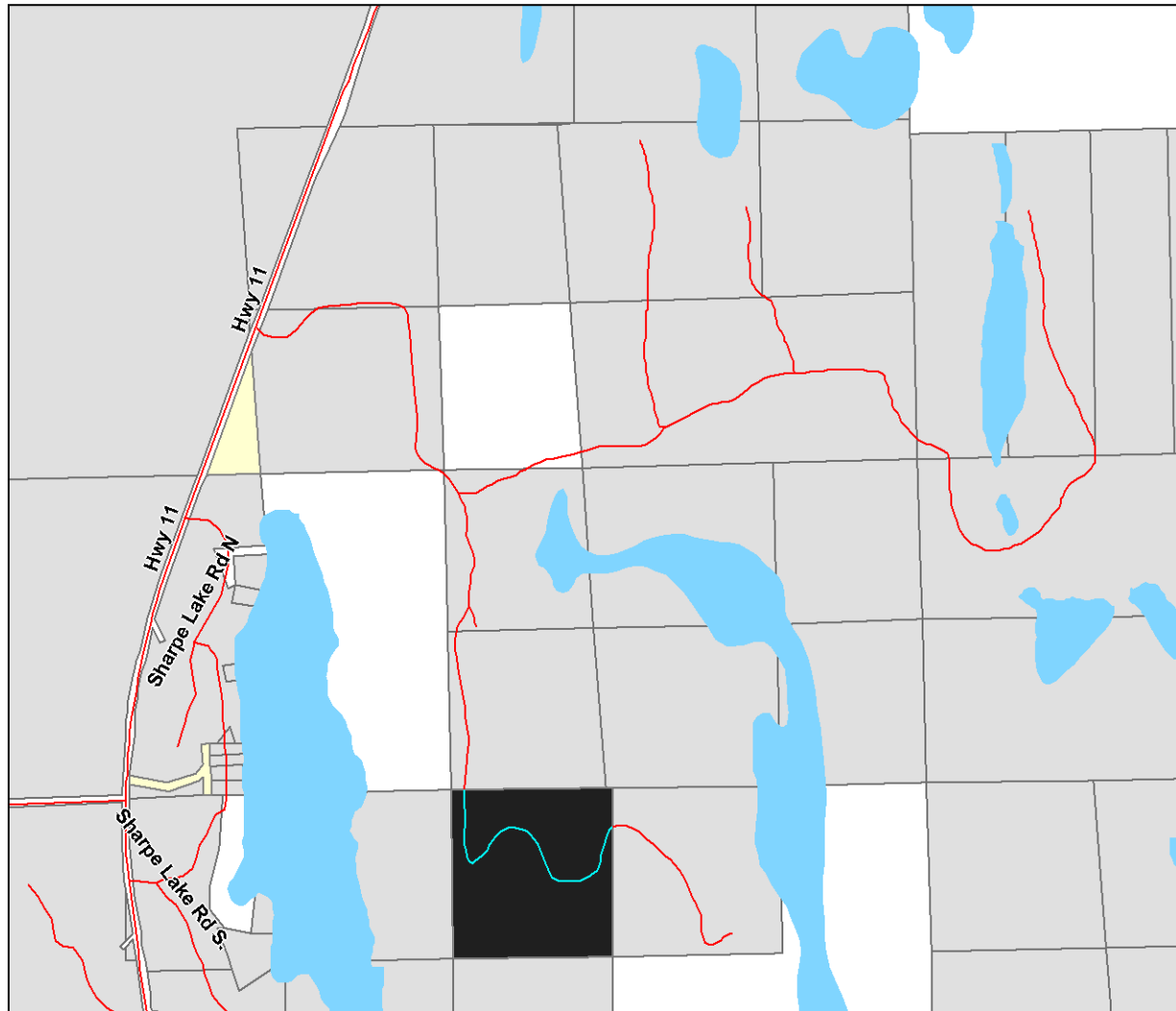


Blocks to be harvested are in green

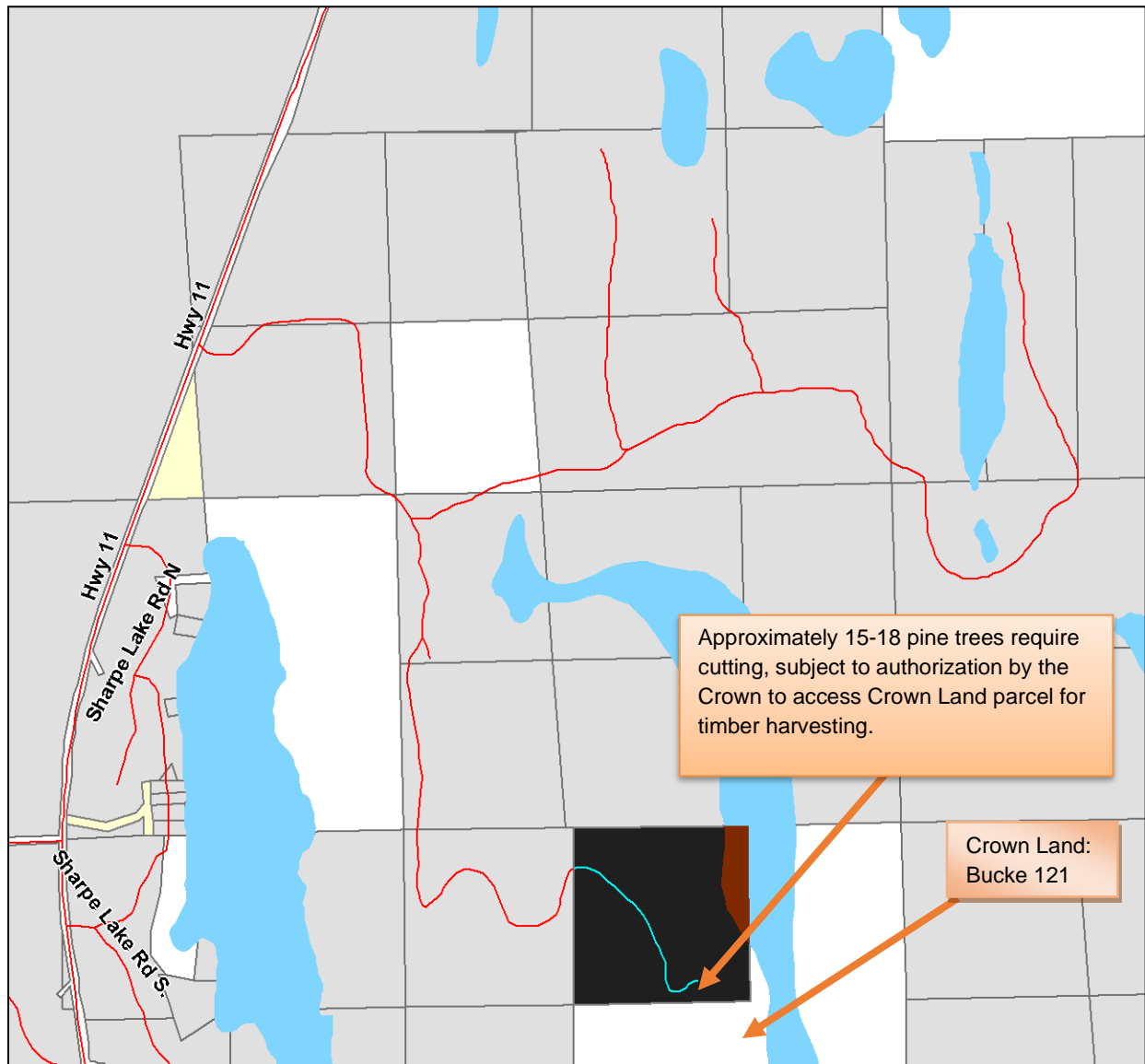
Appendix 02

Description of Lands

Property 1 Legal Description: BUCKE CON 1 N PT LOT 3 PCL 8942NND – Scope of MOU limited to existing Forestry Access Road outlined on the parcel highlighted in black



Property 2 Legal Description: BUCKE CON 1 N PT LOT 4 PCL 19357SST- Scope of MOU limited to existing Forestry Access Road outlined on the parcel highlighted in black



These maps are provided for information purposes only, and do not represent a survey.

Subject: Advocacy for Reform – MFIPPA
Legislation

Report No.: CS-009-2021

Agenda Date: February 16, 2021

Attachments

Appendix 01: MFIPPA Presentation – Time for a Change

Recommendation

It is recommended that the following motion be passed in support of a request to review and reform of the Municipal Freedom of Information and Protection of Privacy Act:

Whereas the Municipal Freedom of Information and Protection of Privacy Act R.S.O. 1990 (MFIPPA) dates back 30 years; and

Whereas municipalities, including the City of Temiskaming Shores, practice and continue to promote open and transparent government operations, actively disseminate information and routinely disclose public documents upon request outside of the MFIPPA process; and

Whereas government operations, public expectations, technologies, and legislation surrounding accountability and transparency have dramatically changed and MFIPPA has not advanced in line with these changes; and

Whereas the creation, storage and utilization of records has changed significantly, and the Municipal Clerk of the Municipality is responsible for records and information management programs as prescribed by the Municipal Act, 2001; and

Whereas regulation 823 under MFIPPA continues to reference antiquated technology and does not adequately provide for cost recovery, and these financial shortfalls are borne by the municipal taxpayer; and

Whereas the threshold to establish frivolous and/or vexatious requests is unreasonably high and allows for harassment of staff and members of municipal councils, and unreasonably affects the operations of the municipality; and

Whereas the Act fails to recognize how multiple requests from an individual, shortage of staff resources or the expense of producing a record due to its size, number or physical location does not allow for time extensions to deliver requests and unreasonably affects the operations of the municipality; and

Whereas the name of the requestor is not permitted to be disclosed to anyone other than the person processing the access request, and this anonymity is used by requesters to

abuse the MFIPPA process and does not align with the spirit of openness and transparency embraced by municipalities; and

Whereas legal professionals use MFIPPA to gain access to information launch litigation against institutions, where other remedies exist; and

Whereas there are limited resources to assist administrators or requestors to navigate the legislative process; and

Whereas reform is needed to address societal and technological changes in addition to global privacy concerns and consistency across provincial legislation.

Be it resolved that the Ministry of Government and Consumer Services be requested to review the MFIPPA, and consider recommendations as follows:

1. That MFIPPA assign the Municipal Clerk, or designate to be the Head under the Act;
2. That MFIPPA be updated to address current and emerging technologies;
3. That MFIPPA regulate the need for consistent routine disclosure practices across institutions;
4. That the threshold for frivolous and/or vexatious actions be reviewed, and take into consideration the community and available resources in which it is applied;
5. That the threshold for frivolous and/or vexatious also consider the anonymity of requesters, their abusive nature and language in requests to ensure protection from harassment as provided for in Occupational Health and Safety Act;
6. That the application and scalability of fees be designed to ensure taxpayers are protected from persons abusing the access to information process;
7. That administrative practices implied or required under the Act, including those of the IPC, be reviewed and modernized;
8. That the integrity of the Act be maintained to protect personal privacy and transparent governments.

Background

Many clerks across Ontario have been expressing their frustrations and remarking on their experiences with MFIPPA legislation over the years, and have been looking for a mechanism to affect change.

As such, a meeting was held with the Information and Privacy Commissioner (IPC) Senior Management Team to understand their successes and to appreciate their challenges, and in September of 2019, a committee formed with the support of the Simcoe County Clerks & Treasurer's Association (SCCTA). The committee determined a mandate to seek changes to MFIPPA, improve interactions with the Information and Privacy Commissioner's Office, and improve public education on the legislation.

The members of the committee include:

- Pam Fettes, Director, Legislative Services/Clerk, Township of Clearview
- John Daly, Director, Statutory Services/Clerk, County of Simcoe
- Dina Lundy, Director, Legislative Services/Clerk, Town of Wasaga Beach
- Karen Way, Clerk, Township of Georgian Bay

This committee worked diligently over the past 14 months to examine the legislation, identify the problems that are faced by administrators and taxpayers, and come up with recommendations for reform. A presentation of the findings was developed and delivered before the Honourable Lisa Thompson, Minister of Government and Consumer Services in early October. The presentation was positively accepted, and the Committee was encouraged to continue advocacy locally and through other agencies and associations.

Throughout the past two months, the Committee delivered the presentation to the Association of Municipal Clerks and Treasurers (AMCTO) Legislative and Policy Committee, and several municipalities and Counties across Ontario.

The Clerk and Deputy Clerk for the City of Temiskaming Shores joined in a Zoom meeting on January 28, 2021, organized by the AMCTO Zone 8 group, for the presentation of this material. The Committee subsequently requested support for the proposed changes.

Analysis

The legislation dates back 30 years. During this time, there has been drastic changes in government operations, public expectations, accountability and transparency measures, technology, and other legislations. MFIPPA has not been revised to keep up with the progressions that have occurred over the years.

The committee is advocating for the following changes:

1. Create a Communication Portal to provide a connection between the IPC and institutions to enhance communication, facilitate requests for documentation, process enquiries, and track status of appeals. (similar to those of the Local Planning Appeal Tribunal and the Municipal Property Assessment Corporation).
2. Designate the Clerk as the 'head' under the Act. Few municipalities do not have the clerk designated. It makes sense that the statutory officer responsible for the municipality's records, is also the person that would make determinations on access based on the legislation. In the Committee's research, PEI and Nova Scotia have already made this change.
3. Create a Stakeholder Advisory Committee representing different interest groups to provide advice to the Information and Privacy Commissioner on public education, policy and identifying emerging issues affecting access and privacy.

4. Require Routine Disclosure Policies be adopted, and develop a template through coordination of the IPC office, and AMCTO to share collective expertise, allowing for a level of consistency across the province.
5. Update the threshold for frivolous and vexatious actions and take in to consideration the community and available resources, as well as that the anonymity of requestors, their abusive nature and language to ensure protection from harassment as provided for in the Occupational Health and Safety Act.
6. The application and scalability of fees be designed to ensure taxpayers are protected from persons abusing the access to information process. Currently there are only two steps in the process that are recoverable – searching and preparing records for disclosure. Appeals can be lengthy and costly and yet those costs are not recoverable.
7. The regulation be updated to address current and emerging technologies. Most computers do not support CD-ROMs.
8. The administrative practices implied or required under the Act, including those of the IPC, be reviewed and modernized.

Modernization of the legislation, with open and transparent processes, resources for administrators and requestors, communication and technology improvements, administrative practice improvements, and respect and accountability for the taxpayer is needed.

Consultation / Communication

Should Council adopt the recommendation, it will be circulated to local MPPs, the Minister of Government and Consumer Services, the Minister of Municipal Affairs and Housing, the Information and Privacy Commissioner of Ontario, the Association of Municipalities of Ontario (AMO), and the Association of Clerks and Treasurers of Ontario (AMCTO).

Financial / Staffing Implications

This item has been approved in the current budget: Yes ☐ No ☐ N/A ☒

This item is within the approved budget amount: Yes ☐ No ☐ N/A ☒

There is no financial impact for this report.

Alternatives

No alternatives were considered.

Submission

Prepared by:

Reviewed by:

Reviewed and submitted for
Council's consideration by:

"Original signed by"

"Original signed by"

"Original signed by"

Logan Belanger
Municipal Clerk

Shelly Zubych
Director of Corporate
Services

Christopher W. Oslund
City Manager



CLEARVIEW

Time for Change

**Municipal Freedom of Information
and Protection of Privacy Act**

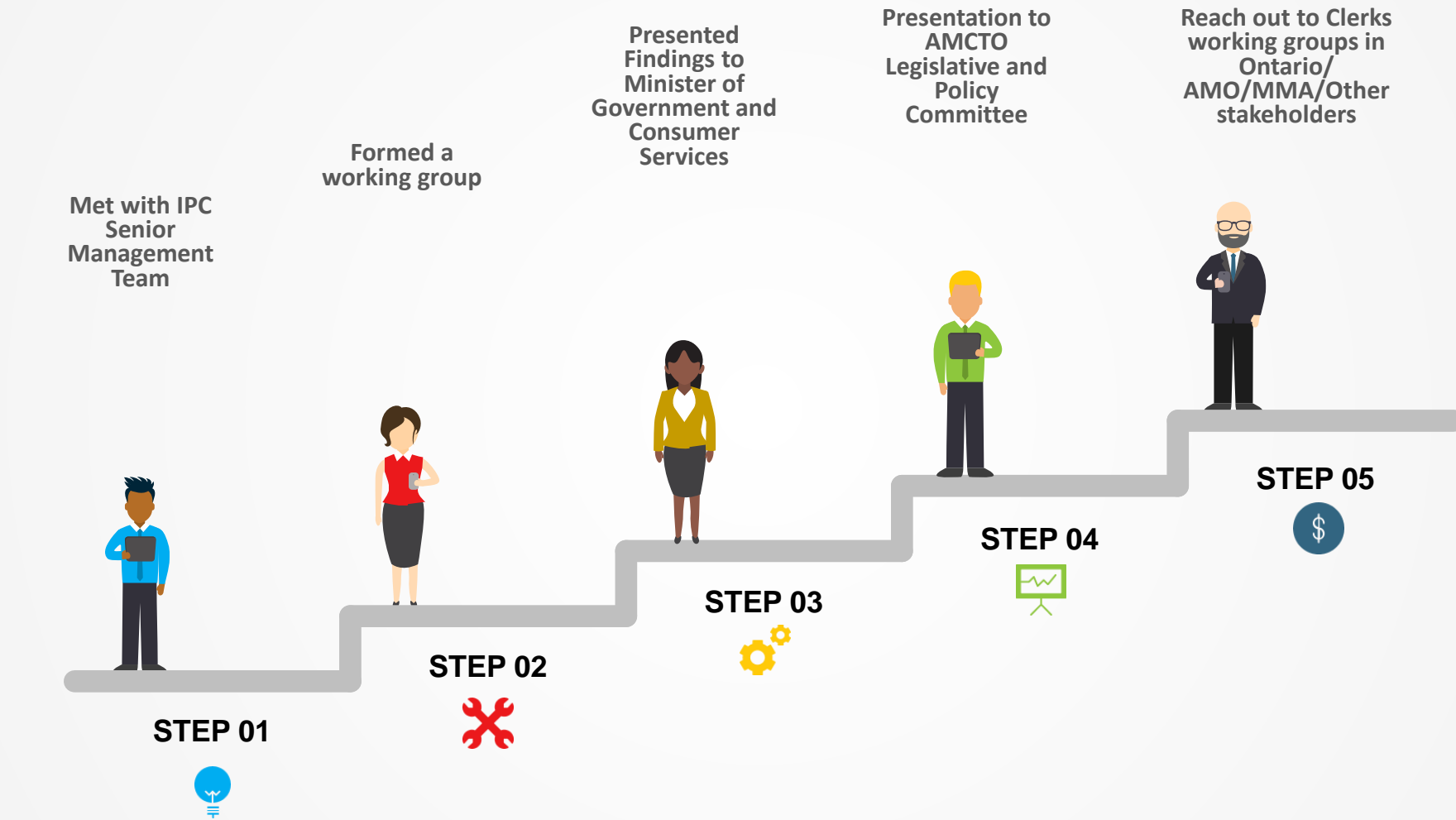





Committee Members


- **John Daly, Director, Statutory Services/Clerk**
 - County of Simcoe
- **Pamela Fettes, Director, Legislative Services/Clerk**
 - Township of Clearview
- **Dina Lundy, Director, Legislative Services/Clerk**
 - Town of Wasaga Beach
- **Karen Way, Clerk**
 - Township of Georgian Bay


How did we get here?



 ● Time for Change

 ● Shared Experiences

 ● Cost to Taxpayers

 ● Administrative

 ● Routine Disclosure

 ● Frivolous &/or Vexatious





Administrative Efficiencies

Age of Legislation – Time for Review



- Inception of legislation dates back 30 years.
- Government operations, public expectations and legislative parameters for accountability and transparency mandates have dramatically changed.
- The creation, storage and utilization of records has changed significantly.
- Reform is needed to address societal and technological changes in addition to global privacy concerns.

Forms and Communications



- **IPC Forms need to be updated:**

- Update form to include email address, preferred method of contact and include the fees charges outlined in Regulation 823.
- Requirement to fill out institution's designated form to ensure accuracy of all information including contact information.
- Update communication methods between all parties

Communication Portal

- **Current means of communication** – telephone, fax or mail.
- **Create a portal** – Find out the status of your file! (similar to LPAT and MPAC)

Institution Name	Request Number	Appeal Number	Status	Assigned IPC Staff	Documents

- Ease of access
- Continuity of service delivery
- Transfer files through encryption
- Determine status of various appeals
- Access documents sent by the IPC Office
- Save postage costs
- Modernization of government services

Head under the Act



- Under section 253(1) of the Municipal Act, 2001, as amended, the Clerk is responsible for all corporate records and public access to them.
- Municipal Clerk serves as a Corporate Officer and the responsibilities associated with the Corporate Officer position.
- Other provincial jurisdictions such as PEI and Nova Scotia, the role of “Head” rests with Officers of the corporation rather than the elected level.
- Removing the “political” reference to head reflects the nature of access to information from political to administrative.

Stakeholder Advisory Committee



- Advisory board/committee be formed representing different interest groups to provide advice to the Commissioner on public education, policy and identifying any emerging issues affecting access and privacy.

Benefits:

- Offers different perspectives
- Act as ambassadors for IPC Office
- Serve as a viable connection between public institutions, interest bodies and IPC.



Routine Disclosures

Routine Disclosure

Many municipalities have developed their own routine disclosure policies.

It is time for routine disclosure policies to exist in all municipalities across Ontario.

Encourage the IPC Office to work with AMCTO to offer a template of routine disclosure policy based on shared collective experience between both offices.

Better user experience

Transparent and accountable to all ratepayers across the Province



Frivolous and/or
Vexatious

Frivolous and/or Vexatious - Threshold

- The threshold used to establish frivolous and vexatious is set out in M-850 and MO-2488. In the last case, the requester sent over 300 emails within a 6-month period in addition to submitting 54 requests with 372 parts over a two-year period. The requester submitted his access requests to the City of Vaughan.
- Requests similar in scope, even by division of $\frac{1}{2}$ or $\frac{1}{3}$ would place substantial strain or hardship on municipal operations.
- Disadvantages other requesters access to records and municipal operations.
- Specify a new reasonable threshold based on the municipal legislative framework.

Frivolous and/or Vexatious – Appeal Process

- In Ontario, when a request is deemed frivolous and/or vexatious, the municipality is required to provide reasons for this designation.
- It is at the sole discretion of the requester to appeal the decision. Appeals can be labour intensive and costly to all taxpayers.
- In Alberta, Newfoundland and Quebec, the public body may apply directly to the “IPC office” to disregard a request made in bad faith or that would unreasonably interfere with the operations of the public body for various reasons.

Frivolous and/or Vexatious - Harassment

- Using requests to harass employee(s) performances.
- Contradicts anti-harassment and safe workplace legislation.
- If public institution does not process request based on the wording of the request, upon appeal it would be treated as a deemed refusal.
- In these circumstances, the municipality needs to make a decision to either support the staff person or process the request.



Costs to Taxpayers

FOI Request Process – Basic Request

Steps to Respond

- Acknowledgement Letter
- Notifies Relevant Staff
- Cursory Search
- Provide Fee Estimate
- Conduct Full Search
- Review for Personal Information
- Label and Number Records
- Responsive Documents List (index)
- Redact and Copy Records
- Notice of Decision
- Release

Steps with Recoverable Fees

- Acknowledgement Letter
- Notifies Relevant Staff
- Cursory Search
- Provide Fee Estimate
- **Conduct Full Search**
- Review for Personal Information
- Label and Number Records
- Responsive Documents List
- **Redact and Copy Records**
- Notice of Decision
- Release

* Does not include third party notification or appeal.

Unaccounted Fees and Charges



Length of process
and closure of files



Secondary
searches of records
from IPC



Allocation of staff
resources



Legal Fees



Records for future
litigation



Limited fee structure
places burden on
collective tax base



Shared Experiences

Length of Time to Resolve Appeals

- Case MA15-632 – Concerns Contentious and Heavily Litigated matter in the municipality.
- Between Staff time, Resources and Legal expenses, the Municipality has spent **\$25,000 +**
- The Township collected **\$1,035.00** (34.5 hours).
- The Appeal is yet to be resolved.
- No further fees can be collected through the appeal process.

Frivolous and/or Vexatious Requesters

- One Requester has asked for 790 since 2011 through the FOI Process.

Year	Requests	Collective items requested
2011	2	27
2012	2	46
2013	3	48
2014	8	124
2015	8	198
2016	2	25
2017	8	103
2018	7	56
2019	4	50
2020	11	113

Harassment

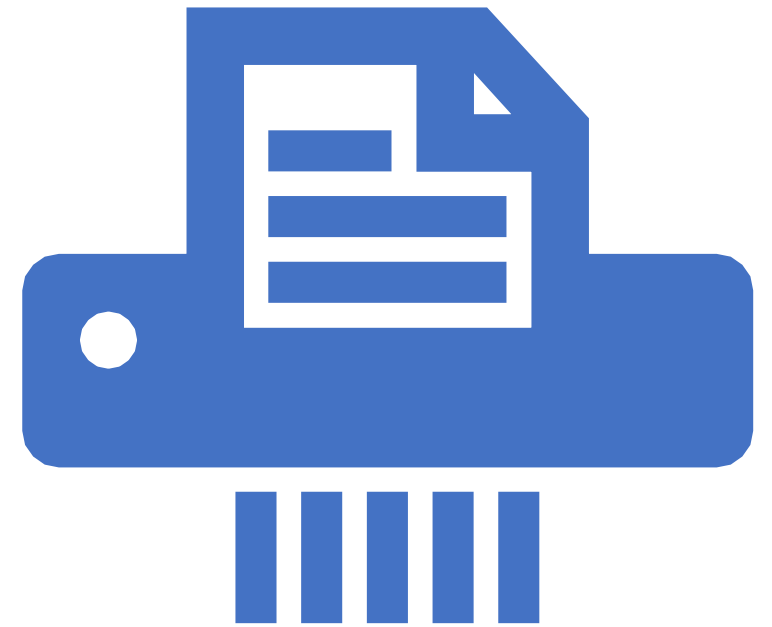
- Uses colourful language to provide his opinion of staff's intelligence, competency, professionalism and integrity.
- States there will be legal repercussions if we don't do the following....
- Has accused one of our staff of using his snow plow as a "weapon"
- In one FOI went to the staff directory and listed everyone from the CAO to public works employees requesting their Law Society of Upper Canada Registration Number.
- Has submitted costs for his time and effort to put together FOI's to submit.
- Follow up correspondence from Requests to staff, council, media, etc. suggests further complaints will be filed or have been filed with Attorney General, OPP, Minister of Municipal Affairs, etc. for "privacy issues and/or breaches" he alleges occurred by the Clerk or other staff/council members.

Madam – you are a disgrace to this community and to the civil service as a whole, it's no wonder that people have no respect for the staff at Clearview.

Have a great weekend

Is it Procedure or Procedural?

- Wanted a copy of the “Procedural by-law” not a copy of the “Procedure by-law”
- Explained it was the same document through mediation.
- Provided examples of how the terms are used interchangeably
- Provided an email where the appellant had called the “Procedure by-law” the “Procedural By-law” and quoted sections.
- The Appellant provided an email from the Clerk calling it the “Procedural By-law”
- Conclusion – did not meet the frivolous and/or vexatious test.



Private Investigation of Head

- Appellant conducted a substantial background check on Clerk
- Included information not easily obtained by a google search
- IPC accepted information
- Much of the information was inaccurate
- To defend the integrity of the Head, legal counsel was hired at the expense of other taxpayers to defend the Clerk and the integrity of their position as Head of MFIPPA to the IPC Office.

Appellant Decision to close the file

- Filed an appeal
- Municipality has done 3 searches
- Reverification of documents (no cost recovery)
- Per search 10-15 hours



Risk to Public Safety

- Request for design of house of another resident
- Clerk denied based on security of the property
- Requester appealed decision and IPC wanted to release document
- No immediate or known threat to releasing floor plan of house due to no written threats but there was a history of conflict and confrontation between the two parties.
- Cannot always be imaginary and fanciful
- Under legislation could not release who was requesting the documents.



Further Considerations

Further Considerations

- Requester name should be public when asking for general records to match other legislation.
- IPC decisions that impact other legislation should be addressed across all Ministries.
- If a record has been destroyed in accordance with the retention policies should not be required to do additional searches of servers, etc for the record.



Time for Change

- The Province needs to hear from local Clerks directly. Please consider writing a letter of support to request a Provincial Review of this legislation.
- Ministry of Government and Consumer Services
- Ministry of Municipal Affairs
- Ministry of the Attorney General
- AMO
- AMCTO

A circular arrangement of diverse hands reaching towards the center, symbolizing unity and collective action. The hands are of various skin tones, including light, medium, and dark brown. They are positioned in a circle, with fingers slightly curled as if reaching in. The background is white, and the entire image is framed by a dark grey semi-circle on the right side.

**Change
happens when
enough people
speak up in the
same voice.**



Committee Members

- **John Daly, Director, Statutory Services/Clerk**
 - County of Simcoe
- **Pamela Fettes, Director, Legislative Services/Clerk**
 - Township of Clearview
- **Dina Lundy, Director, Legislative Services/Clerk**
 - Town of Wasaga Beach
- **Karen Way, Clerk**
 - Township of Georgian Bay

Subject: Haileybury Family Health Team
Lease Agreement

Report No.: CS-010-2021

Agenda Date: February 16, 2021

Attachments

Appendix 01: Draft Lease Agreement with the Haileybury Family Health Team
(Please refer to By-law No. 2021-025)

Recommendations

It is recommended:

1. That Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report CS-010-2021; and
2. That Council directs staff to increase the rental rates for the use of office space by the Haileybury Family Health Team by 2% for 2021 in accordance with the Consumer Price Index; and
3. That Council directs staff to prepare the necessary by-law to enter into a one (1) year lease agreement with the Haileybury Family Health Team for the use of office space at the Haileybury Medical Centre

Background

The Haileybury Family Health Team is currently using 1,464 square feet of space at the Haileybury Medical Centre. The lease agreement with the Haileybury Family Health Team will expire on March 31, 2021.

Analysis

In order for the City maintain a favorable position and recuperate the costs associated with operating the Haileybury Medical Centre, staff is recommending an increase of 2%, which represents an increase from \$22.59 to \$23.04 for the Haileybury Family Health Team per sq. foot.

The term of the lease will be one (1) year with the same provisions of the lease remaining the same.

Financial / Staffing Implications

This item has been approved in the current budget: Yes ☒ No ☐ N/A ☐

This item is within the approved budget amount: Yes ☒ No ☐ N/A ☐

The rental of the 1,464 ft² of space based on the 2% increase is shown in the following table:

Schedule	Room	Footage	2021 Rate	Rent/Year
A	215	84 sq. ft.	\$23.04	\$1,935.36
B	221	272 sq. ft.	\$23.04	\$6,266.88
C	236	144 sq. ft.	\$23.04	\$3,317.76
D	238	96 sq. ft.	\$23.04	\$2,211.84
E	239	84 sq. ft.	\$23.04	\$1,935.36
F	240	456 sq. ft.	\$23.04	\$10,506.24
G	242	240 sq. ft.	\$23.04	\$5,529.60
H	250	88 sq. ft.	\$23.04	\$2,027.52
Total		1,464sq. ft.		\$33,730.56

Alternatives

No alternatives were considered

Submission

Prepared by:

Reviewed and submitted for Council's
consideration by:

"Original signed by"

"Original signed by"

Shelly Zubyck
Director of Corporate Services

Christopher W. Oslund
City Manager

Subject: Lease Agreement Amendment –
Dr. Danill Subbotin Dentistry
Professional Corp.

Report No.: CS-011-2021

Agenda Date: February 16, 2021

Attachments

Appendix 01: Draft Lease Agreement Amendment (**Please refer to By-law No. 2021-025**)

Recommendations

It is recommended:

1. That Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report CS-011-2021; and
2. That Council directs staff to prepare the necessary by-law to authorize the amendment of By-law 2018-116 to include a payment of \$392.22 per month over the remaining term of the lease agreement with Dr. Danill Subbotin Dentistry Professional Corporation for consideration at the February 16th, 2021 Regular Meeting of Council.

Background

Dr. Subbotin has been leasing space in the Haileybury Medical Centre since 2018. His most recent agreement expires on June 6th, 2023.

Analysis

In February 2021, R&R Company Ltd. supplied and installed two MPIII Dual Sweep systems in the space occupied by Dr. Subbotin in the Haileybury Medical Centre. The systems will improve air quality in the space and were requested by Dr. Subbotin.

The total cost for the units was \$10,590 which was paid to R&R Company Ltd. by the City. The amendment to the lease will include a repayment clause in which Dr. Subbotin will pay the City \$392.22 monthly for the remainder of the lease term (27 months). The City will recuperate the total cost of \$10,590 for this requested leasehold improvement.

Attached is the draft lease amendment for Council's consideration.

Financial / Staffing Implications

This item has been approved in the current budget: Yes ☐ No ☐ N/A ☒

This item is within the approved budget amount: Yes ☐ No ☐ N/A ☒

Alternatives

No alternatives were considered

Submission

Prepared by:

Reviewed and submitted for Council's
consideration by:

"Original signed by"

"Original signed by"

Shelly Zubycck
Director of Corporate Services

Christopher W. Oslund
City Manager

Memo

To: Mayor and Council
From: Mitch Lafreniere, Manager of Transportation Services
Date: February 16, 2021
Subject: Supply and Delivery of a Loader – Release of Request for Proposal
Attachments: Appendix 01: Copy of request for Proposal

Mayor and Council:

During the 2021 budget deliberations, Council considered and approved the purchase of a new Loader. A total of \$350,000.00 was approved for capital expenditures related to this purchase.

As part of the Fleet Replacement previously approved by Council, in 2021 the plan called for the replacement of one of our loaders.

Attached as Appendix 01, is PW-RFP-002-2021 Request for Proposal which has been drafted by the Manager of Transportation Services. City Staff are requesting approval from Council to release the attached document immediately to potential bidders with a closing date of Tuesday March 9, 2021.

Following a review of the submissions received through this process, staff will provide a report and recommendation to Council for consideration.

Prepared by:

Reviewed and submitted for
Council's consideration by:

"Original signed by"

"Original signed by"

Mitch Lafreniere
Manager of Transportation Services

Christopher W. Oslund
City Manager



Discover a whole new Ontario • Découvrez un tout nouvel Ontario

City of Temiskaming Shores Request for Proposal

PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive Front End Loader

City of Temiskaming Shores
P.O. Box 2050
325 Farr Drive
Haileybury, Ontario
P0J 1K0



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Objective

This Request for Proposal describes the requirements of The Corporation of the City of Temiskaming Shores to receive proposals from qualified companies for the supply and delivery of an articulated four-wheel drive front end loader for municipal operations. The loader can be a demo or slightly used (no more than two (2) years old) or new.

Introduction

Located at the head of Lake Temiskaming, Temiskaming Shores is located in Northeastern Ontario, near the Quebec border. Temiskaming Shores covers 163.32 km² and has a population of approximately 10,600.

The former Towns of Haileybury, New Liskeard and the Township of Dymond amalgamated in January 2004 to become the City of Temiskaming Shores, which is a single tier municipality.

Definitions

The Corporation of the City of Temiskaming Shores shall hereinafter be referred to as the City.

Submission

Submissions must be in **.pdf format** and submitted electronically to:

tenders@temiskamingshores.ca

Subject Line: **PW-RFP-002-2021 “Supply and Delivery – Four-wheel Drive Loader”**

Attention: Logan Belanger, Clerk

The closing date for the submission of Proposal will be at **2:00 pm local time on Tuesday March 9th, 2021.**

- Late Proposals will not be accepted;
- Proposals by fax will not be accepted;
- Proposals by mail will not be accepted;
- Partial Proposals are not accepted;
- The City reserves the right to accept or reject any or all Proposals;
- The City reserves the right to accept any Proposal it considers advantageous;
- The lowest priced proposal will not necessarily be accepted;
- The City reserves the right to enter into negotiations with a Contractor and any changes to the Proposal that are acceptable to both parties will be binding.
- The Proposals shall be valid for 30 (thirty) days from submission date.



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Questions

Any questions with respect to the specifications are to be directed to:

Mitch Lafreniere

Manager of Transportation Services

City of Temiskaming Shores

325 Farr Drive

Temiskaming Shores, ON P0J 1K0

Phone: (705) 672-3363 ext. 4113

Fax: (705) 672-3200

mlafreniere@temiskamingshores.ca



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Scope of Work

To supply and deliver a new 2021 Model Year or slightly used (no more than two (2) years old Articulated Four-wheel drive front end loader. The following is intended to be a minimum standard required for the unit proposed. A demo unit may be requested for on-site demo prior to award. The loader shall be a JD 524L or equivalent;

SPECIFICATION SUMMARY

CONFIRMATION

- S.A.E. Heaped Bucket capacity 2.75 cu. yd. (2.1 cu.m)	Yes:	No:
- Operating weight 28,236 lbs. (12,834 kg.) min.	Yes:	No:
- S.A.E. Operating Load 8,593 Lb (3,905 kg) minimum	Yes:	No:
- Engine, diesel turbocharged 141 Net Peak Power	Yes:	No:
- Transmission – 4F, 3R - torque converter PowerShift	Yes:	No:
- Front axle equipped with Hydraulic Differential Lock	Yes:	No:
- Dump Clearance 45 Degree Full Height 103” minimum	Yes:	No:

GENERAL SPECIFICATION

This unit shall be supplied with all standard equipment, plus, all other equipment required by this specification:	Yes:	No:
This loader is to be supplied without wheel weights, hydro-inflation or non-standard counterweights:	Yes:	No:
Specification definitions shall be to S.A.E. and ISO standards unless otherwise stated:	Yes:	No:



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

DETAILED SPECIFICATION

1. Make and Model

Specify:

Make:

Model:

Year Bid _____

2. TYPE:

The Loader shall be a manufacturer's standard
model, (specification sheet to be submitted with
bid documents)

Yes:

No:

ENGINE:

Diesel powered, 141 Net Peak H.P.
minimum, within governed R.P.M. range

Specify:

Make:

Model:

H.P.

Net Peak Torque 448 lb-ft @1600 RPM minimum

Specify:

Net torque rise shall be 47% minimum

Specify:



Displacement – 6.8 litre minimum,

Specify:

Tier III Emission Certified engine minimum

Specify:

4 stroke wet sleeve engine

Yes:

No:

Cylinder sleeves shall be removable

Yes:

No:

Turbocharged and charge air cooled

Yes:

No:

4. Engine Equipment:

Two stage dry air filter with a dirt ejector
and restriction indicator visible from the cab
shall be supplied:

Yes:

No:

Minimum engine oil drain interval of 500 hours

Specify:

Battery - two 12-volt batteries with
950 CCA each.

Rating:

Alternator, 100 amp. minimum.

Yes: No:

Specify: _____Amp



Fuel Filter and water separator - shall be supplied	Yes:	No:
Engine coolant temperature gauge	Yes:	No:
Transmission oil temperature gauge	Yes:	No:
Hydraulic Oil temperature gauge	Yes:	No:
Engine Oil pressure gauge	Yes:	No:
Speedometer	Yes:	No:
Tachometer	Yes:	No:
Odometer	Yes:	No:
Hour meter	Yes:	No:
Monitor system with audible and visual warnings for all other functions.	Yes:	No:
Heavy-duty trash resistant radiator and high ambient Cooling package	Yes:	No:
Proportionally controlled, hydraulically driven swing out fan with safety guard	Yes:	No:
Engine compartment shall be completely separated from the cooling compartment	Yes:	No:



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Unit will have 2-sided access to all coolers Yes: No:

Ether cold weather starting aid. Yes: No:

Pressurized liquid cooling system with thermostat and Yes: No:

coolant recovery bottle and -35 degrees F coolant

shall be supplied.

Engine Coolant heater to be supplied. Yes: No:

Machine shall be equipped with a programmable auto Yes: No:

idle and automatic shutdown features for fuel conservation

Machine to be equipped with remote machine monitoring Yes: No:

system

5. WEIGHT:

SAE Operating weight – 27,500 lbs. (12,834 kg.) Specify:

minimum with ROPS cab and equipment specified.

(with standard counterweight and without ballast in

tires or loader bucket)



6. **TRANSMISSION:**

The transmission shall have four speeds forward	Yes:	No:
and three reverse speeds minimum.	Specify:	

Monitor w rear display	Specify:
------------------------	----------

Transmission oil cooler as standard equipment	Yes:	No:
---	------	-----

Machine shall have a forward/neutral/reverse switch standard on the loader control joystick	Yes:	No:
--	------	-----

Transmission shall have an auto shift mode.	Yes:	No:
---	------	-----

Quick shift button on loader joystick with two selectable modes	Yes:	No:
--	------	-----

Transmission Clutch Disconnect feature with three selectable modes	Yes:	No:
---	------	-----



7. **AXLES:**

Front and rear axles shall have a hydraulically actuated locking differential Specify: _____

Final Drives shall be heavy-duty inboard planetary Yes: No:
Specify: _____

Factory installed axle oil coolers & filter shall be supplied Yes: No:

Rear axle shall, not have less than 24 degrees of total oscillation stop, to stop when equipped with 20.5-25 tires Yes: No:
Specify: _____



8. HYDRAULIC SYSTEM

Shall be a Pressure Compensating Closed Centre hydraulic system	Yes:	No:
---	------	-----

Shall have in cab adjustable automatic boom Height kick out, return to carry and return to dig	Yes:	No:
--	------	-----

Machine shall have an electronic pilot shut off that disables implement functions	Yes:	No:
---	------	-----

Hydraulic fittings shall be O-ring face seal type	Yes:	No:
---	------	-----

Machine shall be equipped with a heavy-duty hydraulic oil cooler	Yes:	No:
--	------	-----

Hydraulic pump or pumps shall have a combined rating of not less than 44GPM (165 L/m) for continuous operation	Yes:	No:
--	------	-----

9. STEERING:

Full shock resistant power steering	Yes:	No:
-------------------------------------	------	-----

Bucket clearance circle of 38' 7" (11.77 m) maximum	Yes:	No:
---	------	-----



Specify:

Steering articulation angle shall be, no less than 40
degrees in each direction

Yes: No:

Specify:

Tilt steering column shall be provided

Yes: No:

10. BRAKES:

All hydraulic inboard wet disc service brakes,
Self-adjusting and self-equalizing shall be supplied.

Yes: No:

Parking brake supplied, shall be independent of
service brakes, engage automatically when engine
shuts down and neutralize the transmission.

Yes: No:

Parking brake shall be multi-wet disc

Yes: No:

Parking/secondary brake shall be of sufficient design to
hold the weight of the machine on a slope.

Yes: No:

Parking brake shall have indicator light and audible
warning when engaged

Yes: No:



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

All brakes must conform to ISO 3450 specification.

Yes:

No:

TIRES:

Unit shall be equipped with 20.5 R 25

Specify: _____

L3 Michelin radial tires with multi-piece rims

12. FRAME:

Loader frame shall be of a 4-vertical plate design with plates extending from boom pivot pins reaching to the front axle to distribute boom loads on the axle.

Yes:

No:

Machine shall be equipped with an exterior mounted ground level storage compartment

Yes:

No:

Z Bar system

Yes:

No:

11. CAB:

An enclosed weather-proof deluxe steel cab with side openings for easy access to the driver's seat shall be provided

Yes:

No:



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

All windows shall be tinted safety glass	Yes:	No:
Sound suppression with maximum ISO 6396 sound rating of 70 dBa	Yes:	No:
A certified roll over protective structure shall be incorporated into the cab.	Yes:	No:
Seat shall be a deluxe cloth, fully adjustable, air suspension type with lumbar support and adjustable arm rests	Yes:	No:
3" retractable seat belt shall be supplied.	Yes:	No:
24 Volt to 12 Volt – 10 Amp Converter to be supplied	Yes:	No:
Heater - a cab heater, pressurizer ensuring operator's comfort at various outside temperatures.	Yes:	No:
Factory installed Air Conditioning	Yes:	No:
Cab intake air shall be filtered	Yes:	No:



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Cab interior re-circulation air shall be filtered	Yes:	No:
Front and rear intermittent wipers + washers shall be supplied	Yes:	No:
AM/FM Weather band radio shall be supplied	Yes:	No:
Large rear-view mirror mounted internally shall be supplied.	Yes:	No:
Large, Heated Exterior Mirrors shall be supplied	Yes:	No:
Grab bars – unit shall have 3-point contact at all times at the front and rear of the loader and around the roof line.	Yes:	No:
The cab shall have continuous and unobstructed glass from roof line to floor for forward visibility in tight quarters	Yes:	No:
Cab shall have cup holder, personal cooler holder, storage, compartment for operator's manual, and rubber floor mat	Yes:	No:
Cab shall have a solid state sealed switch module for convenient access to light, wiper, beacon, A/C, Autoshift and other electrical functions	Yes:	No:



LOADER BUCKET:

2.75 cubic yard general purpose bucket with a bolt on
replaceable edge shall be supplied & mounted on a
Hydraulic Attachment coupler designed and built by
the loader manufacturer (quick attach system must be a
Pro Series 2000 coupler (ACS) size 30 to be compatible
With our existing attachments

Yes: No:

Bucket shall have built in replaceable heel wear plates
for extended bucket life

Yes: No:

Bucket width shall be adequate to clear the front
tires for stock piling

Yes: No:

Pallet Forks with 60" tines on a 90" carriage compatible
with the attachment coupler shall be supplied

Yes: No:

15. LOADER OPERATING CAPACITY:

Loader SAE operating capacity shall be 8,593 lb
minimum with the equipment specified

Yes: No:
Specify: _____ lbs.



The SAE 40-degree full turn tipping load shall be
a minimum of 17,185 lbs. with specified equipment

Yes: No:
Specify: _____ lbs.

SAE J732C breakout force shall be 16,682 lbs.
minimum with specified bucket.

Yes: No:
Specify: _____ lbs.

Dump clearance, 45-degree, full height shall be
103" minimum with specified bucket.

Yes: No:
Specify: _____ "

Dump reach at full height shall be 43" minimum.

Yes: No:
Specify: _____ "

Machine shall be equipped with automatic ride control
including monitor adjustable speed settings

Yes: No:

LOADER CONTROL:

Machine shall be equipped with a single joystick pilot
controller with forward/neutral/reverse transmission shift
switch, and gear shift buttons

Yes: No:

Third function auxiliary hydraulics will be supplied to
Operate a sweeper, complete with separate control lever,
with detent position & plumbing to the attachment coupler

Yes: No:



An automatic bucket leveler, return to dig and float
position shall be supplied. Yes: No:

Unit shall be equipped with selectable 'return to carry'
and boom height kickout' modes Yes: No:

17. PAINT:

Manufacturer's standard color: Yes: No:

18. BACK UP ALARM:

To operate automatically when machine is
operated in reverse. Yes: No:

19. OPERATING INSTRUCTION:

An operator's manual shall be supplied with each unit. Yes: No:

Provision for storage of operator's manual inside the cab Yes: No:



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Dealer to provide operator familiarization on delivery for Yes: No:
a minimum of four operators.

20. LIGHTS: all lights shall be LED

Two driving lights with guards Yes: No:

Four work lights, two front and two rear Yes: No:

Two rear stop and tail lights, Yes: No:

Two front and two rear turn signal lights, two rear reflectors Yes: No:

Star A200 amber roof mounted strobe to be mounted Yes: No:
for visibility from front and rear while roading

WARRANTY:

State Manufacturer's standard warranty Specify:

A signed, statement of warranty coverage Yes: No:
must be supplied.



22. PRODUCT SUPPORT:

Parts list and repair manual shall be supplied. Yes: No:

The Machine shall arrive with a full tank of Yes: No:
Fuel, PDI completed, fully functional and ready for work.

23. OPTIONAL ITEMS:

One set of four 20.5R25 Michelin SnoPlus winter
radial tires on multi piece rims Specify:

Option Price: \$

An automatic greasing system including installation
May be required. State brand proposed, # of grease
points and size of grease reservoir and attach
product literature

Brand:

Option Price: \$



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

Provide information on optional extended warranty and cost for:

Three year / 3000-hour Powertrain Plus Hydraulic \$_____

Five year / 5000-hour Powertrain Warranty \$_____



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

City of Temiskaming Shores
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive Front End Loader

PW-RFP-002-2021

Contractor's submission of bid to:

The Corporation of the City of Temiskaming Shores

Stipulated Bid Price

We/I, _____
(Registered Company Name/Individuals Name)

Of, _____
(Registered Address and Postal Code)

Business:

Phone Number (____) - _____

Fax Number (____) - _____

We/I hereby offer to enter into an agreement to supply and install, as required in accordance to the proposal for a price of:

	Unit price	Total with HST
Price for unit (less HST)	\$ _____	\$ _____

Days to deliver once awarded: _____



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021
Proposal Evaluation Criteria

Supply and Delivery of an Articulated Four-Wheel Drive

An evaluation team consisting of key municipal staff will conduct the evaluation of proposals.

The City of Temiskaming Shores reserves the right in its evaluation of the proposal to consider all pertinent criteria whether or not such criteria are contained in the Request for Proposals.

CITY PROPOSAL EVALUATION CRITERIA			MAXIMUM TOTAL POINTS
	WEIGHT	POINTS	
Qualifications, Expertise and Performance on Similar Purchases Past ability to complete transactions within timelines and budgets Stability and reputation of firm Qualifications of sales and mechanical support staff Qualifications of senior staff / manager 20%	6 4 5 5	10 10 10 10	60 40 50 50
Proposed Supplier Contact / Manager and Support Team Past experience in directing / involvement with similar purchases Specialized expertise Understanding of proposed goods to be provided 15%	5 5 5	10 10 10	50 50 50
Completeness and Schedule Availability of key staff Demonstrated customer service program Methodology and Schedule for delivery of goods Quality assurance program Demonstrated how the firm will assist the City maintaining and servicing equipment. 25%	5 5 5 5 5	10 10 10 10 10	50 50 50 50 50
Knowledge of City Regarding the Purchase Members of the team must be familiar with the City's existing fleet and maintenance staff and capabilities 10%	10	10	100
Estimated Fees and Disbursements Cost estimates are evaluated for completeness and lowest is scored 10 points, next 8 points, etc. If more than 5 proposals, then only 5 lowest Bids are to receive points, and the remaining higher prices will be given 0.25 points. Prices within a small differential will be scored as equal. 30%	30	10	300



City of Temiskaming Shores

PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive Front End Loader

NON-COLLUSION AFFIDAVIT

I/ We _____ the undersigned am fully informed respecting the preparation and contents of the attached quotation and of all pertinent circumstances respecting such bid.

Such bid is genuine and is not a collusive or sham bid.

Neither the bidder nor any of its officers, partners, owners, agents, representatives, employees or parties of interest, including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with any other Bidder, firm or person to submit a collective or sham bid in connection with the work for which the attached bid has been submitted nor has it in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other bidder, firm or person to fix the price or prices in the attached bid or of any other Bidder, or to fix any overhead, profit or cost element of the bid price or the price of any bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the City of Temiskaming Shores or any person interested in the proposed bid.

The price or prices quoted in the attached bid are fair and proper and not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.

The bid, quotation or proposal of any person, company, corporation or organization that does attempt to influence the outcome of any City purchasing or disposal process will be disqualified, and the person, company, corporation or organization may be subject to exclusion or suspension.

Signed _____

Company Name _____

Title _____



City of Temiskaming Shores
Front End Loader
PW-RFP-002-2021

Supply and Delivery of an Articulated Four-Wheel Drive

**City of Temiskaming Shores
PW-RFP-002-2021**

Supply and Delivery of an Articulated Four-Wheel Drive Front End Loader

Conflict of Interest Declaration

Please check appropriate response:

- ☐ I/we hereby confirm that there is not nor was there any actual or perceived conflict of interest in our quotation submission or performing/providing the Goods/Services required by the Agreement.
- ☐ The following is a list of situations, each of which may be a conflict of interest, or appears as potentially a conflict of interest in our Company's quotation submission or the contractual obligations under the Agreement.

List Situations:

In making this quotation submission, our Company has / has no (*strike out inapplicable portion*) knowledge of or the ability to avail ourselves of confidential information of the City (other than confidential information which may have been disclosed by the City in the normal course of the quotation process) and the confidential information was relevant to the Work/Services, their pricing or quotation evaluation process.

Dated at _____ this _____ day of _____, 2021.

FIRM NAME: _____

BIDDER'S AUTHORIZED OFFICIAL: _____

TITLE: _____

SIGNATURE: _____

Memo

To: Mayor and Council
From: Mathew Bahm, Director of Recreation
Date: February 16, 2021
Subject: Haileybury Fire Hall – Release of Request for Proposal
Attachments: Appendix 01 – Request for Proposal Final Draft

Mayor and Council:

During the 2021 budget deliberations, Council considered and approved the replacement of the Haileybury Fire Hall. A total of \$1,680,000.00 was approved for capital expenditures related to this project.

Attached as Appendix 01, is the final draft of the Request for Proposal document. Staff worked in collaboration to draft this Request for Proposal to meet the needs of the Fire Department and its volunteers.

The Building Maintenance Committee met on February 9, 2021 to review the Request for Proposal and recommended the following;

Recommendation BM-2021-003

Moved by: Mayor Carman Kidd

Be it resolved that:

The Building Maintenance Committee hereby recommends that Council approve the release of RS-RFP-002-2021; Haileybury Fire Station Design Build.

Carried

City Staff are requesting approval from Council to release the Request for Proposal immediately to potential bidders with a closing date of Thursday April 8, 2021.

Following a review of the submissions received through this process, staff will provide a report and recommendation to Council for consideration.

Prepared by:

Reviewed and submitted for
Council's consideration by:

"Original signed by"

"Original signed by"

Matthew Bahm
Director of Recreation

Christopher W. Oslund
City Manager



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City of Temiskaming Shores
Request for Proposal
RS-RFP-002-2021

Haileybury Fire Station – Design Build

City of Temiskaming Shores
P.O. Box 2050
325 Farr Drive
Haileybury, Ontario
P0J 1K0



1.0 Purpose and Intent

This Request for Proposal describes the requirements of The Corporation of the City of Temiskaming Shores to receive proposals from qualified companies for the design-build construction of a new Fire Station to be located in the former Town of Haileybury

2.0 Introduction

Located at the head of Lake Temiskaming, Temiskaming Shores is located in Northeastern Ontario, near the Quebec border. Temiskaming Shores covers 163.32 km² and has a population of approximately 9,900.

The former Towns of Haileybury, New Liskeard and the Township of Dymond amalgamated in January 2004 to become the City of Temiskaming Shores, which is a single tier municipality.

3.0 Definitions

The Corporation of the City of Temiskaming Shores shall hereinafter be referred to as the “City”.

4.0 Submission

Submissions must be in **.pdf format** and submitted electronically to:

tenders@temiskamingshores.ca

Subject line: RS-RFP-002-2021 “Haileybury Fire Station – Design Build”

Addressed to: Logan Belanger, Clerk

The closing date for the submission of proposals will be at **2:00 pm local time on Thursday April 8, 2021.**

- Late proposals will not be accepted;
- Proposals by fax will not be accepted;
- Proposals by mail will not be accepted;
- Partial proposals are not accepted;
- The City reserves the right to accept or reject any or all proposals;
- The lowest priced proposal will not necessarily be accepted;
- The City reserves the right to enter into negotiations with a firm and any changes to the proposal that are acceptable to both parties will be binding.
- The proposals shall be valid for 60 (sixty) days from submission date.

5.0 Questions

Any questions or concerns with respect to the RFP document and contents are to be directed to:

Mathew Bahm
Director of Recreation
City of Temiskaming Shores
325 Farr Drive



Temiskaming Shores, ON P0J 1K0
Phone: (705) 672-3363 ext. 4106
mbahm@temiskamingshores.ca

6.0 Background

The City of Temiskaming Shores Fire Department consists of two full-time staff and a compliment of three volunteer brigades. Volunteers are stationed at one of three stations: Dymond Station, New Liskeard Station and Haileybury Station.

Haileybury Station (also known as Station #1) is located at 468 Georgina Ave within downtown Haileybury. The building was constructed in 1923 and has been in continual use as a fire station since its construction.

Station 1 provides primary fire protection coverage to approximately 91 km² of the southern node of the City of Temiskaming Shores. In addition, this station provides backup emergency response to Station 2 and Station 3. Station 1 also provides heavy rescue services outside the City's borders, responds to mutual aid activations as part of the mutual aid plan, and houses special wildland firefighting equipment.

7.0 Scope of Work

The successful bidder shall provide all engineering, labor, material and all other associated items for the construction of a new fire hall to be located within the limits of the former municipality of Haileybury. This building must meet Post Disaster building requirements as per the most current version of the Ontario Building Code. Located below is a proposed list of specifications for this design build. The successful bidder shall be responsible for the inclusion of all components of this build as per the Ontario Building Code.

General scope of work shall include:

1. Preparation of Construction Documents for development of the site and construction of a building meeting the requirements of the concept building and site layout.
2. Preparation and Submittal of Site Development Drawings to the City of Temiskaming Shores for review and approval. Addressing any and all comments and/or conditions of approval for said Site Development Drawings.
3. Preparation and Submittal of Building Design Drawings to the City of Temiskaming Shores for review and approval
4. Obtaining all necessary Permits prior to start of construction activities on the site.
5. Providing a cost to complete all necessary Tasks, as listed herein, for completion of the Design-Build Process including construction of the approved Site Improvements and approved Building to house Fire services.

The proposed location for this building is 25 Rorke Avenue, Haileybury Ont. P0J 1K0. Lot size for the proposed location is 164 ft x 393 ft = 64,452 ft². Further details on proposed lot location are included on Appendix 2.

A conceptual layout, developed in consultation with volunteer firefighters from Haileybury Fire Station, is included as Appendix 1.



Proposed Specifications	
Space	Notes / Approximate Sizing
Apparatus Bays <ul style="list-style-type: none"> 3 apparatus bays, 80 ft long 14' X 14' Overhead Doors (automatic) x3 Additional rear door (Center) Interior of bays to be waterproof material for washing of trucks inside during winter weather. Floor trough in center of bay floor. Vehicle exhaust system. Natural Gas in-floor heating – OPTIONAL Deluge Shower/Eye Wash Station Wall Height approx. 18 ft Fall arrest anchor points 	Based on current fleet requirements. <ul style="list-style-type: none"> 1 Pumper/Tanker 1 Pumper 1 Heavy Rescue 1 Forestry Unit.
Firefighter Lockers (25) Firefighter Gear/PPE Storage Lockers W – 24", D – 30", H – 8' including bench.	Lockers required to be included within pricing submitted
SCBA Room SCBA Compressor/Air Fill/Bottle Storage/Air Compressor Room	Large enough to accommodate a Jordair refill station & compressor (Approximately 3'x6'). Include stainless counter / work space. Required to have one outside wall 10 ft. x 15 ft. = 150ft ²
Maintenance/Work Room Work Bench Storage Room & Laundry Facilities	10 ft. x 12 ft. = 120ft ²
Firefighter Washrooms 1 - (1 toilet, 1 urinal, 1 shower, 1 lavatory) 1 - (1 toilet, 1 shower, 1 lavatory)	10 ft. x 10 ft. = 100ft ² 10 ft. x 10 ft. = 100ft ²
Upper Utility Room For general mechanical equipment	10 ft. x 15 ft. = 150ft ²
Upper Storage Room	10 ft. x 10 ft. = 100ft ²
District Chief Office	10 ft. x 14 ft. = 140ft ²
Debriefing Room / Training Office	10 ft. x 18 ft. = 180ft ²
Radio/Communication Room/IT Room	10 ft. x 14 ft. = 140ft ²
Meeting/Training Room	25 ft. x 35 ft. = 875 ft ²
Mechanical/Furnace Room Electrical and plumbing plans/layouts.	10 ft. x 10 ft. = 100ft ² Space as required to provide adequate room for electrical panels and heating source



Kitchenette / Lounge Cabinets, sink	10 ft. x 18 ft. = 180ft ²
Unisex Accessible Washroom	10 ft. x 10 ft. = 100ft ²
Other Items	
Electrical Supply Electrical lines throughout apparatus bay to fleet.	
Back-up Generator Automatic power back-up generator.	Natural Gas Generator – located outside to power whole facility.
Asphalt Apron – OPTIONAL 40' long apron front of apparatus bays. (min) 6' long apron rear of apparatus bays.	Incorporate with appropriate exits.
Driveway/Parking Driveway and parking lot around the building. Area for volunteer firefighter vehicles, area for customer parking.	Combination of paving and aggregates.
Water Supply Interior hydrant for filling pumper and tanker. Exterior fill point for filling Fire and Public Works vehicles.	Water and Sewer to be hooked up to City services. Main feed will be 6"
Lighting LED lighting throughout facility	Occupancy sensors required where applicable
Fire Pole	Incorporate existing fire pole into design for decorative purposes.
Roof/Cladding Steel roof and siding Mid-span brick cladding on front wall – OPTIONAL	
Service Connections Hydro Natural Gas Water and Sewer Telephone/IT Radio Communications	Water and sewer lines will be provided to property line by city at south-east corner of property. Exact location to be determined with winning bidder. City of Temiskaming Shores sewer line locations and grading requires a force main connection from property.
Storm Water Management Plan	Required



All furnishings and equipment within the building will be provided by the City of Temiskaming Shores (unless otherwise noted) including all furniture, desks, chairs, a/v equipment, appliances, firefighting equipment, radio and communications equipment, computers etc.

8.0 Proposal Evaluation Criteria

An evaluation team consisting of key municipal staff will conduct the evaluation of proposals.

The City of Temiskaming Shores reserves the right, in its evaluation of the proposal, to consider all pertinent criteria whether or not such criteria are contained in the Request for Proposals.

CITY PROPOSAL EVALUATION CRITERIA			MAXIMUM TOTAL POINTS
	WEIGHT	POINTS	
Qualifications, Expertise and Performance on Similar Projects Past ability to complete projects within timelines and budgets Stability and reputation of firm Qualifications of senior staff / management 20%	10 5 5	10 10 10	100 50 50
Proposed Supplier Contact / Manager and Support Team Past experience in directing / involvement with similar design-builds Specialized expertise 15%	10 5	10 10	100 50
Understanding of Project Detail of understanding of the project scope and desired deliverables. Provision of a detailed plan of proposed approach, including major tasks and sub-tasks. Include a proposed quality assurance plan your firm will conduct to ensure the performance of contract deliverables 25%	15 10	10 10	150 100
Estimated Fees and Disbursements Cost estimates are evaluated for completeness and lowest is scored 10 points, next 8 points, etc. If more than 5 proposals, then only 5 lowest Bids are to receive points, and the remaining higher prices will be given 0.25 points. Prices within a small differential will be scored as equal. 40%	40	10	400

9.0 RFP Schedule

The RFP process will be governed according to the following schedule. Although every attempt will be made to meet all dates, the City reserves the right to modify any or all dates at its sole discretion:

- Release of RFP: February 17, 2021
- RFP Proposal Submission deadline: April 8, 2021
- Final Selection and Notification (Estimated): April 21, 2021



10.0 Project Authority

The Project Authority for issuance of the Request for Proposal is the Director of Recreation for the City of Temiskaming Shores, reporting to the City Manager.

The awarding of the contract may be subject to the approval of City Council.

All inquiries shall be directed in writing via email to the person identified in Part 5.0 - Questions.

12.0 Project Schedule and Fees

Project timelines are important to the City. Accordingly, a detailed project schedule with key milestones should be included in the proposal.

13.0 Commitment to Negotiate

The successful respondent shall execute any documentation, drafted in accordance with the terms of the successful respondent's proposal and any subsequent negotiations, within thirty (30) days of the date of notification of the successful respondent's selection.

Respondents not initially selected as the successful respondent hereby commit themselves, subject to notification by the City to execute documentation as aforesaid up to sixty (60) days following the date of submission of their proposals.

14.0 Preparation of Proposals

All costs and expenses incurred by the respondent relating to its proposal will be borne by the respondent. The City is not liable to pay for such costs and expenses, or to reimburse or to compensate the respondent in any manner whatsoever for such costs and expenses under any circumstances, including the rejection of any or all proposals or the cancellation of this RFP.

All five (5) pages of Form of Quotation are required to be submitted and signed as necessary. In addition, please provide the proposed layout in detail with professional drawings (not stamped at this time) and any other information as necessary.

15.0 Nature of Request for Proposal

This RFP does not constitute an offer of any nature or kind whatsoever by the City to the respondent.

16.0 Amendments

The City may modify, amend or revise any provision of this RFP or issue any addenda at any time. Any modification, amendment, revision or addenda will be in writing and will be provided to all respondents.

Proponents finding discrepancies or omissions in the draft Contract or RFP, or having doubts as to the meaning or intent of any provision, should immediately notify the City. If the City determines that an amendment is required to this RFP, the City will issue an addendum. No oral conversation will affect or modify the terms of this RFP or may be relied upon by any Proponent.

The City reserves the right to vary the scope of work prior to the award of the contract.



17.0 Revisions to Request for Proposal

If it becomes necessary to revise any part of this RFP or, if the respondents require additional data to interpret any of its provisions, the revisions or additional data will be provided to all respondents participating in the RFP process at that stage.

If revisions or additional data are necessary after the closing date for proposals, revisions or additional data will be provided only to those respondents who have submitted responses and met the basic requirements. Such respondents will then have the opportunity to modify their proposal.

18.0 Right to Accept or Reject Submissions

The City does not bind itself to accept any proposal and may proceed as it, in its sole discretion, determines, following receipt of the proposals. The City reserves the right to accept any proposal in whole or in part or to discuss with any respondent different or additional terms to those envisaged in this RFP or in such respondent's proposal.

The City reserves the right to:

- i. Accept or reject any or all of the proposals;
- ii. If only one proposal is received, elect to reject it; or
- iii. Reject as informal any proposal that is received late or is incomplete or otherwise fails to comply with the requirements of the RFP;
- iv. Elect not to proceed with the projects as it so determines in its sole and absolute discretion;
- v. To waive irregularities and formalities at its sole and absolute discretion.

19.0 Clarifications of Proposal

- vi. The City reserves the right to request the clarification of the contents of any proposal.
- vii. The City may choose to meet with some or all of the respondents to discuss aspects of their respective proposals.
- viii. The City may require respondents to submit supplementary documentation clarifying any matters contained in their proposals and seek the respective respondent's acknowledgment of that interpretation. The supplementary documentation accepted by the City and written interpretations which have been acknowledged by the affected respondent shall be considered to form part of the proposals of that respondent. After the time and date set for receipt of proposals, only the supplementary documentation specifically requested by the City for the purpose of clarification shall be considered as part of a proposal.
- ix. The City is not obliged to seek clarification of any aspect of a proposal.

20.0 Finalizing Terms

This RFP will not constitute a binding agreement, but will only form the basis for the finalization of the terms upon which the City and the successful respondent will enter into the contract documentation, and does not mean that the successful respondent's proposal is necessarily totally acceptable in the form submitted. After the selection of the successful respondent's proposal, the City has the right to negotiate with the successful respondent and, as part of that process, to negotiate changes, amendments or modifications to the



successful respondent's proposal without offering the other respondents, the right to amend their proposals.

21.0 Evaluation is Final and binding

By responding to this Request for Proposal the respondents agree that the decision of the Evaluation Team is final and binding.

22.0 Publication of Names of Respondents

- i. The City may, at any time, make public the names of all respondents.
- ii. Additional information may be released in accordance with *the Freedom of Information and Protection of Privacy Act, R.S.O. 1990, c.F.31*, as amended.
- iii. Any proprietary or confidential information contained in the proposal should be clearly identified.

23.0 Conflict Resolution

This Agreement is based upon mutual obligation of good faith and fair dealing between the parties in its performance and enforcement. Accordingly, both parties, with a commitment to honesty and integrity, agree to the following:

- i. That each will function within the laws and statutes that apply to its duties and responsibilities; that each will assist in the other's performance; that each will avoid hindering the other's performance; that each will work diligently to fulfil its obligations; and that each will cooperate in the common endeavour of the contract;
- ii. Both parties to this Agreement shall attempt to resolve all claims, disputes and other matters in question arising out of or relating to this Agreement or breach thereof first through negotiations between the Engineer or representative and the City or representative by means of discussions built around mutual understanding and respect;
- iii. Failing resolution by negotiations, all claims, disputes and other matters in question shall attempt to be resolved through mediation, under the guidance of a qualified mediator;
- iv. Failing resolution by mediation, all claims, disputes and other matters in question shall be referred to arbitration;
- v. No person shall be appointed to act as mediator or arbitrator who is in any way interested, financially or otherwise, in the conduct of the work on the Project or in the business or other affairs of either the City or the Engineer;
- vi. The award of the arbitrator shall be final and binding upon the parties;
- vii. The provisions of the Arbitration Act, 1991 S.O. 1991, Chapter 17 shall apply.

24.0 Sub-Contractors

A list of Sub-Contractors that the Contractor proposes to employ in completing the required work outlined in this Proposal must be included in the documents submitted.



The Contractor shall not show “Own Forces” in their list of proposed Subcontractors, except where the Bidder’s intent is to employ the Bidder’s own qualified on-staff personnel to perform such work.

The Contractor shall not indicate “TBD” (To Be Determined) or “TBA” (To Be Announced) or similar wording and shall not indicate multiple choices of Subcontractor names

One Subcontractor name shall be indicated for each Subcontractor category.

No names, either of Subcontractors or “Own Forces” may be changed after submission of the list of proposed Subcontractors unless prior written approval is received from the City

Should the Bidder indicate “N/A” (not applicable), “None”, “Own Forces” or imply by either non completion or omission of this form, that no Sub-Contractor will be used in the execution of this agreement, it is then understood that the City will make no allowance for, nor shall any Sub-Contractors shall be allowed to perform any part of this agreement.

25.0 Insurance

The Contractor shall provide proof of general liability insurance having limits of not less than \$5,000,000 inclusive per occurrence for bodily injury, death and damage to property and including the City as an additional insured and containing a cross liability clause.



Form of Quotation

City of Temiskaming Shores RS-RFP-002-2021

Haileybury Fire Station – Design Build

Each Submission should contain the legal name under which the Proponent carries on business, telephone number and email address, as well the name or names of appropriate contact personnel which the City may consult regarding the Quotation.

We, the undersigned, understand and accept those specifications, conditions, and details as described herein, and, for these rates/prices offer to furnish all documentation, materials and labour as are required to satisfy this Request for Proposal.

Description	Amount
Lump sum price for completion of required work as outlined in RFP (Exclusive of HST)	\$.00

Optional Pricing Items (Exclusive of HST)	
Natural Gas, in-floor heating	\$.00
Asphalt Apron	\$.00
Mid-Span Brick Cladding on Front Wall	\$.00

We/I, _____
(Registered Company Name/Individuals Name)

Of, _____
(Registered Address and Postal Code)

Business:

Phone Number (_____) - _____

Email Address _____



Bidder’s Authorized Official: _____

Title: _____

Signature: _____

Date: _____

DRAFT



**City of Temiskaming Shores
RS-RFP-002-2021**

Haileybury Fire Station – Design Build

List of Proposed Sub-Contractors

Name	Address	Component

I / We verify that the information provided above is accurate and that the individuals are qualified, experienced operators capable of completing the work outlined in this Quotation document.

Signed by Company Official

Printed

Signed



**City of Temiskaming Shores
RS-RFP-002-2021**

Haileybury Fire Station – Design Build

NON-COLLUSION AFFIDAVIT

I/ We _____ the undersigned am fully informed respecting the preparation and contents of the attached quotation and of all pertinent circumstances respecting such bid.

Such bid is genuine and is not a collusive or sham bid.

Neither the bidder nor any of its officers, partners, owners, agents, representatives, employees or parties of interest, including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with any other Bidder, firm or person to submit a collective or sham bid in connection with the work for which the attached bid has been submitted nor has it in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other bidder, firm or person to fix the price or prices in the attached bid or of any other Bidder, or to fix any overhead, profit or cost element of the bid price or the price of any bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the City of Temiskaming Shores or any person interested in the proposed bid.

The price or prices quoted in the attached bid are fair and proper and not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.

The bid, quotation or proposal of any person, company, corporation or organization that does attempt to influence the outcome of any City purchasing or disposal process will be disqualified, and the person, company, corporation or organization may be subject to exclusion or suspension.

Signed _____

Company Name _____

Title _____



**City of Temiskaming Shores
RS-RFP-002-2021**

Haileybury Fire Station – Design Build

Conflict of Interest Declaration

Please check appropriate response:

- ☐ I/we hereby confirm that there is not nor was there any actual, or perceived conflict of interest in our quotation submission or performing/providing the Goods/Services required by the Agreement.
- ☐ The following is a list of situations, each of which may be a conflict of interest, or appears as potentially a conflict of interest in our Company's quotation submission or the contractual obligations under the Agreement.

List Situations:

In making this quotation submission, our Company has / has no (*strike out inapplicable portion*) knowledge of or the ability to avail ourselves of confidential information of the City (other than confidential information which may have been disclosed by the City in the normal course of the quotation process) and the confidential information was relevant to the Work/Services, their pricing or quotation evaluation process.

Dated at _____ this _____ day of _____, 2021.

FIRM NAME: _____

BIDDER'S AUTHORIZED OFFICIAL: _____

TITLE: _____

SIGNATURE: _____



Appendix 1

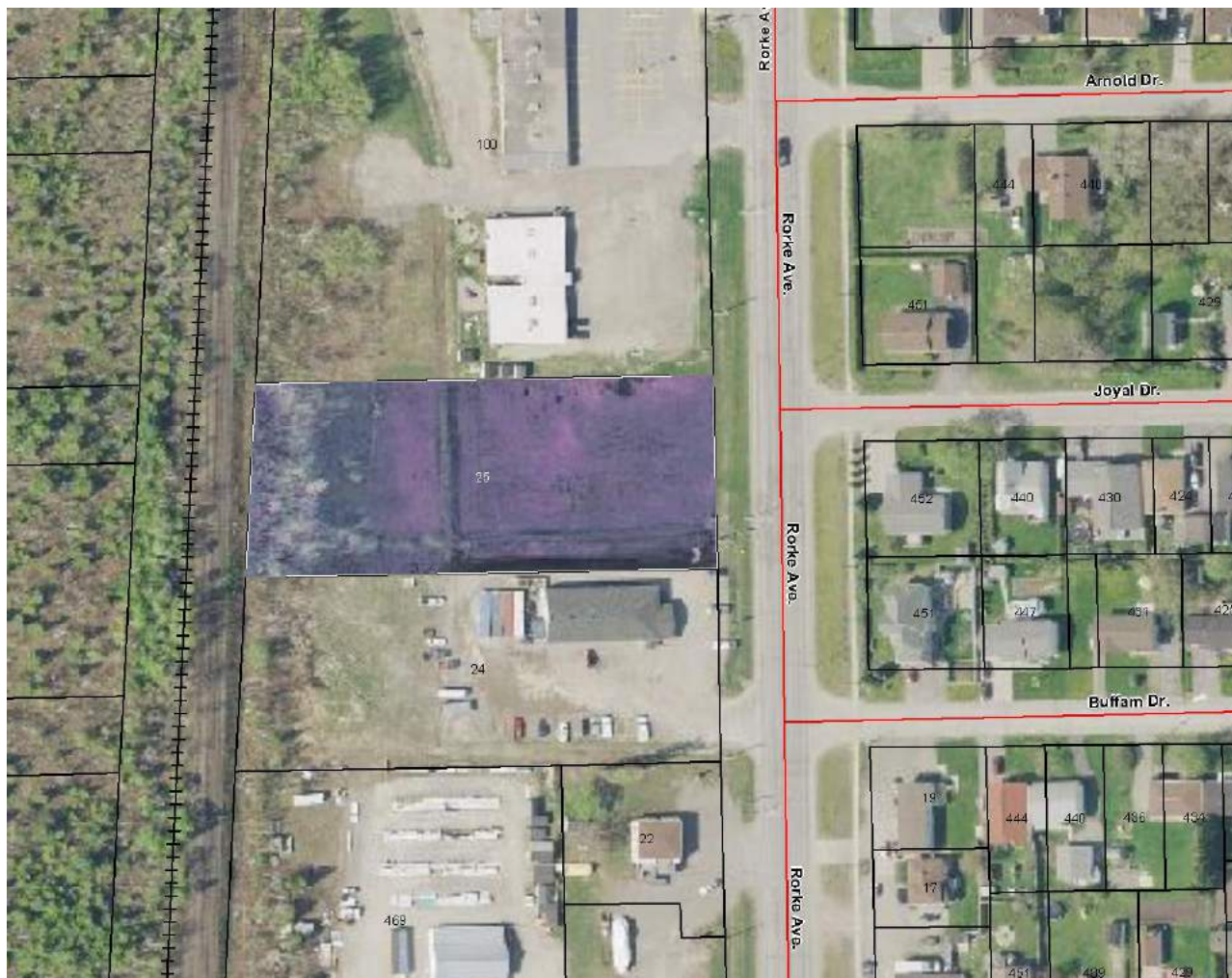
Conceptual layout for the Haileybury Fire Station.





Appendix 2

Proposed site for the Haileybury Fire Station.





Appendix 3

Site Geo Technical Report



GEOTECHNICAL INVESTIGATION REPORT

Proposed Haileybury Firehall Building

26 Rorke Drive

Temiskaming Shores, Ontario

Prepared for:

Mr. Mitch Lafreniere
City of Timiskaming Shores
Timiskaming Shores, Ontario

Prepared by:

Shaba Testing Services Ltd.
Kirkland Lake, Ontario

November 2019

Our Project Number:

STS 2019-0179

©

EXECUTIVE SUMMARY

Under the authorization of the City of Temiskaming Shores, Shaba Testing Services Ltd conducted a geotechnical investigation at 26 Rorke Avenue in Haileybury, Ontario. The vacant lot is situated along Hwy 11 B South, between the Haileybury strip mall building and NAPA Auto Parts commercial building. The purpose of the investigation was to assess geotechnical parameters in the areas where the proposed Haileybury Firehall will be located. The building size and foundation types are unknown at the time of this investigation. However, the building will be assumed to be a single story, and by the Code provisions, it will be a post-design design.

The geotechnical investigation took place on November 6, 2019. Three test pits without monitoring wells were advanced to a depth of 3.05 m (10 ft) at the site. This depth is usually adequate for a single storey building such as this one. Static penetrometer and Field Vane Shear tests were undertaken. Soil samples were collected and submitted for laboratory analyses of some or all the following parameters: moisture content, grain-size analysis, hydrometer tests, Atterberg Limits, unconfined compressive shear test, density and chemical analyses.

The stratigraphic profile encountered with increasing depth in the test pits generally consisted of: top soil/organic soil, varve (layered) silty clay and firm silty clay. Bedrock was not encountered at 3.05 m (10 ft) depth in any of the test pits. The firm grey silty clay surface was encountered at depths ranging from 0.20 m to 3 m in all of the test pit locations. Slightly wet conditions were encountered in test pit # 1 and water seepage at a depth of 3.0 m.

Geotechnical design parameters and construction information for foundations and related features are provided herein.

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Appendix A – Site Drawings

Appendix B – Test Pit Log and Explanation Form

Appendix C – Lab Test Summary

Appendix D – Chemical Lab Analysis



SHABA TESTING SERVICES LTD.

Consulting Engineers, Engineering Services, Materials Testing, Quality Control and Inspections

1.0 INTRODUCTION

Under the authorization of the City of Temiskaming Shores (the Client), Shaba Testing Services Ltd conducted a geotechnical investigation at a vacant lot on 26 Rorke Avenue in Haileybury, Ontario. The site is intended to be the location of the proposed Firehall building. The size and type of foundation for this building are unknown at the time of this report. The purpose of the investigation was to assess geotechnical parameters and, based on the data obtained, to provide a test pit location plan, stratigraphic profiles, records of test pits, laboratory test results, and a written description of the subsurface conditions in the area where the proposed Firehall building will be located.

The site location and regional topographic features are shown on attached Drawing No. 1. A site plan showing the borehole locations is presented as Drawing No. 2 in appendix A of this report.

1.1 Description of Subject Property

The vacant lot is located on 26 Rorke Avenue, sandwiched between the Haileybury Mall and NAPA Auto Parts Building. There is a swale at the rear of the lot, before the brush line. The lot is also abounded by Hwy 11 B to the east and the ONR track to the west. The terrain has a gentle slope of 1.52 % towards Hwy 11 B and was replete with grass vegetation cover. See photos #1 and #2 below.



Photo #1- The site from Google Earth. Train Track Hwy 11 B



Photo #2- The site -Looking west - the vacant lot along Hwy 11 B- Haileybury, Ontario.

1.2 Proposed Development

We understand that the development is a proposed Firehall building.

2.0 METHODOLOGY

2.1 General

The investigation was conducted in general compliance with the Canadian Foundation Design Manual and as per the Request for Quotation (RFQ) terms of reference as provided by the Client. Investigation was also carried out as per the drawing showing proposed bore locations as provided by the client. Investigation procedures followed generally accepted geotechnical engineering practices.

2.2 Field Activities

Prior to proceeding with the subsurface investigation, utility locates were called for and completed to ensure that all services to other nearby buildings were uninterrupted. A review of the submitted site drawings of the building footprint was carried to locate the best fit for the test

pit layout. This is presented in our drawing #1. Also, a topographical survey of the site including the approximate locations of the test pits and the slope of the terrain.

The field test took place on November 6, 2019. During the investigation, three (3) test pits, without monitoring wells, were advanced to depths of 3.05 m (10 ft). The excavation was carried out by Pedersen Construction with our crew on site to log the soil parameters. See photos #3 and #4.



Photo #3- Site with excavation in progress

The three test pits, 2.4 m x 6.3 m (8 ft. x 20 ft.) were excavated to a depth of 3.05 m (10 ft.) (the maximum that the excavator arm could go) to expose the soil strata. See photo #3. Soil strata were inspected, samples were collected and transported to our laboratory for further analysis. The test pit was subsequently backfilled at completion of the test.

Consistent with the requirements of Ontario Regulation 903 under the Water Resources Act, all test pits were backfilled prior to departing the site.



Photo #4- Test pit locations. TP 1, TP 2, TP 3

2.3 Laboratory Analyses

All soil samples were analyzed for moisture content. Atterberg Limits analysis was conducted on one soil sample to obtain soil plasticity data, and the tube sample was analyzed for unconfined compressive strength and density. Selected soil samples were sent to Chemical Laboratory for analyses.

Summary of the Test Methods and Procedures are shown in Table 2.1 below.

Table 2.1 - Test Methods and Procedures

Test	ASTM Standard	Number of samples/borehole
Natural Moisture Content	ASTM D-2216	3
Grain Size Analysis	ASTM D-422	0
Hydrometer Analysis	ASTM D-422	2
Atterberg' Limits	ASTM D-4318	3
Direct Shear Strength	ASTM D -2166	7
Consolidation Test	ASTM D-2435/D-2435M-11	0
Laboratory Vane Shear Test	ASTM D-2166	0

The minimum number of laboratory tests was set at 25 percent of the samples collected. Low complexity soil tests were completed at our laboratory.



Photo # 5 - Test pit #1- silty clay

3.0 FINDINGS

3.1 Geology

Based on the information provided by the Kirkland Lake's office of the Ministry of Northern Development, Mines and Forestry (MNDF) Ontario Geological Surveys (OGS) Map # 2050 9 Cobalt Silver Area-Timiskaming District, we can confirm the geological formation of the outcrop prominent on this site and the surficial geology as well. The rock formation was from pre-Cambrian sedimentary-Archean Post-Algoma and Archean-Keewatin. Also, from the regional geologic mapping, the Timiskaming area is regarded as the clay belt. Clay of different consistency based on moisture content is common in this area. Varve and blue clay or silty clay are also prominent in this area. Also prominent in some part of New Liskeard, are limestone's deposit. This is found mostly in the Rockley hill area of the town. At this site, 26 Rorke Avenue, Haileybury, Ontario, the soil deposit here will be predominantly wet to stiff clay or silty clay. Bedrock was never encountered at a depth of 3.05 m (10. ft) in any of the test pits.

3.2 Stratigraphy, Groundwater Conditions and Laboratory Test Results

Detailed stratigraphic description, field test results, soil moisture contents, and Atterberg Limits are presented in the borehole logs in Appendix B. The chemical laboratory certificate is in Appendix D

The stratigraphic profile encountered with increasing depth in the boreholes generally consisted of:

A layer of top-soil, compact no-homogeneous fill with boulders and stiff, grayish silty clay. No groundwater was encountered in any of the test pit and boreholes at the completion of drilling and excavation. The lake elevation was measured at 179.09 m. The difference in elevation between the existing grade at this site and the shore-line water saturated sand surface is 3.40 m.



Photo #6 - Varved clay from the site at 2 ft depth

3.2.1 Subsoil Conditions

The organic topsoil/sod was encountered in all the test pits. The range of depth was from 0.30 m to 3.0 m thick. The topsoil thickness may vary between test pit locations, and the limited data is not suitable for estimating topsoil quantities.

The subsurface stratigraphy below the topsoil/sod generally comprised of brown silty clay. The relative density in the range of 1199 Kg/m^3 to 1256 Kg/m^3 . The moisture content is in the range of 39.4 to 43.6 percent. Laboratory vane shear test average result is 221.2 Kpa. The consistency is in the range firm to stiff. The sample of the silty clay submitted for plasticity testing indicated it was sensitive, i.e., readily weakness when disturbed, which may be the reason why the vane and pocket penetrometer test results indicated the soil was stronger.



Photo #7- The Soil Strata below the topsoil – The Fill with light brown coloration.

The test results of the silty clay are summarized below:

Gravel (greater than 4.75 mm size)	0 %
Sand (0.075 mm to 4.75 mm size)	15 % - 20 %
Silt (0.002 mm to 0.075 mm size)	71 % - 76 %
Clay (less than 0.002 mm size)	8 % - 9 %

Undrained shear strength was determined by the Unconfined Direct Shear Tests, which ranged from 31 to 94 kPa for the lab test, indicating the consistency of the silty clay deposit is firm to

stiff at an average depth of 3 m (10 ft.) from the surface. The sensitivity of the silty clay was in the range of 4-7, indicating sensitive clay according to CFEM.

A summary of Atterberg's limits tests for three samples, from the site, at a 3.0 m (10 ft.) depth from the silty clay deposit yield the following index values:

Sample #1 at Test Pit #1 at 3.05 m (10 ft.) depth

Liquid limit (WL)	38.0 %
Plastic Limit (WP)	8.3 %
Plasticity Index (IP)	29.7 %
Moisture Content	43.6 %

From the USCS Classification Chart, the samples may be classified as CL (Lean Silty Clay with Low Plasticity).

The sensitivity of the silty clay is in the range of 9—extra sensitive clay according to Canadian Foundation Engineering (CFEM) Manual 4th Edition - Section 3.1.3.4 pg 18

Wet conditions, and seepage were encountered at testpit #1 at a depth of 3.0 m.

3.3 Chemical Laboratory Analytical Testing

Test-pit samples #1, 2 and 3 were sent to an independent laboratory for analytical testing comprising pH, sulphate, resistivity and chloride determination and are presented in Appendix D of this report. Samples were taken at a depth of 3.0 m. A summary is indicated below in Table 3.3.

The concentration of water-soluble sulphate within the selected soil samples tested do not exceed the limit of 0.1 %, above which CSA A.23 recommends the use of sulphate resistant cement. Hence, the use of sulphate resistant concrete is not required. The resistivity, pH and chloride content indicated should be thoroughly review by experts in those disciplines.

Table 3.3 - Analytical Results for Borehole and test pit samples

Test Pit #	pH	Sulfide	Electrical Conductivity (2:1)	Chloride Content μ g/g	Sulfate μ g/g	Resistivity (2:1)
TP# 01	*	*	*	*	*	*
TP# 02	*	*	*	*	*	*
TP# 03	*	*	*	*	*	*

* At time of Report – Lab tests not yet completed

4.0 DISCUSSION

In general, the subsurface conditions encountered at all test pits consisted of: The topsoil and silty clay deposit of varying moisture content. Soil strata were the same in all the three test-pits. Of all the soil types encountered, only the silt clay will provide a reasonable bearing capacity for the foundation.

5.0 DESIGN AND CONSTRUCTION RECOMMENDATIONS

5.1 General Design Parameters

Soil conditions and recommended parameters for general design are summarized in the following table:

Summarized Soil Conditions				Design Parameters		
Description	Depth (m)	Minimum SPT N-Value	TP'S	Cohesion C_u (Kpa)	Friction Angle, (Degrees)	Density (Kg/m ³)
Granular Fill	< 0.3	8-11	1 and 2	0	28	1900
Compact Fill	> 1.0	8-11	1 and 2	0	31	1950
Silty Clay	>3.0	11 -29	1 and 2	15	0	1750

* The big boulders lodged in the compacted granular fill prevented from reaching the clay for SPT in TP #3. The bit broke off while attempting to reach clay in TP #3. Vane shear test was conducted on the silty clay instead

5.2 Foundations

Soil conditions above the silty clays deposit at 0.20 m depth were organics / topsoil, etc. and are not suitable for the support of foundations or subbase. Since the grade must be significantly raised on this lot, the following construction methodology is recommended for slab on grade construction.

Sub-Base Preparation for slab on grade foundation (if any).

- a. Excavate to the depth of 0.60 (2 ft) m from the surface or until the greyish silty, varved deposit is encountered.
- b. The exposed surface must be homogeneous and inspected by this office.
- c. Proof rolled the surface before placing one layer of geotextile separator (nonwoven, FOS 50 to 100 μ m on top of it to prevent migration of fines.
- d. Backfill with engineering fill, granular B, sub- base at a lift of not more than 0.60 m till the desired grade. The granular B material must conform to OPSS SP110F13.
- e. The granular B material must be compacted to 95 % Standard Proctor Dry Density (SPDD) at a moisture content that can not deviate by 2% from the optimum moisture content (OMC).
- f. The top of the granular B must be capped by 150 mm of granular A compacted to 100 % SPDD.

Conventional spread footings bearing on the native soils may be employed to support the foundation loads at this site. The foundation should be at an elevation of 2.0 m or more from the grade to avoid frost penetration. Based on the test pit data, the ULS and SLS values (Limit States Design) for the various foundation sizes, constructed near the 2.0 m, with soil improvement above the silty clay, are shown in Table 5.1 below.

Table 5.1: Limit States Analysis

Footing	Dimensions (mm)	ULS (Kpa)	SLS (kPa) assumes 25 mm settlement	Founding Depth (m)
Strip footing	500 wide	225	100	2.0
Strip Footing	800 wide	225	80	2.0
Slab on Grade	As required by design loads.	100	75	Above grade

The resistance at the SLS will usually allow for 25 mm of compression of the founding medium. And differential settlement will be expected to be less than 75 % of the SLS value above the ground water table (GWT). This are based on criteria in the Canadian Foundation Engineering Manual (4th Edition). In any event, fluctuation of water table will affect the final settlement.

Or in Working Stress Design (WSD) an allowable bearing capacity of 100 kPa will be recommended for the foundation design. The foundation must bear on top of the in-situ /native silty clay or compacted engineering fill or 300 mm of 19 mm clear stones if water table is encountered. The design bearing capacity will be reduced to 100 ULS and 75 kPa SLS. The Working stress design will be about 50 Kpa.

The recommended Modulus of subgrade reaction will be in the range of 10- 30 Mpa/m, (CFEM Table 7.1). However, k_s , 20 Mpa/m is a reasonable assumption.

Alternatively, k_s can be derived from $E_s / B (1 - v^2)$; E_s = static stress-strain modulus, (50 Mpa will be assumed), poison ratio, $v = 0.3$, B is the width of the footing.

We can provide a full subgrade design if water table is encountered within the founding elevation. This may include, depending on the consistency of the encountered founding grade, the use of geogrid- usually TBX 1500, geotextile as indicated and 19 mm clear stones entirely wrapped in geotextile or mud slab (lean concrete). But in many cases, 300 mm of 19 mm should be adequate.

5.3 Grade Supported Slabs

Alternatively, grade supported slabs can be used to support the foundation. However, the slab on grade should bear on adequately compacted granular surface as listed above. A 200 to 300 mm layer of 19 mm clear stone should be placed between the prepared subgrade and the floor slab to serve as a moisture barrier. This will also minimized any capillary action from the subgrade.

5.4 Bedrock

Bedrock was not encountered during this site investigation.

5.5 Lateral Earth Pressures

Any foundation and walls must be designed to resist lateral earth pressure. For initial design, the lateral earth pressures P in Kpa at any depth h of a permanent retaining wall is given by the following expression:

$$P = k (Y h + q) + y_w h$$

$$P = \text{lateral earth pressure in Kpa}$$

$$K = \text{coefficient of earth pressure (active or passive) Rankine or Coulomb}$$

γ = Gamma

= the unit weight of backfill (kN/m^3) = 20.9 kN/m^3 value may be assumed.

Or net gamma, γ_{net} , where water table is encountered= $\gamma_{\text{net}} = \gamma - \gamma_w$

γ_w = unit weight of water (9.81 kN/m^3)

h = depth to point of interest, m

q = surcharge load in Kpa acting adjacent to the wall at the ground surface.

Table 5.0 below is the list of various estimated earth pressure.

Soil Type	Angle Of internal Friction, Degrees, θ	Soil Unit Weight kN/m^3	Earth Pressure Coefficient, k		
			Active k_a	Passive k_p	At rest k_o
Granular A	37	22	0.25	4.0	0.38
Granular B Type I	34	21	0.28	3.7	0.42
Granular B Type II	37	21	0.24	4.2	0.38

5.6 Frost Protection

In Temiskaming Shores area, the freezing index is approximately **1,802 C degree-days**. There is the possibility that up to 2.5 m of frost penetration can occur over the cold winter months in open areas, and 2.0 m for heated structures.

All proposed municipal services, subject to frost penetration and founded on approved soil subgrade, must be supplied with earth cover for frost protection to the anticipated depths of frost penetration noted above.

If sufficient cover (horizontal and vertical) cannot be provided for frost protection, equivalent Expanded Extruded Polystyrene or synthetic insulation (Styrofoam HI-40 or equivalent) may be used in conjunction with available soils cover to provide frost protection. Usually two layer of 50 mm thick SM insulation will suffice. The minimum compressive strength of the insulation should be 275 Kpa and an R-Value of 5 for every 25 mm of thickness. Any exposed insulation should be protected against sunlight and physical damage. For every 25 mm of rigid insulation, its equivalent is 450 mm of soil cover. Note that the insulation for unheated structures should extend below the entire structure.

5.7 Adequate Drainage

It is recommended that adequate subdrain system should be installed throughout the perimeter of the foundation if required. However, drains are not required for the proposed building with no basement. Foundation drains should be a minimum of 100 mm diameter perforated pipe surrounded by a geotextile and embedded in filter sand or 19 mm clear crushed stone. Additionally, the grade adjacent to the buildings/structures must be adequately sloped away, to promote surface drainage away from the building/structures.

5.8 Seismic Design

The lean silty clay soil encountered at this site would be considered as cohesive soils. The average Standard Penetration Resistance of the overburden fill would be between 21 and 73. With respect to seismic design and the 2012 Ontario Building Code (O. Reg. 350/06 under the Building Code Act), Table 4.1.8.4.A, which considers average properties in the upper 30 m, it is recommended that the Site Class 'D' (stiff soil) be considered for design.

6.0 GENERAL CONSTRUCTION INFORMATION

6.1 Excavation Slopes

It is anticipated that excavation for the proposed foundations, underground services, etc. will extend through the fill and into the native silty clay, and clayey silt. The excavation within the overburden may be undertaken with a mechanical shovel.

Excavations may be undertaken as "open-cut", if it complies with the requirement of the current Occupational Health and Safety Act (OSHA). Typically, the fill, compact silt and firm to stiff clayey silt are considered Type 3 soil. The very stiff to hard clayey silt/silt is considered to be Type 2 to Type 1. The weakest material in an excavation site will prevail. Based on the encountered conditions at this site, the lean silty-clay/clayey silt would be Type 3 soil under the *Ontario Occupational Health and Safety Act and Regulations for Construction Projects* (O. Reg. 213/91). Beneath the lean silty clay or approaching the water table, or 3 m depth, the soils would generally be Type 4, i.e. soft or loose, and wet.

6.2 Groundwater, Groundwater Seepage

Groundwater was not observed in any test pits.

Groundwater levels may fluctuate subject to seasonal variations, precipitation, runoff, and for this site, in response to changes in the level of the water level of the lake.

6.3 Hydraulic Conductivity

The estimated hydraulic conductivity, "k", of the clay soils at this site may be estimated as follows in the table #6 below.

Table 6

Material Type	Estimated Hydraulic Conductivity in cm/s
Silty Sand	10^{-4} to 10^{-6}
Silty Clay/Clayed Silt	$< 10^{-6}$
Granular Fill	Variation based on composition

6.4 Excavation Equipment

It is expected that excavations in the overburden can be carried out using regular earthwork equipment.

6.5 Backfill Material

The excavated topsoil and silty clay materials are not considered suitable for re-use as backfill for the building but can be used passed the spring line for the effluent pipe. Thin layer of the gravel and medium to coarse sand fill may be not considered for reuse as fill material.

6.6 Pipe Bedding and Trenching for Pipes (if applicable)

It is understood that the depth of effluent pipe installation would be in order of 2.5 to 3.0 m below the existing grades. The entirety of the trench will be in the moist to saturated, sensitive silty clay soil zone. The silty clay should provide a reasonable structural support for the trench bottom, the bedding, cover and pipe installation. Sheet piles should be considered, at this depth, to shore-up the trench walls during construction. Bedding and pipe installations are to be in accordance with the relevant OPSDs and /or municipal bedding detail specifications and standards in the tender document. In most cases, either Class C or Class B bedding will be adequate. Typically, granular A materials are used for bedding up to the spring-line.

The side slopes of conventional unsupported trench excavations would be dependent on the local soil conditions. In general, it is recommended side slopes be cut back to a minimum 1H:1V from the base of excavation. For deeper excavation, (3.0 m or more) , the use of either sheet piles or trench box should be seriously considered. If seepage zone or saturated silty clay soils are encountered, the flatter side slopes may be required. Alternatively, a steel trench box or a sheet pile could be used to stabilize the slope during construction.

Where super saturated or weaker soils are encountered, the use of sheet pile shoring, as an alternative, may be required to help stabilize the trench. Weaker soils can be modified by using geogrid such as TBX 1500 and/or geotextile such as Terrafix 300 R or equivalent.

For an area or part thereof subjected to rising ground water table, the buoyancy effects must be of interest and design consideration. In this instance, the submerged soil unit weight can be taken as $(20 \text{ kN/m}^3 - 9.81 \text{ kN/m}^3) = 10 \text{ kN/m}^3$. A plan of action or techniques must be in place for the potential for uncontrolled water that would be likely trapped in the service trenches. Such technique could involve the use of impervious collars or bentonite with cement /sand mixture.

The degree of stability of a steeply cut excavated trench wall decreases with time and, therefore, construction should be directed at minimizing the length of time service trenches are left open. Ground water seepage from the sides of the trenches and from the base of excavation is to be expected. Conventional dewatering of excavated trenches using collection sumps and pumps may be necessary for trenches extending below the depth of the ground water table (GWT, or into sensitive saturated silty clay.

It is expected that native soils will be used at this site as backfill for economic reasons. The native soils will likely consist of a mix of silty clay and fill. For the most part, the native soils are marginally suitable for use as trench backfill above the spring-line, if they can be moisture-conditioned to achieve specified levels of compaction during placement. Soil used as trench backfill should be free of organics, and be placed in thin lifts with a nominal thickness of 200 mm. It should be uniformly compacted to a minimum of 95 per cent of the SPMDD. Generally, settlement of 1 to 2 percent of the fill thickness is expected for soils compacted to 95 percent of SPMDD.

6.7 Recommended Design for parking Lots

All deleterious surficial materials (i.e., fill, organic soil, topsoil, trees, disturbed soil, etc.) should be stripped from below the area of influence of the pavement structure down to about 0.6 m (2 ft) or until the silty clay fill is encountered. Once the site is stripped of deleterious materials down to approved subgrade, engineered fill not exceeding lifts of 200 mm and compacted to at least 98 % SPMDD may be required to the design grade elevation. Provided the subgrade is properly prepared and is uniform, we recommend the following pavement structure.

Pavement Structure	Access Routes	Parking Area
HL 4 Surface Course	50 mm (2")	50 mm (2")
HL 4 Lower Binder	40 mm (1-1/2")	
Base Granular A	150 mm (6")	150 mm (6")
Subbase Granular B-1	450 mm (18")	450 mm (18")

7.0 SUMMARY

Three (3) test pits, without monitoring wells, were advanced to depths of 3.05 m. The three test pits have the same soil strata. They are topsoil/organic layer and the brown silty clay fill. Water seepage was encountered at 3.0 m depth in testpit #1. The test pit exposes the entire three soil strata for testing and analysis. Pocket penetrometer testing, along with visual and tactile field testing were undertaken. Soil samples were collected and submitted for laboratory analyses of some or all the following parameters: moisture content, Atterberg Limits, unconfined compressive strength, and density.

And finally, geotechnical design parameters and construction information for foundations, and related features are provided herein.

8.0 CLOSURE

This report has been prepared in accordance with generally accepted geotechnical engineering practices for the exclusive use of the City of Temiskaming Shores or its consultants.

Information collected herein was obtained while conducting an authorized geotechnical investigation at the property designated as 26 Rorke Avenue, Haileybury – Temiskaming Shores. Note that the data were collected at specific locations and subsurface conditions may vary at other locations. In addition, groundwater table seasonal fluctuation may impact the characteristics of the native soil.

The recommendations and comments presented in this report are based on the subsoil conditions encountered during our site visit. The recommendations/comments are intended for the guidance of our client. Although we consider this report to be representative of the subsurface conditions, there may well be a slight differentiation in soil material property that would become obvious during excavation.

Any use and/ or interpretation of the data presented in this report, any decisions made on it by the third party are the responsibility of the third party. Shaba Testing Services responsibilities are limited to the accurate interpretation of the soil conditions prevailing in the locations

investigated and accept no responsibility for the loss of time and damages, if any, suffered by the third party, because of the decisions or actions based on this report.

This report and all portions thereof shall be treated as confidential and shall not be used in any manner or for any purpose or be provided to any third party without the express written consent of The City of Temiskaming Shores or its Consultants.

We trust the above report is adequate. Should you require further information, please do not hesitate to contact us.

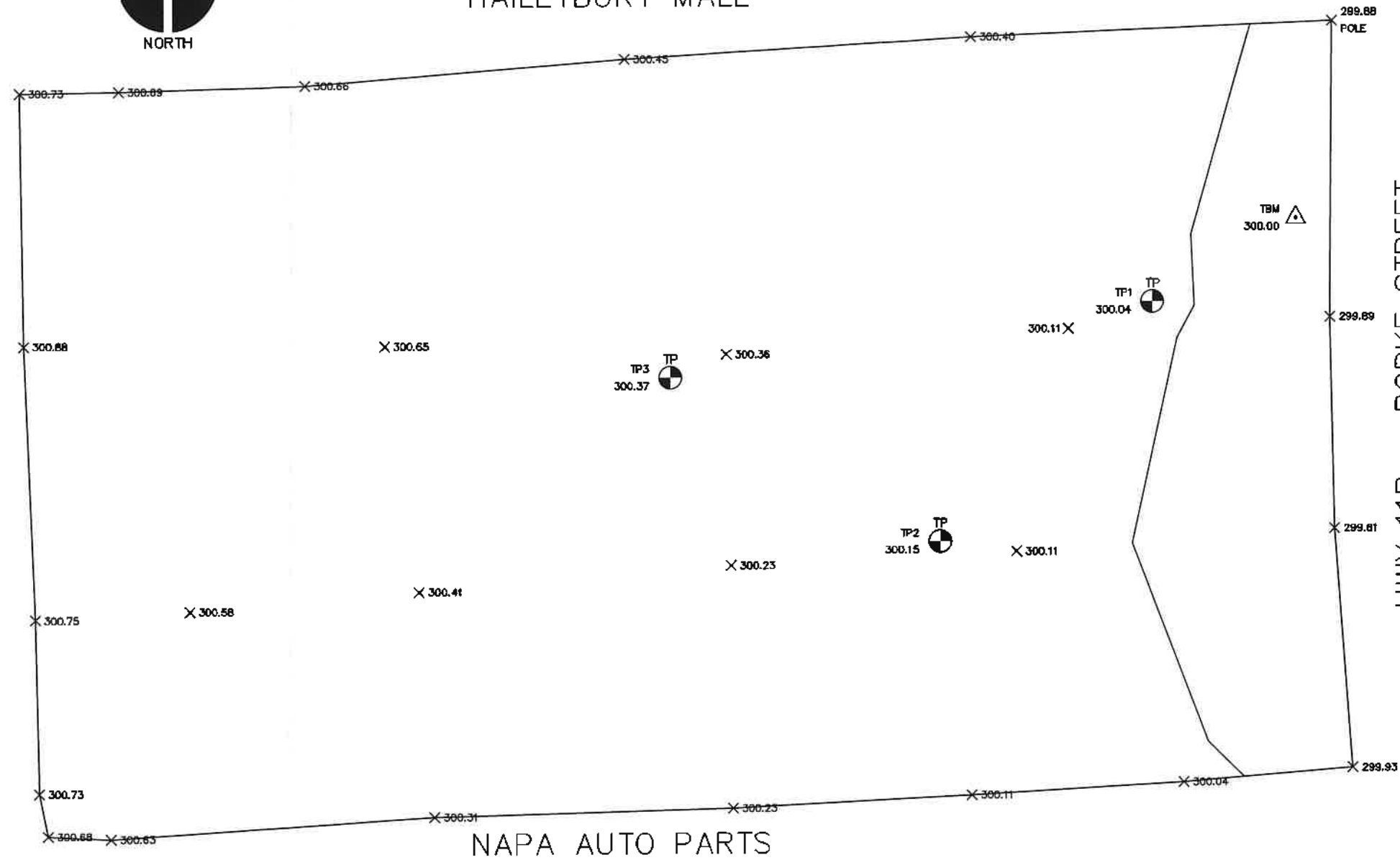
Respectfully submitted,

Lad Shaba, B.Sc, M.A (Ed) CET, P. Eng.
SHABA TESTING SERVICES LTD
Email: Shabatesting@shabatesting.com
Office: 705.567.4187

Appendix A: Site Drawings



HAILEYBURY MALL



SHABA TESTING SERVICES LTD.

77 Government Road East.
Kirkland Lake, Ontario P2N 1A4
Phone #: 705-587-4187

PROFESSIONAL SEAL:

CLIENT:

City of
Temiskaming Shores

PROJECT:

Proposed Fire Hall
Site

ISSUED FOR - REVISION:

STANDARD	STS 2019 - 0179	REV	Rev 15, 2019
PROJECT LOCATION	26 Rorke, Haileybury		
SCALE	Not To Scale		
DRAWN BY	G. Church		
CHECKED BY	Lad Shaba		

DRAWING TITLE:

Test Pit
Locations

SHEET #:

S01

REV. #:

0

DISCLAIMER:

THIS DRAWING IS THE PROPERTY OF SHABA TESTING SERVICES LTD. AND SHALL BE USED ONLY FOR THE SPECIFIC PROJECT DESCRIBED ON THE DRAWING. NO REVISION SHALL BE MADE WITHOUT THE EXPRESS WRITTEN CONSENT OF SHABA TESTING SERVICES LTD. DRAWING IS NOT TO SCALE

NOTES

THE TOPO SURVEY OF 26 RORKE ST, HAILEYBURY WAS PERFORMED FOR LOCATION OF THE THREE (3) TEST PITS ONLY.

THE SURVEY LIMITS WERE THE DITCH ON THE WEST AND SOUTH SIDES OF THE PROPERTY

AS IT SITS, THE SITE HAS A GENTLE SLOPE FROM THE WEST TO THE EAST OF 1.52%.

POINTS LEGEND

x	THIS POINT IS USED TO MARK ORIGINAL GROUND ELEVATION AROUND THE SITE
△	THIS POINT IS USED TO MARK THE LOCATION IN WHICH THE GPS BASE WAS SETUP ON. ALSO THE TBM (TEMPORARY BENCHMARK).
TP	THIS POINT IS USED TO MARK THE THREE TEST PIT LOCATIONS THAT THE SOIL SAMPLES WERE TAKEN FROM ON THE SITE.

Appendix B: Test Pit Log and Explanation Form

BOREHOLE LOG EXPLANATION FORM

This explanatory section provides the background to assist in the use of the borehole logs. Each of the headings used on the borehole log is briefly explained.

DEPTH

This column gives the depth of interpreted geologic contacts in metres below ground surface.

STATIGRAPHIC DESCRIPTION

This column gives a description of the soil based on a tactile examination of the samples and/or laboratory test results. Each stratum is described according to the following classification and terminology.

<u>Soil Classification*</u>		<u>Terminology</u>	<u>Proportion</u>
Clay	<0.002 mm		
Silt	0.002 to 0.06 mm	"trace" (e.g. trace sand)	<10%
Sand	0.06 to 2 mm	"some" (e.g. some sand)	10% - 20%
Gravel	2 to 60 mm	adjective (e.g. sandy)	20% - 35%
Cobbles	60 to 200 mm	"and" (e.g. and sand)	35% - 50%
Boulders	>200 mm	noun (e.g. sand)	>50%

*Extension of MIT Classification system unless otherwise noted.

The use of the geologic term "till" implies that both disseminated coarser grained (sand, gravel, cobbles, or boulders) particles and finer grained (silt and clay) particles may occur within the described matrix.

The compactness of cohesionless soils and the consistency of cohesive soils are defined by the following:

<u>COHESIONLESS SOIL</u>		<u>COHESIVE SOIL</u>		
Compactness	Standard Penetration Resistance "N", Blows / 0.3 m	Consistency	Standard Penetration Resistance "N", Blows / 0.3 m	Undrained Shear Strength (cu) (kPa)
Very Loose	0 to 4	Very Soft	0 to 2	0 to 12
Loose	4 to 10	Soft	2 to 4	12 to 25
Compact	10 to 30	Firm	4 to 8	25 to 50
Dense	30 to 50	Stiff	8 to 15	50 to 100
Very Dense	Over 50	Very Stiff	15 to 30	100 to 200
		Hard	Over 30	Over 200

The moisture conditions of cohesionless and cohesive soils are defined as follows:

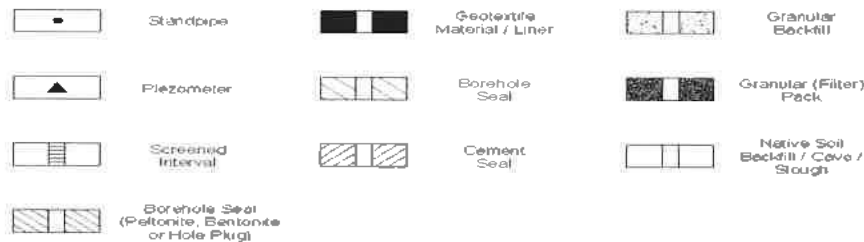
<u>COHESIONLESS SOILS</u>		<u>COHESIVE SOILS</u>	
Dry		DTPL	- Drier Than Plastic Limit
Moist		APL	- About Plastic Limit
Wet		WTPL	- Wetter Than Plastic Limit
Saturated		MWTPL	- Much Wetter Than Plastic Limit

STRATIGRAPHY

Symbols may be used to pictorially identify the interpreted stratigraphy of the soil and rock strata.

MONITOR DETAILS

This column shows the position and designation of standpipe and/or piezometer ground water monitors installed in the borehole. Also the water level may be shown for the date indicated.



When monitors are placed in separate boreholes, these are shown individually in the "Monitor Details" column. Otherwise, monitors are in the same borehole. For further data regarding seals, screens, etc., the reader is referred to the summary of monitor details table.

SAMPLE

These columns describe the sample type and number, the "N" value, the water content, the percentage recovery, and Rock Quality Designation (RQD) of each sample obtained from the borehole where applicable. The information is recorded at the approximate depth at which the sample was obtained. The legend for sample type is explained below.

SS = Split Spoon	GS = Grab Sample
TW = Thin Walled Shelby Tube	CS = Channel Sample
AS = Auger Flight Sample	WS = Wash Sample
CC = Continuous Core	RC = Rock Core
PH = TW Advanced Hydraulically	

$$\% \text{ Recovery} = \frac{\text{Length of Core Recovered Per Run}}{\text{Total Length of Run}} \times 100$$

Where rock drilling was carried out, the term RQD (Rock Quality Designation) is used. The RQD is an indirect measure of the number of fractures and soundness of the rock mass. It is obtained from the rock cores by summing the length of core recovered, counting only those pieces of sound core than are 100 mm or more in length. The RQD value is expressed as a percentage and is the ratio of the summed core lengths to the total length of core run. The classification based on the RQD value is given below.

RQD Classification

RQD (%)

Very poor quality	<25
Poor quality	25 - 50
Fair quality	50 - 75
Good quality	75 - 90
Excellent quality	90 - 100

TEST DATA

The central section of the log provides graphs which are used to plot selected field and laboratory test results at the depth at which they were carried out. The plotting scales are shown at the head of the column.

Dynamic Penetration Resistance – The number of blows required to advance a 51 mm diameter, 60° steel cone fitted to the end of 45 mm OD drill rods, 0.3 m into the subsoil. The cone is driven with a 63.5 kg hammer over a fall of 750 mm.

Standard Penetration Resistance – Standard Penetration Test (SPT) “N” Value – The number of blows required to advance a 51 mm diameter standard split-spoon sampler 300 mm into the subsoil, driven by means of a 63.6 kg hammer falling freely a distance of 750 mm. In cases where the split spoon does not penetrate 300 mm, the number of blows over a distance of actual penetration in millimetres is shown as $\frac{x \text{ Blows}}{\text{mm}}$

Water Content – The ratio of the mass of water to the mass of oven-dry solids in the soil expressed as a percentage.

W_p - Plastic Limit of a fine-grained soil expressed as a percentage as determined from the Atterberg Limit Test.

W_L - Liquid Limit of fine-grained soil expressed as a percentage as determined from the Atterberg Limit Test.

REMARKS

The last column describes pertinent drilling details, field observations, and/or provides an indication of other filed or laboratory tests that were performed.

PROJECT	Fire Hall				ENGINEER	L.S.	
CLIENT	City of Terris/Kaming Shoos		BORING METHOD	Excavator	LOGGED BY	J.C.	
PROJECT NO.	STS 2019-0179	DRILLER	Excavation	LOCATION	26 Rorke, Haileybury	COMPILED BY	G.C.
ELEVATION	N/A	COORD.	N/A	BORING DATE	November 05, 2019	CHECKED BY	L.S.

SAMPLE TYPES		RC Rock Core	ABBREVIATIONS		P.L. Point Load Strength Index (f _{ic})	
AU Auger	SS Split Spoon		P.P. Pocket Penetrometer	RQD Rock Quality Designation	C Consolidation	
BU Bulk	TW Thin Walled Open (Shelby)		U.W. Wet Unit Weight	SCR Solid Core Recovery	DS Direct Shear	
GS Grab	WS Wash Sample		PT Standard Proctor Test	k Permeability	GS Grain Size Analysis	

[illegible]








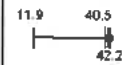
RECORD OF TEST PIT No.2

PAGE: 2 OF 3

PROJECT	Fire Hall		ENGINEER	L.S.	
CIENT	City of Temiskaming Shores		BORING METHOD	Excavator	
PROJECT NO.	STS 2019-0179	DRILLER	Excavation	LOCATION	26 Rorke, Haileybury
ELEVATION	N/A	COORD.	N/A	BORING DATE	November 05, 2019
				CHECKED BY	L.S.

SAMPLE TYPES		RC Rock Core	ABBREVIATIONS		P.L. Point Load Strength Index (f_{li})
AU Auger	SS Split Spoon		P.P. Pocket Penetrometer	RQD Rock Quality Designation	C Consolidation
BU Bulk	TW Thin Walled Open (Shelby)		U.W. Wet Unit Weight	SCR Solid Core Recovery	DS Direct Shear
GS Grab	WS Wash Sample		PT Standard Proctor Test	k Permeability	GS Grain Size Analysis

Depth (m)	SOIL PROFILE DESCRIPTION	SAMPLES				WELL / PIEZOMETER INSTALLATION	ELEVATION (m)	DYNAMIC CONE PENETRATION RESISTANCE PLOT 	PLASTIC LIMIT	NATURAL MOISTURE CONTENT	LIQUID LIMIT	PERMEABILITY (cm/s)	REMARKS & GRAIN SIZE DISTRIBUTION (%)
		STRAT PLOT	NUMBER	TYPE	RECOVERY (%)	SPT "N" VALUES or RQD							
0	Ground Surface						N/A						
(0.20 m) (0.67 ft)	Top Soil (Organic)		1	GS		6							
(0.81 m)	Layered Clay (Dried)		2	GS									
(2 ft) (3.048m)	Clay Soft to Firm		3	GS									
(10 ft)	End of Test Pit												



0 20 71 9

Appendix C: Lab Test Summary

Laboratory Tests - Summary Sheet

[illegible]

Appendix D: Chemical Laboratory Analysis

Waiting for Lab Analysis to be completed.

Samples Received by Lab on November 13, 2019

Appendix E: Photo Gallery



The site with low vegetation cover



Testpit #2- Soil strata the same as others.



Silty Clay sample – Test #3



Swale at the rear of the lot.

Subject: Haileybury Waterfront Land Purchase **Report No.:** RS-003-2021
Agenda Date: February 16, 2021

Attachments

Appendix 01: Appendix 01 - 2020-12-12 Map provided by the Ministry of Natural Resources and Forestry

Recommendations

It is recommended:

1. That Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report RS-003-2021; and
2. That Council for the City of Temiskaming Shores send correspondence to the Ministry of Natural Resources and Forestry, outlining the City's interest in obtaining ownership of lands on the Haileybury Waterfront.

Background

The Ministry of Natural Resources is interested in releasing their interest in areas along the Haileybury Waterfront. Noted as area's A and B on Appendix 1. The City of Temiskaming Shores has utilized those portions of the waterfront for a number of decades through agreements with the MNR. Currently, the City of Temiskaming Shores utilizes area A as a treated beach throughout the summer months with other various amenities. Area B was previously used as a marina with other portions being used as a municipal park. The area of the North Marina, labeled as OIC on the map, is owned by the Federal Government and not included in this process.

Staff recently completed a conference call with the MNR who detailed the area in question and laid out the framework to release their interest in these areas to the City.

The Building Maintenance Committee met on February 9, 2021 and passed the following recommendation:

Recommendation BM-2021-005

Moved by: Mayor Carman Kidd

Be it resolved that:

The Building Maintenance Committee hereby supports the recommendation contained in Administrative Report BM-2021-03 regarding the Haileybury Waterfront Land Purchase.

Carried

Analysis

The City has utilized these areas for a number of decades and has considerable built assets on them. The City would benefit from complete ownership of the areas noted to protect previous investment and to allow for future development should the city choose. The Haileybury waterfront is a defining feature of Haileybury and the City should continue to protect the space so citizens can benefit from it.

At this time, there is no cost to continue with this process. As well, any final decisions will need to be brought forward to council for review and approval. At this point, Council simply needs to provide notice of the City's interest so the process can proceed and more information collected.

Financial / Staffing Implications

This item has been approved in the current budget: Yes ☐ No ☐ N/A ☒

This item is within the approved budget amount: Yes ☐ No ☐ N/A ☒

Alternatives

The City could decline to proceed any further in the MNR's divestment process. Such a decision risks the City's ability to continue to use the affected areas for its interests.

Submission

Prepared by:

Reviewed and submitted for Council's
consideration by:

"Original signed by"

"Original signed by"

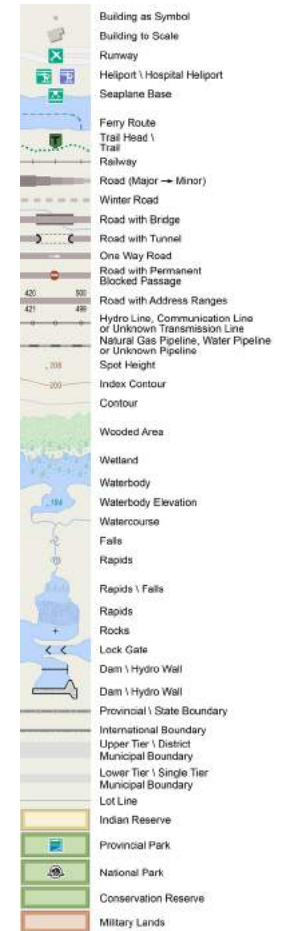
Mathew Bahm
Director of Recreation

Christopher W. Oslund
City Manager

Haileybury - Imagery



Legend



0.5 0 0.23 0.5 Kilometers

Scale: 1: 9,028



Map center: 47.44946 N, -79.62985 W

Map created: September 18, 2020

This map should not be relied on as a precise indicator of routes or locations, nor as a guide to navigation. The Ontario Ministry of Natural Resources (OMNR) shall not be liable in any way for the use or any information on this map. of, or reliance upon, this map

Subject: CJTT Window Replacement Project

Report No.: RS-004-2021

Agenda Date: February 16, 2021

Attachments

Appendix 01: Quotation received from R & L Gutters

Recommendations

It is recommended:

1. That Council for the City of Temiskaming Shores acknowledges receipt of Administrative Report RS-004-2021; and
2. That Council for the City of Temiskaming Shores directs staff to complete a full replacement of the windows at CJTT at a cost of \$29,778.92 plus HST as per the quotation received from R & L Gutters
3. That council approves the reallocation of \$12,000 from the New Liskeard Marina project to the CJTT Window Replacement Project.

Background

As part of the changeover of responsibilities for the building maintenance department from Public Works to Recreation, a number of meetings took place to ensure a smooth transition. One aspect of that changeover was a thorough discussion surrounding budgeted 2020 projects and potential 2021 projects. Part of those discussions included work to be completed at Riverside Place for our tenant CJTT FM. Within the 2020 building maintenance operating budget, \$25,000 was allocated to replace the front entrance doors and windows for the leased space.

Once further pricing was received in early summer of 2020, the awarded contractor was instructed to complete the front door replacement and hold off on completing any window replacements. This was due to the costs coming in above the originally budgeted amount and direction received at the time to pause non-essential spending due to the COVID-19 pandemic.

When the department changeover took place, the Recreation Department was informed by the contractor that the doors had been ordered and once they arrived, they would be installed. The doors finally arrived and were installed in January 2021.

Figures from summer 2020 were used in budget development for 2021.

Upon getting updated quotations in January 2021, with the intention to get the new windows ordered asap, it was discovered that that the cost to complete a full window replacement was closer to \$30,000.

This project was discussed at the February 9, 2021 Building Maintenance Committee Meeting and the following recommendation was passed:

Recommendation BM-2021-006

Moved by: Councillor Doug Jelly

Be it resolved that:

The Building Maintenance Committee hereby recommends that Council approve the reallocation of \$12,000 from the New Liskeard Marina building project to the CJTT Upgrades – Window Replacement project.

Carried

Analysis

The windows at CJTT are original to the building and have passed their useful life. They contribute to a decrease in comfort during the winter months from heat loss. This also contributes to additional costs for heating the building in the winter months. This project will need to be completed within the next 3 years and the City would benefit from completing it as one project in 2021 rather than waiting any longer. Completing it in two phases would see additional costs for contractor time and overall increases due to inflation. The City would also incur additional heating costs over that time period due to the aforementioned heat loss. CJTT has been a long-time tenant in the building and contribute approximately \$44,000 per year to the city for their lease. Their lease ensures that the building can operate as a net positive for the City.

Financial / Staffing Implications

This item has been approved in the current budget: Yes ☒ No ☐ N/A ☐

This item is within the approved budget amount: Yes ☐ No ☒ N/A ☐

The budget set for the CJTT window replacement is \$18,000.

The Building Maintenance Committee has directed staff to pause the planned renovation to the New Liskeard Marina Building and investigate further options for that building. The funding allocated to that project is more than adequate for that course of action and the

city would benefit from reallocating a portion of those funds to the CJTT window replacement.

Alternatives

1. Direct staff to pause the project while other budgeted projects are completed; Further, if savings of \$12,000 are realized those funds be reallocated to the CJTT Window Replacement Project.
2. Complete a partial replacement of windows by downsizing the project to fit within the allocated funding of \$18,000. Costs to replace the remaining windows would be considered within the 2022 capital budget.
3. Direct staff to reallocate capital funding for CJTT window upgrades to other projects and include the updated estimated amount within the 2022 capital budget.

Submission

Prepared by:

Reviewed and submitted for Council's
consideration by:

"Original signed by"

"Original signed by"

Mathew Bahm
Director of Recreation

Christopher W. Oslund
City Manager



Quotation # 0151

Date: January 15th 2021

Job: CJTT Windows

937897 Marsh Bay Rd
Coleman TWP, ON P0J 1C0
(705) 650-0584
O/A 2635709 Ontario Inc
HST # 828079236 RT 0002

Address: City of temiskaming shores
325 Farr Drive
Haileybury ON P0J 1K0
705-672-3363

<p>To Supply and install</p> <p>To remove and replace 17 windows on building as per site visit</p> <p>To install 5000 series awning bottom (20") rest fixed</p> <p>Exterior colour to be commercial brown, Interior white.</p> <p>to install trims inside as needed</p> <p>Windows:</p> <p>13pcs x fixed top awning bottom</p> <p>4 pcs x fixed windows</p> <p>Bring all debris to dump</p> <p>Materials and Labour to complete job</p> <p>Please note 6-8 weeks delivery after approval</p>	
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	Subtotal	\$ 29,778.92
Quotation valid for 15 days net	HST	\$ 3,871.26

Total \$ 33,650.18

THANK YOU FOR YOUR BUSINESS!

The Corporation of The City of Temiskaming Shores

By-Law Number 2021-019

A By-Law to Authorize Certain New Capital Work(s) of The Corporation of the City of Temiskaming Shores (The “Municipality”); To Authorize the Submission of an Application to Ontario Infrastructure and Lands Corporation (“OILC”) for Financing of Such Capital Work(s); To Authorize Temporary Borrowing from OILC To Meet Expenditures in Connection With Such Capital Work(s); and to Authorize Long-Term Borrowing for Such Capital Work(s) Through The Issue Of Debentures To OILC

Whereas the *Municipal Act, 2001* (Ontario), as amended, (the “**Act**”) provides that a municipal power shall be exercised by by-law unless the municipality is specifically authorized to do otherwise; and

Whereas it is now deemed to be expedient to authorize for the purposes of the Municipality the new capital work(s) described in column (2) of Schedule “A” (the “**Capital Work(s)**”) attached hereto and forming part of this By-law (“**Schedule “A”**”) in the amount of the respective estimated expenditure set out in column (3) of Schedule “A”, subject in each case to approval by OILC of the financing for such Capital Work(s) that will be requested by the Municipality in the Application as hereinafter defined; and

Whereas in accordance with section 4 of Ontario Regulation 403/02 (the “**Regulation**”), the Council of the Municipality had its Treasurer calculate an updated limit in respect of its most recent annual debt and financial obligation limit received from the Ministry of Municipal Affairs and Housing (as so updated, the “**Updated Limit**”), and, on the basis of the authorized estimated expenditure for the Capital Work or each Capital Work, as the case may be, as set out in column (3) of Schedule “A” (the “**Authorized Expenditure**” for any such Capital Work), the Treasurer calculated the estimated annual amount payable in respect of the Capital Work or each Capital Work, as the case may be, (collectively the “**Estimated Annual Amount Payable**”) and determined that the Estimated Annual Amount Payable does not cause the Municipality to exceed the Updated Limit, and accordingly the approval of the Local Planning Appeal Tribunal pursuant to the Regulation, is not required before any such Capital Work is authorized by the Council of the Municipality; and

Whereas subsection 405(1) of the Act provides, amongst other things, that a municipality may authorize temporary borrowing to meet expenditures made in connection with a work to be financed in whole or in part by the issue of debentures if, the municipality is an upper-tier municipality, a lower-tier municipality in a county or a single-tier municipality and it has approved the issue of debentures for the work; and

Whereas subsection 401(1) of the Act provides that a municipality may incur a debt for municipal purposes, whether by borrowing money or in any other way, and may issue debentures and prescribed financial instruments and enter prescribed financial agreements for or in relation to the debt; and

Whereas the Act also provides that a municipality shall authorize long-term borrowing by the issue of debentures or through another municipality under section 403 or 404 of the Act; and

Whereas OILC has invited Ontario municipalities desirous of obtaining temporary and long-term debt financing in order to meet capital expenditures incurred on or after the year that is five years prior to the year of an application in connection with eligible capital works to make application to OILC for such financing by completing and submitting an application in the form provided by OILC; and

Whereas the Municipality has completed and submitted or is in the process of submitting an application to OILC, as the case may be, (the “**Application**”) to request financing for the Capital Work(s) by way of long-term borrowing through the issue of debentures to OILC and by way of temporary borrowing from OILC pending the issue of such debentures; and

Whereas OILC has accepted and has approved or will notify the Municipality only if it accepts and approves the Application, as the case may be;

Now therefore the Council of the Corporation of the City of Temiskaming Shores enacts as follows:

1. The Council of the Municipality hereby confirms, ratifies and approves the execution by the Treasurer of the Application and the submission by such authorized official of the Application, duly executed by such authorized official, to OILC for the financing of the Capital Work(s) in the maximum aggregate principal amount of \$966,109 substantially in the form of Schedule “B” hereto and forming part of this By-law, with such changes thereon as such authorized official may hereafter approve, such execution and delivery to be conclusive evidence of such approval.
2.
 - (a) The undertaking of the Capital Work or of each Capital Work, as the case may be, in the amount of the respective estimated Authorized Expenditure set out in column (3) of Schedule “A” is hereby approved and authorized;
 - (b) any one or more of the Mayor and the Treasurer are hereby authorized to conclude contracts on behalf of the Municipality for the undertaking of the Capital Work or of each Capital Work, as the case may be, in accordance with the Municipality’s usual protocol;
 - (c) where applicable, the Engineer of the Municipality will forthwith make such plans, profiles and specifications and furnish such information as in the opinion of the Engineer are necessary for the undertaking of the Capital Work or of each Capital Work, as the case may be; and
 - (d) where applicable, the undertaking of the Capital Work or of each Capital Work, as the case may be, shall be carried on and executed under the superintendence and according to the direction and orders of such Engineer.
3. The Mayor and the Treasurer are hereby authorized to negotiate and enter into, execute and deliver for and on behalf of the Municipality a financing agreement (a “**Financing Agreement**”) with OILC that provides for temporary and long-term borrowing from OILC under the authority of this By-law in respect of the Capital Work(s) on such terms and conditions as such authorized officials may approve, such execution and delivery to be conclusive evidence of such approval.

4. The Mayor and/or the Treasurer are hereby authorized, pending the substantial completion of the Capital Work or of each Capital Work, as the case may be, or as otherwise agreed with OILC, to make temporary borrowings pursuant to section 405 of the Act in respect of the Capital Work or of each Capital Work, as the case may be, on the terms and conditions provided in the Financing Agreement which Financing Agreement provides that the information contained in the Record, as defined in the Financing Agreement, in respect of such temporary borrowings shall be deemed final, conclusive and binding on the Municipality, and on such other terms and conditions as such authorized officials may agree; and the Treasurer is authorized to sign such certifications as OILC may require in connection with such borrowings in respect of the Capital Work(s); provided that the amount of borrowings allocated to the Capital Work or to each Capital Work, as the case may be, does not exceed the Authorized Expenditure for such Capital Work and does not exceed the related loan amount set out in column (4) of Schedule "A" in respect of such Capital Work.
5. Subject to the terms and conditions of the Financing Agreement and such other terms and conditions as OILC may otherwise require, the Mayor and the Treasurer are hereby authorized to long-term borrow for the Capital Work(s) and to issue debentures to OILC on the terms and conditions provided in the Financing Agreement and on such other terms and conditions as such authorized officials may agree (the "**Debentures**"); provided that the principal amount of the Debentures issued in respect of the Capital Work or of each Capital Work, as the case may be, does not exceed the Authorized Expenditure for such Capital Work and does not exceed the related loan amount set out in column (4) of Schedule "A" in respect of such Capital Work.
6. In accordance with the provisions of section 25 of the *Ontario Infrastructure and Lands Corporation Act, 2011*, as amended from time to time hereafter, the Municipality is hereby authorized to agree in writing with OILC that the Minister of Finance is entitled, without notice to the Municipality, to deduct from money appropriated by the Legislative Assembly of Ontario for payment to the Municipality, amounts not exceeding the amounts that the Municipality fails to pay to OILC on account of any unpaid indebtedness of the Municipality to OILC under any outstanding temporary borrowing and/or the Debentures, as the case may be (the "**Obligations**") and to pay such amounts to OILC from the Consolidated Revenue Fund.
7. For the purposes of meeting the Obligations, the Municipality shall provide for raising in each year as part of the general levy, the amounts of principal and interest payable in each year under any outstanding temporary borrowing and/or any Debenture outstanding pursuant to the Financing Agreement, to the extent that the amounts have not been provided for by any other available source including other taxes or fees or charges imposed on persons or property by a by-law of any municipality.
8. (a) The Mayor and the Treasurer are hereby authorized to enter into, execute and deliver the Financing Agreement, and to issue the Debentures, one or more of the Clerk and the Treasurer are hereby authorized to generally do all things and to execute all other documents and papers in the name of the Municipality in order to perform the Obligations of the Municipality under the Financing Agreement, to

request and receive any temporary borrowing and to issue the Debentures, and the Treasurer is authorized to affix the Municipality's municipal seal to any such documents and papers.

(b) The money realized in respect of any temporary borrowing for the Capital Work(s) and the Debentures, including any premium, and any earnings derived from the investment of that money, after providing for the expenses related to any such temporary borrowing and to the issue of the Debentures, if any, shall be apportioned and applied to the respective Capital Work and to no other purpose except as permitted by the Act.

9. This By-law takes effect on the day of passing.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger

Schedule "A"
to By-Law Number 2021-019
(New Capital Work(s))

(1)	(2)	(3)	(4)
<u>Capital Work Number</u>	<u>Description of Capital Work</u>	<u>Estimated Expenditure</u>	<u>Loan Amount</u>
1	Tri-Axle Dump Truck	\$225,000	\$225,000
2	Loader	\$350,000	\$350,000
3	Fire Rescue Van	\$415,000	\$391,109

**Schedule “B”
to By-Law Number 2021-019
OILC Application**

Webloans Loan Application PDF

FA Number 1581

Application for Temiskaming Shores, The Corporation of The City of

Projects

ID	SIT Project ID	Project Name	Construction/Purchase Start	Construction/Purchase End	Project Cost	OILC Loan Amount
1472	1	2021 Fleet Replacement	04/01/2021	09/01/2021	\$575,000.00	575,000.00
1473	2	2021 Fire Rescue Van Replacement	03/01/2021	11/01/2021	\$415,000.00	391,109.00

Details of Project 2021 Fleet Replacement

Project Category Municipal Other Infrastructure

Work Type Others

Other Description 2021 Large Fleet Replacement Plan

Project Name 2021 Fleet Replacement

Construction/Purchase Start 04/01/2021

Construction/Purchase End 09/01/2021

Energy Conservation ☐

Project Address 1 325 Farr Drive

Project Address 2 PO Box 2050

City / Town Haileybury

Province Ontario

Postal Code P0J1K0

Description Tri-Axle Dump Truck - PW Loader - PW

Comments and/or Special
Requests

Project Life Span (Years) 20

Project Financial Information

Project Cost (A)

\$575,000.00

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$575,000.00

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
10/01/2021	\$575,000.00	10	Serial
Long-term Borrowing Total	\$575,000.00		

Details of Project 2021 Fire Rescue Van Replacement

Project Category

Municipal Other Infrastructure

Work Type

Fire

Project Name

2021 Fire Rescue Van Replacement

Construction/Purchase Start

03/01/2021

Construction/Purchase End

11/01/2021

Energy Conservation



Project Address 1

325 Farr Drive

Project Address 2

PO Box 2050

City / Town

Haileybury

Province

Ontario

Postal Code

P0J1K0

Description

Fire Rescue Van

Comments and/or Special
Requests

Project Life Span (Years)

30

Project Financial Information

Project Cost (A)

\$415,000.00

Other Project Funding / Financing (B):

Description

Timing

Amount

Fire Equipment Reserve

Existing

\$23,891.00

Other Project Funding/Financing Total (B)

\$23,891.00

OILC Loan Amount (A-B)

\$391,109.00

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
12/01/2021	\$391,109.00	10	Serial

Long-term Borrowing Total

\$391,109.00

Debt and Re-payments Summary

Has there been any new/undisclosed debt acquired since last FIR was submitted?

☐ Yes ☒ No

Please describe any re-financing plans for any existing "interest only" debt, if applicable.

Non Re-payments of Loans or Debenture

In the last 10 years, has the borrower ever failed to make a loan payment or debenture repayment on time to any lender, including the Provincial Government?

If yes, please provide details.

OILC Loan Repayment Information

Please indicate the source(s) of revenue you plan to use to repay the OILC Loan

Taxation	100.00
User Fees	0.00
Service Charges	0.00
Development Charges	0.00
Connection Fees	0.00
Repayment Subsidies	0.00
Other	
Total	100.00%

Documentation and Acknowledgements

Please ensure all required documents are submitted with the signed application. OILC requires originals as noted below to be mailed or couriered. Also, please retain a copy of all documents submitted to OILC for your records.

To obtain templates for documents see listed below.

- Loan Application Signature Page signed and dated by the appropriate individual (original to be submitted)
- Certificate and sealed copy of OILC template By-law authorizing project borrowing and applying for a loan (original with seal)
- Certificate of Treasurer Regarding Litigation using the OILC template (original, signed & sealed)
- Updated Certified Annual Repayment Limit Calculation (original)

☒ I acknowledge and agree that all of the above referenced documents must be submitted in the form required by OILC and understand that the application will not be processed until such documents have been fully completed and received by Infrastructure Ontario.

Please note: OILC retains the right to request and review any additional information or documents at its discretion.

Confidential Information

OILC is an institution to which the Freedom of Information and Protection of Privacy Act (Ontario) applies. Information and supporting documents submitted by the Borrower to process the loan application will be kept secure and confidential, subject to any applicable laws or rules of a court or tribunal having jurisdiction.

The Corporation of The City of Temiskaming Shores

By-Law Number 2021-020

A By-Law to Authorize Certain New Capital Work(s) of the Corporation of the City of Temiskaming Shores (The “Municipality”); To Authorize the Submission of an Application to Ontario Infrastructure And Lands Corporation (“OILC”) for Financing of Such Capital Work(s); To Authorize Temporary Borrowing from OILC to Meet Expenditures In Connection With Such Capital Work(s); And to Authorize Long-Term Borrowing For Such Capital Work(s) Through The Issue Of Debentures To OILC

Whereas the *Municipal Act, 2001* (Ontario), as amended, (the “**Act**”) provides that a municipal power shall be exercised by by-law unless the municipality is specifically authorized to do otherwise; and

Whereas it is now deemed to be expedient to authorize for the purposes of the Municipality the new capital work(s) described in column (2) of Schedule “A” (the “**Capital Work(s)**”) attached hereto and forming part of this By-law (“**Schedule “A”**”) in the amount of the respective estimated expenditure set out in column (3) of Schedule “A”, subject in each case to approval by OILC of the financing for such Capital Work(s) that will be requested by the Municipality in the Application as hereinafter defined; and

Whereas in accordance with section 4 of Ontario Regulation 403/02 (the “**Regulation**”), the Council of the Municipality had its Treasurer calculate an updated limit in respect of its most recent annual debt and financial obligation limit received from the Ministry of Municipal Affairs and Housing (as so updated, the “**Updated Limit**”), and, on the basis of the authorized estimated expenditure for the Capital Work or each Capital Work, as the case may be, as set out in column (3) of Schedule “A” (the “**Authorized Expenditure**” for any such Capital Work), the Treasurer calculated the estimated annual amount payable in respect of the Capital Work or each Capital Work, as the case may be, (collectively the “**Estimated Annual Amount Payable**”) and determined that the Estimated Annual Amount Payable does not cause the Municipality to exceed the Updated Limit, and accordingly the approval of the Local Planning Appeal Tribunal pursuant to the Regulation, is not required before any such Capital Work is authorized by the Council of the Municipality; and

Whereas subsection 405(1) of the Act provides, amongst other things, that a municipality may authorize temporary borrowing to meet expenditures made in connection with a work to be financed in whole or in part by the issue of debentures if, the municipality is an upper-tier municipality, a lower-tier municipality in a county or a single-tier municipality and it has approved the issue of debentures for the work; and

Whereas subsection 401(1) of the Act provides that a municipality may incur a debt for municipal purposes, whether by borrowing money or in any other way, and may issue debentures and prescribed financial instruments and enter prescribed financial agreements for or in relation to the debt; and

Whereas the Act also provides that a municipality shall authorize long-term borrowing by the issue of debentures or through another municipality under section 403 or 404 of the Act; and

Whereas OILC has invited Ontario municipalities desirous of obtaining temporary and long-term debt financing in order to meet capital expenditures incurred on or after the year that is five years prior to the year of an application in connection with eligible capital works to make application to OILC for such financing by completing and submitting an application in the form provided by OILC; and

Whereas the Municipality has completed and submitted or is in the process of submitting an application to OILC, as the case may be, (the **"Application"**) to request financing for the Capital Work(s) by way of long-term borrowing through the issue of debentures to OILC and by way of temporary borrowing from OILC pending the issue of such debentures; and

Whereas OILC has accepted and has approved or will notify the Municipality only if it accepts and approves the Application, as the case may be.

Now Therefore the Council of the Corporation of the City of Temiskaming Shores Enacts as Follows:

1. The Council of the Municipality hereby confirms, ratifies and approves the execution by the Treasurer of the Application and the submission by such authorized official of the Application, duly executed by such authorized official, to OILC for the financing of the Capital Work(s) in the maximum aggregate principal amount of \$3,712,026,83 substantially in the form of Schedule "B" hereto and forming part of this By-law, with such changes thereon as such authorized official may hereafter approve, such execution and delivery to be conclusive evidence of such approval.
2.
 - (a) The undertaking of the Capital Work or of each Capital Work, as the case may be, in the amount of the respective estimated Authorized Expenditure set out in column (3) of Schedule "A" is hereby approved and authorized;
 - (b) any one or more of the Mayor and the Treasurer are hereby authorized to conclude contracts on behalf of the Municipality for the undertaking of the Capital Work or of each Capital Work, as the case may be, in accordance with the Municipality's usual protocol;
 - (c) where applicable, the Engineer of the Municipality will forthwith make such plans, profiles and specifications and furnish such information as in the opinion of the Engineer are necessary for the undertaking of the Capital Work or of each Capital Work, as the case may be; and
 - (d) where applicable, the undertaking of the Capital Work or of each Capital Work, as the case may be, shall be carried on and executed under the superintendence and according to the direction and orders of such Engineer.
3. The Mayor and the Treasurer are hereby authorized to negotiate and enter into, execute and deliver for and on behalf of the Municipality a financing agreement (a **"Financing Agreement"**) with OILC that provides for temporary and long-term borrowing from OILC under the authority of this By-law in respect of the Capital

Work(s) on such terms and conditions as such authorized officials may approve, such execution and delivery to be conclusive evidence of such approval.

4. The Mayor and/or the Treasurer are hereby authorized, pending the substantial completion of the Capital Work or of each Capital Work, as the case may be, or as otherwise agreed with OILC, to make temporary borrowings pursuant to section 405 of the Act in respect of the Capital Work or of each Capital Work, as the case may be, on the terms and conditions provided in the Financing Agreement which Financing Agreement provides that the information contained in the Record, as defined in the Financing Agreement, in respect of such temporary borrowings shall be deemed final, conclusive and binding on the Municipality, and on such other terms and conditions as such authorized officials may agree; and the Treasurer is authorized to sign such certifications as OILC may require in connection with such borrowings in respect of the Capital Work(s); provided that the amount of borrowings allocated to the Capital Work or to each Capital Work, as the case may be, does not exceed the Authorized Expenditure for such Capital Work and does not exceed the related loan amount set out in column (4) of Schedule "A" in respect of such Capital Work.
5. Subject to the terms and conditions of the Financing Agreement and such other terms and conditions as OILC may otherwise require, the Mayor and the Treasurer are hereby authorized to long-term borrow for the Capital Work(s) and to issue debentures to OILC on the terms and conditions provided in the Financing Agreement and on such other terms and conditions as such authorized officials may agree (the "**Debentures**"); provided that the principal amount of the Debentures issued in respect of the Capital Work or of each Capital Work, as the case may be, does not exceed the Authorized Expenditure for such Capital Work and does not exceed the related loan amount set out in column (4) of Schedule "A" in respect of such Capital Work.
6. In accordance with the provisions of section 25 of the *Ontario Infrastructure and Lands Corporation Act, 2011*, as amended from time to time hereafter, the Municipality is hereby authorized to agree in writing with OILC that the Minister of Finance is entitled, without notice to the Municipality, to deduct from money appropriated by the Legislative Assembly of Ontario for payment to the Municipality, amounts not exceeding the amounts that the Municipality fails to pay to OILC on account of any unpaid indebtedness of the Municipality to OILC under any outstanding temporary borrowing and/or the Debentures, as the case may be (the "**Obligations**") and to pay such amounts to OILC from the Consolidated Revenue Fund.
7. For the purposes of meeting the Obligations, the Municipality shall provide for raising in each year as part of the general levy, the amounts of principal and interest payable in each year under any outstanding temporary borrowing and/or any Debenture outstanding pursuant to the Financing Agreement, to the extent that the amounts have not been provided for by any other available source including other taxes or fees or charges imposed on persons or property by a by-law of any municipality.
8. (a) The Mayor and the Treasurer are hereby authorized to enter into, execute and deliver the Financing Agreement, and to issue the Debentures, one or more of

the Clerk and the Treasurer are hereby authorized to generally do all things and to execute all other documents and papers in the name of the Municipality in order to perform the Obligations of the Municipality under the Financing Agreement, to request and receive any temporary borrowing and to issue the Debentures, and the Treasurer is authorized to affix the Municipality's municipal seal to any such documents and papers.

- (b) The money realized in respect of any temporary borrowing for the Capital Work(s) and the Debentures, including any premium, and any earnings derived from the investment of that money, after providing for the expenses related to any such temporary borrowing and to the issue of the Debentures, if any, shall be apportioned and applied to the respective Capital Work and to no other purpose except as permitted by the Act.
9. This By-law takes effect on the day of passing.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger

Schedule "A"
to By-Law Number 2021-020
(New Capital Work(s))

(1)	(2)	(3)	(4)
<u>Capital Work Number</u>	<u>Description of Capital Work</u>	<u>Estimated Expenditure</u>	<u>Loan Amount</u>
1	West Road Culvert Replacement	\$68,052.76	\$68,052.78
2	Water Projects	\$1,069,379.77	\$1,069,379.77
3	2020 Roads Program	\$1,059,786.16	\$1,059,786.16
4	Fleet Replacement Program	\$474,474.06	\$474,474.06
5	Recreation Projects	\$662,583.04	\$662,583.04
6	IT Upgrades	\$218,635.41	\$218,635.41
7	Hlby STP Digester Rehabilitation	\$80,442.76	\$80,442.76
8	Firefighting Equipment	\$26,450.69	\$26,450.69
9	Hlby Medical Centre Upgrades	\$52,222.16	\$52,222.16

**Schedule “B”
to By-Law Number 2021-020
OILC Application**

Webloans Loan Application PDF

FA Number 1582

Application for Temiskaming Shores, The Corporation of The City of

Projects

ID	SIT Project ID	Project Name	Construction/Purchase Start	Construction/Purchase End	Project Cost	OILC Loan Amount
1474	1	West Road Culvert	08/04/2020	10/30/2020	\$68,052.78	68,052.78
1475	2	Water Projects	05/01/2020	08/31/2021	\$1,069,379.77	1,069,379.77
1476	3	2020 Roads Program	06/01/2020	09/30/2020	\$1,059,786.16	1,059,786.16
1477	4	Fleet Replacement Plan	02/01/2019	02/05/2021	\$474,474.06	474,474.06
1478	5	Recreation Projects	05/01/2018	12/31/2020	\$662,583.04	662,583.04
1479	6	IT Upgrades	04/01/2019	12/31/2020	\$218,635.41	218,635.41
1480	7	Hiiby STP Digester Rehabilitation	03/01/2019	12/31/2019	\$80,442.76	80,442.76
1481	8	Firefighting Equipment	03/01/2019	11/29/2019	\$26,450.69	26,450.69
1482	9	Haileybury Medical Centre upgrades	04/01/2019	06/28/2019	\$52,222.16	52,222.16

Details of Project West Road Culvert

Project Category Municipal Bridge Infrastructure 

Project Name West Road Culvert

Construction/Purchase Start 08/04/2020

Construction/Purchase End 10/30/2020

Energy Conservation ☐

Project Address 1 325 Farr Drive

Project Address 2 PO Box 2050

City / Town Haileybury

Province ON

Postal Code P0J1K0

Description replacement of culvert on West Road

Comments and/or Special
Requests

Project Life Span (Years) 30

Project Financial Information

Project Cost (A)

\$68,052.78

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$68,052.78

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$68,052.78	10	Serial
Long-term Borrowing Total	\$68,052.78		

Details of Project Water Projects

Project Category

Clean Water Infrastructure

Project Name

Water Projects

Construction/Purchase Start

05/01/2020

Construction/Purchase End

08/31/2021

Energy Conservation

☐

Project Address 1

325 Farr Drive

Project Address 2

PO Box 2050

City / Town

Haileybury

Province

ON

Postal Code

P0J1K0

Description

Dymond Looping 924,876.62 Hlby WTP Sedimentation Tank Rebuild 144,503.15

Comments and/or Special Requests

Project Life Span (Years)

50

Project Financial Information

Project Cost (A)

\$1,069,379.77

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$1,069,379.77

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type

03/01/2021

\$1,069,379.77

10

Serial

Long-term Borrowing Total

\$1,069,379.77

Details of Project 2020 Roads Program

Project Category

Municipal Roads Infrastructure

Project Name

2020 Roads Program

Construction/Purchase Start

06/01/2020

Construction/Purchase End

09/30/2020

Energy Conservation



Project Address 1

325 Farr Drive

Project Address 2

PO Box 2050

City / Town

Haileybury

Province

ON

Postal Code

P0J1K0

Description

Rehabilitation of pavement on several roadways within City boundaries

Comments and/or Special
Requests

Project Life Span (Years)

50

Project Financial Information

Project Cost (A)

\$1,059,786.16

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$1,059,786.16

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date

Amount

Term

Type

03/01/2021

\$1,059,786.16

10

Serial

Long-term Borrowing Total

\$1,059,786.16

Details of Project Fleet Replacement Plan

Project Category

Municipal Other Infrastructure

Work Type

Others

Other Description

small fleet replacement

Project Name

Fleet Replacement Plan

Construction/Purchase Start	02/01/2019
Construction/Purchase End	02/05/2021
Energy Conservation	<input type="checkbox"/>
Project Address 1	325 Farr Drive
Project Address 2	PO Box 2050
City / Town	Haileybury
Province	ON
Postal Code	P0J1K0
Description	3/4 Ton (2020) 38,352.01 - PW Blower for Trackless 16,454.59 - PW Spray Patcher 267,411.10 - PW 3 Tonne Garbage Truck (2021) 65,339.35 - PW 3 Tonne Garbage Truck (2021) 53,636.95 - Recreation 1/2 Ton (2019) 33,280.06 - Recreation
Comments and/or Special Requests	
Project Life Span (Years)	10

Project Financial Information

Project Cost (A)

\$474,474.06

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$474,474.06

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$474,474.06	10	Serial
Long-term Borrowing Total	\$474,474.06		

Details of Project Recreation Projects

Project Category Recreation Infrastructure

Work Type Muni Indoor & Outdoor Cap Infr

Project Name Recreation Projects

Construction/Purchase Start 05/01/2018

Construction/Purchase End 12/31/2020

Energy Conservation ☐

Project Address 1 325 Farr Drive

Project Address 2 PO Box 2050

City / Town	Haileybury
Province	ON
Postal Code	P0J1K0
Description	Hlby Arena Roof 456,796.11 Hlby Arena Dehumifier 30,000.00 Zero Turn Mower (2019) 18,213.01 Zero Turn Mower (2018) 16,197.01 FIT Unit 50,077.83
Comments and/or Special Requests	
Project Life Span (Years)	20

Project Financial Information

Project Cost (A)

\$662,583.04

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$662,583.04

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$662,583.04	10	Serial
Long-term Borrowing Total	\$662,583.04		

Details of Project IT Upgrades

Project Category Municipal Other Infrastructure

Work Type Administration

Project Name IT Upgrades

Construction/Purchase Start 04/01/2019

Construction/Purchase End 12/31/2020

Energy Conservation ☐

Project Address 1 325 Farr Drive

Project Address 2 PO Box 2050

City / Town Haileybury

Province ON

Postal Code P0J1K0

Description Website Upgrades 31,882.42 Server Room & Network Upgrades, Back Storage 186,752.99

Comments and/or Special Requests

Project Life Span (Years)

15

Project Financial Information

Project Cost (A)

\$218,635.41

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$218,635.41

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$218,635.41	10	Serial
Long-term Borrowing Total	\$218,635.41		

Details of Project Hlby STP Digester Rehabilitation

Project Category

Sewage Treatment Infrastructure

Project Name

Hlby STP Digester Rehabilitation

Construction/Purchase Start

03/01/2019

Construction/Purchase End

12/31/2019

Energy Conservation

☐

Project Address 1

325 Farr Drive

Project Address 2

PO Box 2050

City / Town

Haileybury

Province

ON

Postal Code

P0J1K0

Description

upgrades to the Haileybury Sewer Treatment Plan

Comments and/or Special Requests

Project Life Span (Years)

30

Project Financial Information

Project Cost (A)

\$80,442.76

Other Project Funding / Financing (B):

Other Project Funding/Financing Total (B)

\$0.00

OILC Loan Amount (A-B)

\$80,442.76

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$80,442.76	10	Serial
Long-term Borrowing Total	\$80,442.76		

Details of Project Firefighting Equipment

Project Category	Municipal Other Infrastructure
Work Type	Fire
Project Name	Firefighting Equipment
Construction/Purchase Start	03/01/2019
Construction/Purchase End	11/29/2019
Energy Conservation	<input type="checkbox"/>
Project Address 1	325 Farr Drive
Project Address 2	PO Box 2050
City / Town	Haileybury
Province	ON
Postal Code	P0J1K0
Description	Thermal Imaging System Auto Extracation Rescue Equipment
Comments and/or Special Requests	
Project Life Span (Years)	15

Project Financial Information

Project Cost (A)	\$26,450.69
Other Project Funding / Financing (B):	
Other Project Funding/Financing Total (B)	\$0.00
OILC Loan Amount (A-B)	\$26,450.69

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$26,450.69	10	Serial
Long-term Borrowing Total	\$26,450.69		

Details of Project Haileybury Medical Centre upgrades

Project Category	Municipal Other Infrastructure
Work Type	Others
Other Description	Health and Social Services

Project Name	Haileybury Medical Centre upgrades
Construction/Purchase Start	04/01/2019
Construction/Purchase End	06/28/2019
Energy Conservation	<input type="checkbox"/>
Project Address 1	325 Farr Drive
Project Address 2	PO Box 2050
City / Town	Haileybury
Province	ON
Postal Code	P0J1K0
Description	Flooring upgrades at Haileybury Medical Centre
Comments and/or Special Requests	
Project Life Span (Years)	20

Project Financial Information

Project Cost (A)	\$52,222.16
Other Project Funding / Financing (B):	
Other Project Funding/Financing Total (B)	\$0.00
OILC Loan Amount (A-B)	\$52,222.16

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
03/01/2021	\$52,222.16	10	Serial
Long-term Borrowing Total	\$52,222.16		

Debt and Re-payments Summary

Has there been any new/undisclosed debt acquired since last FIR was submitted? ☐ Yes ☒ No

Please describe any re-financing plans for any existing "interest only" debt, if applicable.

Non Re-payments of Loans or Debenture

In the last 10 years, has the borrower ever failed to make a loan payment or debenture repayment on time to any lender, including the Provincial Government?

If yes, please provide details.

OILC Loan Repayment Information

Please indicate the source(s) of revenue you plan to use to repay the OILC Loan

Taxation	100.00
User Fees	0.00
Service Charges	0.00
Development Charges	0.00
Connection Fees	0.00
Repayment Subsidies	0.00
Other	
Total	100.00%

Documentation and Acknowledgements

Please ensure all required documents are submitted with the signed application. OILC requires originals as noted below to be mailed or couriered. Also, please retain a copy of all documents submitted to OILC for your records.

To obtain templates for documents see listed below.

- Loan Application Signature Page signed and dated by the appropriate individual (original to be submitted)
- Certificate and sealed copy of OILC template By-law authorizing project borrowing and applying for a loan (original with seal)
- Certificate of Treasurer Regarding Litigation using the OILC template (original, signed & sealed)
- Updated Certified Annual Repayment Limit Calculation (original)

☒ I acknowledge and agree that all of the above referenced documents must be submitted in the form required by OILC and understand that the application will not be processed until such documents have been fully completed and received by Infrastructure Ontario.

Please note: OILC retains the right to request and review any additional information or documents at its discretion.

Confidential Information

OILC is an institution to which the Freedom of Information and Protection of Privacy Act (Ontario) applies. Information and supporting documents submitted by the Borrower to process the loan application will be kept secure and confidential, subject to any applicable laws or rules of a court or tribunal having jurisdiction.

Infrastructure Ontario

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The Corporation of the City of Temiskaming Shores

By-law No. 2021-021

**Being a by-law to amend By-law No. 2019-127 to enter into an agreement with Her Majesty the Queen in Right of Canada as represented by the Ministry of Industry – FedNor for the Northern Ontario Pavilion at the 2020 PDAC Event in Toronto–
Project No. 852-512434 – Amendment No. 1**

Whereas under Section 8 of the Municipal Act, 2001, S.O. 2001, c. 25, as amended, the powers of a municipality shall be interpreted broadly to enable it to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues; and

Whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act; and

Whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public; and

Whereas Council entered into a Funding Agreement with Industry Canada (FedNor) for the Northern Ontario Pavilion at the 2020 PDAC Event in Toronto– Project No. 852-512434, through By-law No. 2019-127 on August 13, 2019; and

Whereas Council considered Memo No. 006-2021-CS at the February 16, 2021 Regular Council meeting and directed staff to prepare the necessary by-law to amend By-law No. 2019-127 being an agreement with FedNor the Northern Ontario Pavilion at the 2020 PDAC Event in Toronto, for consideration at the February 16, 2021 Regular Council meeting.

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That Schedule A to By-law No. 2019-127, be hereby amended by Amending Agreement No. 1, a copy of which is hereto attached as Schedule A and forms part of this by-law.
2. That the Clerk of the City of Temiskaming Shores is hereby authorized to make any minor modifications or corrections of an administrative, numerical, grammatical, semantically or descriptive nature or kind to the by-law and schedule as may be deemed necessary after the passage of this by-law, where such modifications or corrections do not alter the intent of the by-law.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger



Schedule "A" to

By-law No. 2021-021

Being a by-law to amend By-law No. 2019-127 to enter into an agreement with Her Majesty the Queen in Right of Canada as represented by the Ministry of Industry – FedNor for the Northern Ontario Pavilion at the 2020 PDAC Event in Toronto– Project No. 852-512434



FedNor
19 Lisgar Street
Suite 307
Sudbury, Ontario
P3E 3L4

FedNor
19 rue Lisgar
Bureau 307
Sudbury (Ontario)
P3E 3L4

February 2, 2021

Project Number: 852-512434

Mr. James Franks
Economic Development Officer
The Corporation of the City of Temiskaming Shores
325 Farr Drive, P.O. Box 2050
Haileybury ON POJ 1 K0

Dear Mr. Franks:

**Re: Northern Ontario Mining Showcase at PDAC and CIM 2020
Amendment Number: 1**

As a result of CIM 2020 being canceled due to COVID-19 with it's reported version to be held virtually May 2021, FedNor is prepared to amend our Contribution agreement of July 4, 2019 as follows:

Delete: Clause 2.1 The Recipient shall ensure that the Project described in Annex 1 (the "Project") commences on or before May 8, 2019 (the "Commencement Date") and is completed on or before June 30, 2020 (the "Completion Date").

Substitute: Clause 2.1 The Recipient shall ensure that the Project described in Annex 1 (the "Project") commences on or before May 8, 2019 (the "Commencement Date") and is completed on or before June 30, 2021 (the "Completion Date").

Delete: Annex 1 THE PROJECT - STATEMENT OF WORK

i) Description

The Corporation of the City of Temiskaming Shores is requesting \$887,500 in Regional Economic Growth through Innovation (REGI) funding, which represents 93 percent of eligible project costs to increase exporting activities of Northern Ontario enterprises and organizations. This would be achieved by organizing the 6th Northern Ontario Mining Showcase (NOMS) pavilion during the Prospectors and Developers Association of Canada (PDAC) International Convention, Trade Show & Investors Exchange (March 1 - 4, 2020) in Toronto, and at the Canadian Institute of Mining, Metallurgy & Petroleum (CIM) annual convention (May 3 - 6, 2020) in Vancouver.

iii) Dates: b) Completion Date - June 30, 2020

iv) Key Workplan Activities, Timelines and Milestones:

Specific project activities include:

1. Secure 13,200 sq. ft. with meeting space at PDAC and 2,700 sq. ft. at CIM to stage a pavilion;
2. Exhibit organizations and businesses of the mining supply and services sector from Northern Ontario - PDAC 110 and CIM 25;
3. Utilize a professional development team to design, build, modify, install/take down the pavilion at both events;
4. Coordinate a variety of activities, speaker series, and interactive displays showcasing products from exhibitors;
5. Hire a coordinator for the PDAC event to work with pavilion design team, City of Temiskaming Shores and FedNor; develop and implement a promotional strategy; orient SMEs; manage the exhibition; develop a bilingual event program with exhibitor and partner listings and descriptions; orient exhibitors; manage the exhibition/pavilion site during the PDAC; and provide a final evaluation; and
6. Organize international delegations to tour the pavilion while offering on site translation services at PDAC.

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$887,500
- Supported	\$887,500	Other Federal	
- Not Supported	\$67,500	Provincial	
Ineligible Costs		Municipal	
		Financial Institution	
		Recipient	
		Other	\$67,500
Total	<u>\$955,000</u>		<u>\$955,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Event Facility Rental	\$397,500		\$397,500
Event Costs - Staging	\$285,000		\$285,000
Consulting	\$83,000		\$83,000
Marketing / Promotion	\$80,000		\$80,000
Travel	\$42,000		\$42,000
Event Facility Rental		\$67,500	\$67,500
TOTAL ELIGIBLE COSTS	<u>\$887,500</u>	<u>\$67,500</u>	<u>\$955,000</u>
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$955,000</u>

Substitute: Annex 1 THE PROJECT - STATEMENT OF WORK

i) Description

The Corporation of the City of Temiskaming Shores is requesting \$887,500 in Regional Economic Growth through Innovation (REGI) funding to increase exporting activities of Northern Ontario enterprises and organizations. This would be achieved by organizing the 6th Northern Ontario Mining Showcase (NOMS) pavilion during the Prospectors and Developers Association of Canada (PDAC) International Convention, Trade Show & Investors Exchange (March 1 - 4, 2020) in Toronto, and at the virtual Canadian Institute of Mining, Metallurgy & Petroleum (CIM) Conference & Expo (May 3 - 6, 2021).

iii) Dates: b) Completion Date - June 30, 2021

iv) Key Workplan Activities, Timelines and Milestones:

A. Hire a coordinator to work with the pavilion design team, City of Temiskaming Shores and FedNor; develop and implement a promotional strategy; manage the exhibition; develop a bilingual event program with exhibitor and partner listings and descriptions; orient exhibitors; manage the exhibition/pavilion site; and provide a final evaluation.

B. For PDAC:

1. Secure 13,200 sq. ft. with meeting space to stage a pavilion;
2. Utilize a professional development team to design, build, modify, install/take down the pavilion;
3. Coordinate a variety of activities, speaker series, and interactive displays showcasing products from exhibitors; and,
4. Organize international delegations to tour the pavilion while offering on site translation services at PDAC.

C. For CIM:

1. Secure virtual space at CIM for 25 SMEs
2. Work with exhibitors to ensure they are "on-line" ready
3. Exhibit organizations and businesses of the mining supply and services sector from Northern Ontario

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$887,500
- Supported	\$887,500	Other Federal	
- Not Supported	\$67,500	Provincial	
Ineligible Costs		Municipal	
		Financial Institution	
		Recipient	
		Other	\$67,500
Total	<u>\$955,000</u>		<u>\$955,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Event Facility Rental	\$397,499	\$67,500	\$464,999
Event Costs - Staging	\$299,973		\$299,973
Consulting	\$98,000		\$98,000
Marketing / Promotion / ICT upgrades	\$71,904		\$71,904
Travel	\$20,124		\$20,124
TOTAL ELIGIBLE COSTS	<u>\$887,500</u>	\$67,500	\$955,000
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$955,000</u>

All other terms and conditions of our Contribution agreement remain unchanged.

This amendment is open for acceptance for a period of 30 days following the date on the first page, after which it will be null and void. This amendment shall be effective the date the duplicate copy of this amendment, unconditionally accepted and duly executed by the Recipient, is received by FedNor.

If further information is required, please contact Denise Deschamps toll-free at 1-877-333-6673 ext. 3276 or 705-471-3276 in our North Bay office.

Yours sincerely,

Kinnonen, Laura

Digitally signed by Kinnonen, Laura
Date: 2021.02.02 18:28:40 -05'00'

Lucie Perreault
Director of Program Delivery
FedNor

The Corporation of the City of Temiskaming Shores

Project Number: 852-512434

Amendment Number: 1

The foregoing is hereby accepted this _____ day of _____, _____.

Per: _____
Signature of Recipient

Title

Per: _____
Signature of Recipient

Title

The Corporation of the City of Temiskaming Shores

By-law No. 2021-022

Being a by-law to amend By-law No. 2018-130 to enter into a funding agreement with Industry Canada (FedNor) for a bilingual Project Coordinator – Project No. 39E-511659 – Amendment No. 3

Whereas under Section 8 of the Municipal Act, 2001, S.O. 2001, c. 25, as amended, the powers of a municipality shall be interpreted broadly to enable it to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues; and

Whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act; and

Whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public; and

Whereas Council entered into a Funding Agreement with Industry Canada (FedNor) for a bilingual project coordinator, through By-law No. 2018-130 on August 14, 2018; and

Whereas Council considered Memo No. 007-2021-CS at the February 16, 2021 Regular Council meeting and directed staff to prepare the necessary by-law to amend By-law No. 2018-130 being an agreement with FedNor for a Bilingual Project Coordinator, for consideration at the February 16, 2021 Regular Council meeting.

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That Schedule A to By-law No. 2018-130, as amended, be hereby further amended by Agreement No. 3, a copy of which is hereto attached as Schedule A and forms part of this by-law.
2. That the Clerk of the City of Temiskaming Shores is hereby authorized to make any minor modifications or corrections of an administrative, numerical, grammatical, semantically or descriptive nature or kind to the by-law and schedule as may be deemed necessary after the passage of this by-law, where such modifications or corrections do not alter the intent of the by-law.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger



Schedule "A" to

By-law No. 2021-022

Being a by-law to amend By-law No. 2018-130 to enter into a funding agreement with Industry Canada (FedNor) for a bilingual Project Coordinator – Project No. 39E-511659 – Amendment No. 3



FedNor
19 Lisgar Street
Suite 307
Sudbury, Ontario
P3E 3L4

FedNor
19 rue Lisgar
Bureau 307
Sudbury (Ontario)
P3E 3L4

February 9, 2021

Project Number: 39E-511659

Mr. Carman Kidd
Mayor
The Corporation of the City of Temiskaming Shores
325 Farr Drive, P.O. Box 2050
Haileybury ON P0J 1K0

Dear Mayor Kidd:

**Re: Bilingual project coordinator
Amendment Number: 3**

As a result of your request dated January 26, 2021, FedNor is prepared to amend our Contribution agreement of May 29, 2018 and subsequent amd # 1, and #2 as follows:

Delete: Annex 1 THE PROJECT - STATEMENT OF WORK

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$388,000
- Supported	\$388,000	Other Federal	
- Not Supported	\$106,000	Provincial	\$50,000
Ineligible Costs		Municipal	\$32,000
		Financial Institution	
		Recipient	
		Other	\$24,000
Total	<u>\$494,000</u>		<u>\$494,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Wages & benefits	\$150,000		\$150,000
Marketing/product development/research/ events	\$167,000	\$79,000	\$246,000
Travel/meetings/translation/administration	\$71,000	\$27,000	\$98,000
TOTAL ELIGIBLE COSTS	<u>\$388,000</u>	<u>\$106,000</u>	<u>\$494,000</u>
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$494,000</u>

Substitute: Annex 1 THE PROJECT - STATEMENT OF WORK

Project Costs and Financing:

<u>Project Costs:</u>		<u>Financing:</u>	
Eligible Costs		FedNor	\$388,000
- Supported	\$388,000	Other Federal	
- Not Supported	\$106,000	Provincial	\$50,000
Ineligible Costs		Municipal	\$32,000
		Financial Institution	
		Recipient	
		Other	\$24,000
Total	<u>\$494,000</u>		<u>\$494,000</u>

	<u>Supported</u>	<u>Not Supported</u>	<u>Total</u>
<u>Eligible Costs:</u>			
Wages & benefits	\$143,900		\$143,900
Marketing/product development/research/ events	\$200,100	\$79,000	\$279,100
Travel/meetings/translation/administration	\$44,000	\$27,000	\$71,000
TOTAL ELIGIBLE COSTS	<u>\$388,000</u>	<u>\$106,000</u>	<u>\$494,000</u>
<u>Ineligible Costs:</u>			
TOTAL INELIGIBLE COSTS			
TOTAL PROJECT COSTS			<u>\$494,000</u>

All other terms and conditions of our Contribution agreement remain unchanged.

This amendment is open for acceptance for a period of 30 days following the date on the first page, after which it will be null and void. This amendment shall be effective the date the duplicate copy of this amendment, unconditionally accepted and duly executed by the Recipient, is received by FedNor.

If further information is required, please contact Denise Deschamps toll-free at 1-877-333-6673 ext. 3276 or 705-471-3276 in our North Bay office.

Yours sincerely,

Perreault, Lucie

Digitally signed by Perreault,
Lucie
Date: 2021.02.09 08:33:27 -05'00'

Lucie Perreault
Director of Program Delivery
FedNor

The Corporation of the City of Temiskaming Shores

Project Number: 39E-511659

Amendment Number: 3

The foregoing is hereby accepted this _____ day of _____, _____.

Per: _____
Signature of Recipient

Title

Per: _____
Signature of Recipient

Title

The Corporation of the City of Temiskaming Shores

By-law No. 2021-023

**Being a by-law to enter into a Memorandum of Understanding between
Resource Tech Management Inc. (RTMI) and the Corporation of the City
of Temiskaming Shores for the purpose of accessing City-Owned
Parcels for Timber Harvesting Activities on Crown Land
(Parcel No. 8942NND and Parcel No. 19357SST)**

Whereas under Section 8 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, the powers of a municipality shall be interpreted broadly to enable it to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues; and

Whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act; and

Whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public; and

Whereas Council at its February 16, 2021 Regular Council Meeting, acknowledged receipt of Administrative Report No. RS-008-2021 regarding a Memorandum of Understanding with Resource Tech Management Inc. (RTMI) for the purpose of accessing City-Owned parcels for timber harvesting activities on Crown Land, and directed staff to prepare the necessary by-law for consideration at the February 16, 2021 Regular Council Meeting; and

And whereas the Council of the Corporation of the City of Temiskaming Shores deems it desirable to enter into an agreement with Resource Tech Management Inc. to permit access over certain municipal lands.

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That the Mayor and Clerk are hereby authorized to execute a Memorandum of Understanding between Resource Tech Management Inc. and the Corporation of the City of Temiskaming Shores, attached hereto as Schedule "A" and forming part of this by-law;
2. That the Clerk of the City of Temiskaming Shores is hereby authorized to make minor modifications or corrections of a grammatical or typographical nature to the By-law and schedule, after the passage of this By-law, where such modifications or corrections do not alter the intent of the by-law or its associated schedule.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger



Schedule “A” to

By-law 2021-023

Agreement between

The Corporation of the City of Temiskaming Shores

And

Resource Tech Management Inc.

**Memorandum of Understanding for the purpose of accessing City-Owned Parcels for Timber Harvesting Activities on Crown Land
(Parcel No. 8942NND and Parcel No. 19357SST)**

This Memorandum of Understanding made the 16th day of February 2021

Between:

Resource Tech Management Inc.
(Hereinafter called the “Benefactor”)

And:

City of Temiskaming Shores
(Hereinafter called the “City”)

Whereas the Benefactor will be harvesting timber from Crown lands, located within the City of Temiskaming Shores, which may be accessed by crossing two City-owned parcels of land; and

Whereas the Benefactor wishes to access and conduct maintenance activities on an existing forest access road crossing two City-owned parcels (BUCKE CON 1 N PT LOT 3 PCL 8942NND; and BUCKE CON 1 N PT LOT 4 PCL 19357SST), to provide continued road access to the Crown properties for the purpose of harvesting timber; and

Whereas the City wants to ensure that all access roads on City lands are operated in a safe, orderly, legal and environmentally acceptable way.

Therefore, the Parties Hereby Agree as Follows:

Location

1. The properties and designated areas to which this Memorandum of Understanding (MOU) applies are described as:
 - a. BUCKE CON 1 N PT LOT 3 PCL 8942NND; and
 - b. BUCKE CON 1 N PT LOT 4 PCL 19357SSTas shown on Appendix 01 of this MOU, (hereinafter referred to as the Lands).

Agreement in Principle

2. The City agrees to allow the Benefactor access to, and to carry out road maintenance activities on the Lands in accordance with all relevant legislation, regulations, policies and procedures, at its own cost.
3. The Benefactor and the City hereby agree that this MOU will come into effect upon execution of the agreement, commencing on **February 17th, 2021** and terminates on **July 15th, 2021**, unless this MOU is terminated early by either party.
4. The Benefactor shall pay to the City a one-time fee of **\$1,000** plus applicable taxes, for access and use of the Lands throughout the term of this MOU, payable by March 1, 2021.
5. For the purpose of connecting the existing forest access road to Crown Land – Bucke 121, the City hereby consents to the cutting and removal of approximately 15-18 pine trees on Parcel No. 19357SST by the Benefactor, provided that the Benefactor obtains all required authorizations from the Crown at its own cost and pays all fees, dues or other costs or charges which may result from or be associated with such cutting and removal.
6. The Benefactor agrees to conduct permitted activities in a way so as to avoid the creation of public hazards and the harmful alteration, disruption or destruction of the surrounding habitats.

7. Prior to the termination of this MOU, the Benefactor shall decommission the road on City-owned Lands to restrict future access.

Permits and Approvals

8. The Benefactor shall be required to apply for and comply with all permits and approvals that may be necessary for the activities described in this MOU.
9. It is the Benefactor’s responsibility to keep well informed of all Provincial requirements with respect to the type of activities carried out, or are proposed to be carried out on the road.
10. The Benefactor shall provide proof of adjacent landowners’ permission to the Benefactor to cross privately-owned property to access the City-owned Lands.

Requirement to Conform to all Laws and Regulations

11. The Benefactor shall conduct activities and operations on the Lands in accordance with all applicable legislation and regulations.

Responsibility

12. The Benefactor will be responsible for the conduct of all activities on the Lands, including the identification of property boundaries, and for the full cost of all such activities.
13. The Benefactor shall, at his own expense, be responsible for monitoring the road for public and environmental hazards, and for undertaking remedial work where a hazard has been identified.
14. The Benefactor will pay or cause to be paid any employee or wage-earners employed by the Benefactor on the Lands, and for any materials furnished in accordance with its work on the Lands, which might give rise to a lien thereon, and should any lien be filed against any of the Lands in question in consequence of any work done or material supplied for or on account of the Benefactor, it will, on this fact becoming known to it forthwith take active proceedings to have such lien removed, and will at its own expense have all such liens removed, with all reasonable dispatch.

Liability and Insurance

15. The Benefactor hereby agrees to indemnify and save the City harmless from any loss, cost, claims, charges, suits, actions or judgements made, brought or recovered against the City arising from the Benefactor carrying out the activities and terms of this MOU.
16. The Benefactor shall obtain and maintain during the entire period this MOU is in effect a liability insurance policy of at least two-million dollars in value that shall cover the full range of activities on the Lands, and shall name the City of Temiskaming Shores as co-insured.
17. The Benefactor shall provide to the City proof of the liability insurance required by Paragraph 16, on signing this MOU/agreement and at any other time on demand.

Ownership

18. The Land occupied by the roadbed on the Lands shall remain the property of the City.
19. Any structures owned by Benefactor and installed by the Benefactor on the Lands, in accordance with this MOU, shall remain the Benefactor's property during the time this MOU is in effect, and shall be removed on the termination of this MOU.

Waste Disposal

20. Any waste created by the Benefactor in carrying out work and activities on the Lands must be removed by Benefactor, and disposed of properly at an authorized recycling facility or approved waste disposal site.

Communication

21. The Benefactor agrees to keep the City well informed of plans and activities on the Lands.
22. All communication with the Benefactor regarding this MOU should be with:

Allan Legros, President
Resource Tech Management Inc.
116088 Quarry Road, R.R. 1
Haileybury, Ontario. P0J 1K0
(705) 672-2428

23. All communication with the City regarding this MOU should be with:

Logan Belanger, Municipal Clerk
City of Temiskaming Shores
P.O. Box 2050, 325 Farr Drive
Haileybury, ON P0J 1K0
(705) 672-3363 ext. 4136

Amendment/Termination

24. This MOU may be amended or cancelled at any time upon the mutual consent of the Benefactor and the City.
25. The City may terminate this MOU unilaterally at any time, should the Benefactor be found to be operating contrary to this MOU, or contrary to any permit or approval issued to the Benefactor in connection to this MOU.

Miscellaneous

26. This MOU contains the entire agreement between the Parties respecting the subject matter, and supersedes all other agreements whether written, or oral between the Parties. No alteration, modification or amendment to this MOU shall be binding unless made in writing and signed by the Parties.
27. This agreement shall enure to the benefit of and be binding upon the Parties hereto, their heirs, executors, administrators and assigns, respectively.

Remainder of this page left intentionally blank

In Witness Whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed and Sealed in
the presence of

Resource Tech Management Inc.

President – Allan Legros

Municipal Seal

**Corporation of the City of
Temiskaming Shores**

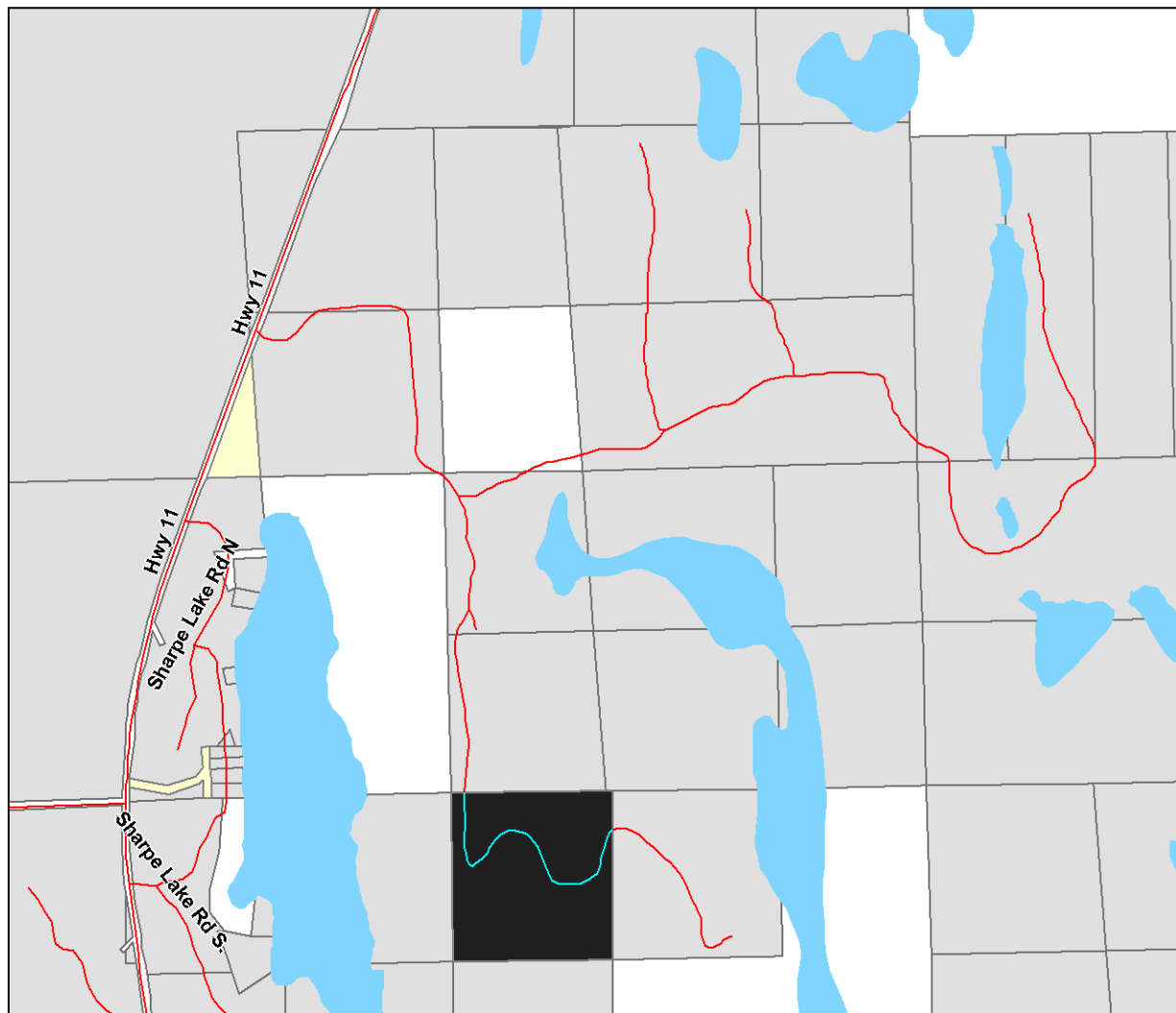
Mayor – Carman Kidd

Clerk – Logan Belanger

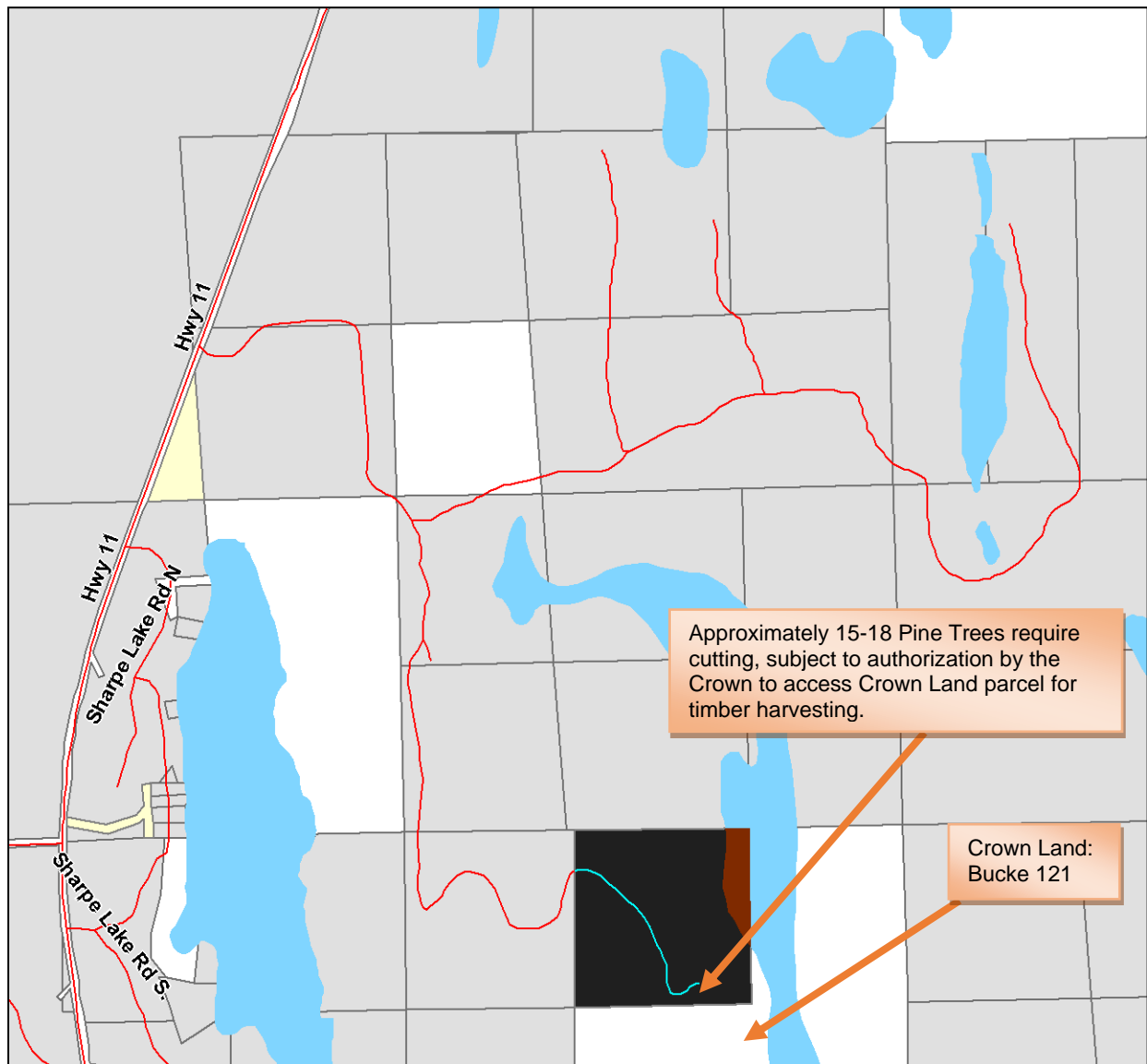
**Appendix 01 to Schedule “A”
By-law No. 2021-023**

Description of Lands

Property 1 Legal Description: BUCKE CON 1 N PT LOT 3 PCL 8942NND – Scope of MOU Limited to Existing Forestry Access Road Outlined on the parcel highlighted in black



Property 2 Legal Description: BUCKE CON 1 N PT LOT 4 PCL 19357SST- Scope of MOU Limited to Existing Forestry Access Road Outlined on the parcel highlighted in black



These maps are provided for information purposes only, and do not represent a survey.

The Corporation of the City of Temiskaming Shores

By-law No. 2021-024

Being a by-law to authorize the entering into a Lease Agreement with the Haileybury Family Health Team for the rental of space at the Haileybury Medical Centre

Whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

And whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public;

And whereas Council considered Administrative Report CS-010-2021 at the February 16, 2021 Regular Council meeting and directed staff to prepare the necessary by-law to enter into a one (1) year lease agreement with the Haileybury Family Health Team for the use of office space at the Haileybury Medical Centre based on a rental increase of 2.0% for 2021 (\$23.04/ft²) for consideration at the February 16, 2021 Regular Council meeting;

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space (**Room 215**) at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “A”** and forming part of this by-law;
2. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space (**Rooms 221**) at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “B”** and forming part of this by-law;
3. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space (**Room 236**) at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “C”** and forming part of this by-law;
4. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space (**Room 238**) at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “D”** and forming part of this by-law;
5. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space (**Room 239**) at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “E”** and forming part of this by-law;

6. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space **(Room 240)** at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “F”** and forming part of this by-law;
7. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space **(Room 242)** at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “G”** and forming part of this by-law;
8. That the Mayor and Clerk be authorized to enter into an Agreement with the Haileybury Family Health Team for the rental of space **(Room 250)** at the Haileybury Medical Centre, a copy of which is attached hereto as **Schedule “H”** and forming part of this by-law;
9. That the Clerk of the City of Temiskaming Shores is hereby authorized to make any minor modifications or corrections of an administrative, numerical, grammatical, semantically or descriptive nature or kind to the by-law and schedule as may be deemed necessary after the passage of this by-law, where such modifications or corrections do not alter the intent of the by-law.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger

Schedule “A” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 215)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased Premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **84 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

Together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum **\$161.28** per month plus HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in Appendix 01 attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Schedule “B” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 221)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **272 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

TOGETHER with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$522.24** per month plus HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Schedule “C” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 236)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
POJ 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **144 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$276.48** per month plus HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Tenant

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Schedule “D” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 238)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased Premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **96 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

Together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$184.32** per month HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Schedule “E” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 239)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **84 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

Together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$161.28** per month plus HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Schedule “F” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 240)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **456 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

Together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$875.52** per month HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Schedule “G” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 242)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased Premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **240 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

Together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$460.80** per month plus HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant Party of the Second Part

Date

Deborah Kersley

Schedule “H” to By-law No. 2021-024

Dated this 16th day of February, 2021

Lease Agreement

- between -

The Corporation of the City of Temiskaming Shores

- and -

The Haileybury Family Health Team

(ROOM 250)

LEASE

Administered by:
The Corporation of the City of Temiskaming Shores
P.O. Box 2050
Haileybury, Ontario
P0J 1K0

This Lease made this 16th day of February, 2021.

Between:

The Corporation of the City of Temiskaming Shores
(hereinafter called the "Landlord")

And:

The Haileybury Family Health Team
(hereinafter called the "Tenant")

Whereas the Landlord is the owner of the lands described as follows: Part Lot 13 and Part Lot 137, Concession 3, as shown on Plan M-58, Parcel 19899SST in the City of Temiskaming Shores, District of Timiskaming, in the Province of Ontario, (hereinafter called the "Land"), and there is located on the Lands a building (hereinafter called the "Building"), having an entrance off Meridian Avenue in the City of Temiskaming Shores, in the Province of Ontario.

And whereas the parties hereto have agreed to enter into this Lease.

1. Leased Premises

The Landlord hereby demises and leases to the Tenant part of the upper level in the Landlord's Building containing a rentable area of **88 ft²** located at 95 Meridian Avenue, Haileybury, Ontario being hereinafter called the "premises".

Ingress and Egress

Together with the right of ingress and egress for the Tenant's employees, servants and agents, customers, patients and invitees, and the use of elevators, entrances, lobbies, hallways, stairways, driveways, sidewalks, common loading and stopping areas in and about the Lands and Building (hereinafter called the "common areas").

2. Term

To hold the premises for a term commencing on the **1st day of April, 2021** and ending on the **31st day of March, 2022**.

3. Rent

And paying therefore, to the Landlord, subject to the provisions of this Lease, the sum of **\$168.96** per month plus HST. Rent is payable to the City of Temiskaming Shores and due on the first day following the last day of each quarter during the term hereof.

And the parties hereto covenant and agree to the General Covenants as detailed in **Appendix 01** attached hereto and forming part of this agreement.

In witness whereof the Party of the First Part has hereunto affixed its corporate seal attested by the hands of its duly authorized officers, and the Party of the Second Part has hereunto set its hand and seal by execution under seal by each and every individual comprising the Party of the Second Part.

Signed, sealed, and delivered, in the presence of;

City of Temiskaming Shores – Landlord

Party of the First Part

Date

Mayor – Carman Kidd

Date

Clerk – Logan Belanger

The Haileybury Family Health Team – Tenant

Party of the Second Part

Date

Deborah Kersley

Appendix 01 General Covenants

1. Tenant's Covenants

The Tenant covenants with the Landlord:

- a) **Rent** - to pay rent;
- b) **Telephone** - to pay when due the cost of the telephone and intercom services supplied to the premises;
- c) **Repair** - to repair, reasonable wear and tear and damage by fire, lightning and tempest only excepted; and to permit the Landlord to enter and view the state of repair and to repair according to notice in writing, reasonable wear and tear and damage by fire, lightning and tempest only excepted; and to leave the premises in good repair, reasonable wear and tear and damage by fire, lightning and tempest only excepted;
- d) **Cost of repair where Tenant at fault** - that if the building including the premises, boilers, engines, pipes and other apparatus (or any of them) used for the purpose of heating or air conditioning the building or operating the elevators, or if the water pipes, drainage pipes, electric lighting or other equipment of the building or the roof or outside walls of the building get out of repair or become damaged or destroyed through the negligence, carelessness or misuse of the Tenant, his servants, agents, employees or anyone permitted by him to be in the building (or through him or them in any way stopping up or injuring the heating apparatus, elevators, water pipes, drainage pipes, or other equipment or part of the building) the expense of any necessary repairs, replacements or alterations shall be paid by the Tenant to the Landlord forthwith on demand;
- e) **Assigning or subletting** - not to assign, sublet or part with possession of any part of the premises without leave of the Landlord, which leave shall not be unreasonably withheld, and which leave shall not be required in the event of a sublease to add a health team member to the group comprising the Tenant or to a management corporation which may be incorporated by the Tenant;
- f) **Entry by Landlord** - to permit the Landlord or its agents to enter upon the premises at any time and from time to time for the purpose of inspecting and making repairs, alterations or improvements to the premises or to the building, and the Tenant shall not be entitled to compensation for any inconvenience, nuisance, or discomfort occasioned thereby; provided that the Landlord shall give reasonable advance notice to avoid inconvenience to the Tenant, given the private and confidential nature of the profession of the Tenant;

- g) **Indemnity** - to indemnify and save harmless the Landlord against and from any and all claims by or on behalf of any person or persons, firm or firms, or corporation or corporations arising from the conduct or any work, by or through any act of negligence of the Tenant or any assignee, subtenant, agent, contractor, servants, employee or licensee of the Tenant;
- h) **Exhibiting premises** - to permit the Landlord or its agents to exhibit the premises to prospective Tenants between the hours of 9:00p.m. and 11:00p.m. during the last month of the term;
- i) **Alterations** - not to make or erect in or to the premises any installation, alteration, addition, or partition without submitting plans and specifications to the Landlord and obtaining the Landlord's prior written consent (in each instance); such work shall if the Landlord so elects, be performed by employees of or contractors designated by the Landlord; in the absence of such election, such work may be performed with the Landlord's consent in writing (given prior to letting of contract) by contractors engaged by the Tenant but in each case only under written contract approved in writing by the Landlord and subject to all conditions which the Landlord may impose; the Tenant shall submit to the Landlord or the Tenant's contractors (as the case may be), when due the costs of all such work and of all materials, labour and services involved therein and of all decoration and all changes in the building, its equipment or services, necessitated thereby; provided, that it is at this time understood by the Landlord that certain medical equipment is to be installed, including wall mounted byfercator, otoscope and blood pressure apparatus to be placed at convenient places as designated by the Tenant;
- j) **Name of building** - not to refer to the building by any other name other than that designated from time to time by the Landlord nor use the name of the building for any purpose except as the business address of the Tenant;
- k) **Termination by Tenant** – Notwithstanding any unexpired term of this agreement, in the event that the Tenant is not otherwise in default of the terms of this lease, he shall be entitled to terminate this lease upon giving 60 days written notice to the Landlord and upon payment to the Landlord of a penalty equal to three months rental and they must have the property vacated by the final day of their 60 days notice.
- l) **Monthly tenancy** – If upon the termination of this lease or any extension thereof the Landlord permits the Tenant to remain in possession of the Lands and Building and accepts rent, a tenancy from year to year is not created by implication of law and the Tenant is deemed to be a monthly tenant only, subject to all the terms and conditions of this lease except as to duration.
- m) **Insurance** - The tenant shall maintain adequate insurance coverage on its equipment, supplies, inventory and the Tenant's fixtures and all other property belonging to it. The Tenant agrees to not carry on or permit to be carried on any business in the Building which may make void or voidable any insurance held by the Landlord or other occupants of the Building.

The tenant will keep in force a full policy of public liability insurance with respect to the business operated by the Tenant in the Leased Premises. The policy shall name the Landlord and Tenant as insured and shall contain a clause that the insurer will not cancel or change the insurance without first giving the Landlord 10 days written notice. A certificate of such insurance shall be delivered to the Landlord prior to the commencement of the term and, so far as renewals are concerned, thirty days prior to the expiry of any such policy.

2. Landlord's covenants

The Landlord covenants with the Tenant;

- a) **Quiet enjoyment** - for the quiet enjoyment;
- b) **Taxes** – to pay all taxes and rates levied against the premises or to the Landlord on account thereof;
- c) **Access** - to permit the Tenant, its employees, and all persons lawfully requiring communication with them to have the use at all reasonable times in common with other of the main entrance and the stairways and corridors of the building leading to the premises;
- d) **Air conditioning** - to install and operate air conditioning units to air condition the premises at the expense of the Landlord;
- e) **Electricity and water** - to pay for the electricity and water supplied to the premises;
- f) **Janitor service** - to cause, when reasonably necessary, given the professional nature of the Tenant's use of the premises, (from time to time) the floors and windows of the premises to be vacuumed, swept and cleaned and the desks, tables and other furniture of the Tenant to be dusted, but (with the exception of the obligation to cause the work to be done) the Landlord shall not be responsible for any act or omission or commission on the part of the person or persons employed to perform such work, provided vacuuming, sweeping and dusting is done daily five days of the week;
- g) **Heat** - to heat the premises;
- h) **Plug-ins** - to provide outside plug-in service for not less than 18 cars in the staff parking area adjacent the premises;
- i) **Structural soundness** - to keep the premises, common areas and parking lot structurally sound and to look after any structural defects which may arise;
- j) **Notice** – the Landlord can terminate the lease upon giving 60 days written notice in accordance with the provisions stated in the Tenant Protection Act; and
- k) **Insurance** - The Landlord shall maintain adequate fire and other perils insurance coverage on the Leased premises and its fixtures for the full value thereof and shall

maintain such insurance throughout the term of this Lease and any renewal thereof. Such policy shall contain a waiver of subrogation as against the Tenant and its employees and officers.

3. **Provisos**

Provided always and it is hereby agreed as follows:

- a) **Fixtures** - The Tenant may remove his fixtures, but all installations, alterations, additions, partitions and fixtures except trade or Tenant's fixtures in or upon the premises, whether placed there by the Tenant or by the Landlord, shall be the Landlord's property without compensation therefore to the Tenant and shall not be removed from the premises at any time (either during or after the term);
- b) **Fire** - In case of damage to the premises by fire, lightning or tempest, rent shall cease until the premises are rebuilt; and the Landlord, instead of re-building or making the premises fit for the purpose of the Tenant, may at its option terminate this lease on giving to the Tenant within thirty days after such fire, lightning or tempest, notice in writing of its intention (so to do) and thereupon rent and any other payments for which the Tenant is liable under this lease shall be apportioned and paid to the date of such fire, lightning or tempest, and the Tenant shall immediately deliver up possession of the premises to the Landlord;
- c) **Damage to property** - The Landlord shall not be liable nor responsible in any way for any loss of or damage or injury to any property belonging to the Tenant or to the employees of the Tenant or to any other person while in the building or in the yard of the building unless such loss, damage or injury shall be caused by the negligence of the Landlord or its employees, servants or agents for any damage to any such property caused by steam, water, rain or snow which may leak into, issue or flow from any part of the building or from the water, steam or drainage of the building or from any other place or quarter nor for any damage caused by or attributable to the condition or arrangement of any electric or other wiring omitted by any other Tenant;
- d) **Impossibility of performance** - It is understood and agreed that whenever and to the extent that the Landlord shall be unable to fulfil, or shall be delayed or restricted in fulfilling any obligation hereunder for the supply or provision of any service or utility or the doing of any work or the making of any repairs because it is unable to obtain the material, goods, equipment, service, utility or labour required to enable it to fulfil such obligations or by reason of any statute, law or order-in-council or any regulation or order passed or made pursuant thereto or by reason of the order or direction of any administrator, controller or board, or any government department or officer or other authority, or by reason of not being able to obtain any permission or authority required thereby, or by reason of any other cause beyond its control whether of the foregoing character or not, the Landlord shall be relieved from the fulfilment of such obligation and the Tenant shall not be entitled to compensation for any inconvenience, nuisance or discomfort thereby occasioned;

- e) **Default of Tenant** - If the rent reserved or any part thereof shall not be paid on the day appointed for payment, whether lawfully demanded or not, or in case of breach or non-observance or non-performance of any of the covenants or agreements or rules or regulations herein contained or referred to on the part of the Tenant to be observed and performed, or in case the premises shall be vacated or remain unoccupied or in case the term shall be taken in execution or attachment for any cause whatsoever, (and in every such case) the Landlord shall be entitled thereafter to enter (into and) upon the premises (or any part thereof in the name of the whole) and the same to (have again), repossess and enjoy as of its former estate, anything herein contained to the contrary notwithstanding;
- f) **Bankruptcy of Tenant** - In case without the written consent of the Landlord the premises shall remain vacant or not used for the period of fifteen days or be used by any other person than the Tenant or for any other purpose than that for which they were let or in case the term or any of the goods and chattels of the Tenant shall at any time be seized in execution or attachment by any creditor of the Tenant or if the Tenant shall make any assignment for the benefit of creditors or any bulk sale of any act (now or hereafter in force) for bankrupt or insolvent debtors (or if the Tenant is a company any order shall be made for the winding up of the Tenant), then in any such case this lease shall at the option of the Landlord cease and terminate and the term shall immediately become forfeited and void and the current month's rent and the next ensuing three month's rent shall immediately become due and payable and the Landlord may re- enter and take possession of the premises as though the Tenant or other occupant (or occupants) of the premises was (or were) holding over after the expiration of the term without any right whatever;
- g) **Distress** - The Tenant waives and renounces the benefit of any present or future statute taking away or limiting the Landlord's right of distress, and covenants and agrees that notwithstanding any such statute none of the goods and chattels of the Tenant on the premises at any time during the term shall be exempt from levy by distress for rent in arrears;
- h) **Right of re-entry** - On the Landlord's becoming entitled to re-enter the premises under any of the provisions of this lease, the Landlord in addition to all other rights may do so as the agent of the Tenant, using force if necessary, without being liable for any prosecution therefore, and may re-let the premises as agent of the Tenant, and receive the rent therefore, and as agent of the Tenant may take possession of any furniture or other property on the premises and sell the same at a public or private sale without notice and apply the proceeds of such sale and any rent derived from re-letting the premises upon account of rent under this lease, and the Tenant shall be liable to the landlord for any deficiency;
- i) **Right of termination** - On the Landlord's becoming entitled to re-enter the premises under any of the provisions of this lease, the Landlord, in addition to all other rights, shall have the right to terminate this lease forthwith by leaving upon the premises notice in writing of its intention, and thereupon rent and any other payments for which the Tenant is liable under this lease shall be computed, apportioned and paid in full

to the date of such termination, and the Tenant shall immediately deliver up possession of the Premises to the Landlord, and the Landlord may re-enter and take possession of the premises;

- j) **Non-waiver** - Any condoning, excusing or overlooking by the Landlord of any default, breach or non-observance by the Tenant at any time in respect of any covenant, provision or condition herein contained shall not operate as a waiver of the Landlord's rights hereunder in respect of any subsequent default, breach or non-observance, and shall not defeat or affect in any way the rights of the Landlord herein in respect to any default, breach or non-observance by the Landlord, mutatis mutandis.
- k) **Overholding** - If the Tenant shall continue to occupy the premises after the expiration of this lease with or without the consent of the Landlord, and without any further written agreement, the Tenant shall be a monthly Tenant at the monthly rental herein mentioned and on the terms and conditions herein set out except as to length of tenancy.
- l) **Arbitration** - Any dispute between the parties hereto arising out of the provision of this lease shall be referred to the arbitration of three persons, one to be appointed by each of the parties hereto and the third to be chosen by the two so appointed. If either of the parties fails to appoint an arbitrator for 15 days after the one party has appointed an arbitrator and has notified the other party in writing of the appointment and of the matter in dispute to be dealt with, the decision of the arbitrator appointed by the first of such parties shall be final and binding on both of the parties hereto. If the two arbitrators appointed by the parties hereto fail to agree upon a third arbitrator for 15 days after the appointment of the second arbitrator, either party hereto may apply on 15 days' notice (written) giving the order to a Judge of the District Court of the District of Timiskaming as a persona designate to appoint such third arbitrator. The said Judge, upon proof of such failure of appointment and of the giving of such notice, may forthwith appoint an arbitrator to act as such third arbitrator. If any arbitrator refuses to act or is incapable of acting or dies, a substitute for him may be appointed in the manner herein before provided. The decision of the three arbitrators so appointed, or a majority of them, shall be final and binding upon the parties hereto. All costs and expenses of any such arbitration shall be borne by the parties hereto equally;
- m) **Subordination** - This lease and everything herein contained shall be postponed to any charge or charges now or from time to time hereafter created by the Landlord in respect of the premises by way of institutional mortgage or mortgages and to any extension, renewal, modification, consolidation or replacement thereof, and the Tenant covenants that it will promptly at any time during the term hereof as required by the Landlord give all such further assurances to this provision as may be reasonably required to evidence and effectuate this postponement of its rights and privileges hereunder to the holders of any such charge or charges. The Tenant further covenants on demand at any time to execute and deliver to the Landlord at the Landlord's expense any and all instruments which may be necessary or proper to subordinate this lease and the Tenant's rights hereunder to the lien or liens of any

such extension, renewal, modification, consolidation, replacement or new mortgage or mortgages, and the Tenant hereby irrevocably constitutes and appoints the Landlord as its attorney with full power and authority to execute any necessary documents in the implementation hereof for and on behalf of the Tenant and any assumption of this lease by any assignee of the Tenant named herein shall in itself include this provision so that the assignee assuming this lease does thereby irrevocably constitute and appoint the Landlord as its attorney with full power and authority to execute any necessary documents in the implementation hereof for or on behalf of the said assignee;

- n) **Notice** - Any notice required or contemplated by any provision of this lease shall be deemed sufficiently given if contained in writing enclosed in a sealed envelope addressed, in the case of notice of the Landlord, to it, at P.O. Box 2050, Haileybury, Ontario, P0J 1K0 and in the case of notice to the Tenant, to P.O. Box 2010, Haileybury, Ontario, P0J 1K0. The date of receipt of such notice shall be the fourth day next following the date of so mailing by registered mail. Provided that either party may, by notice to the other, designate another address in Canada to which notices mailed or delivered more than ten days thereafter shall be addressed.

4. Headings

The headings in this lease have been inserted as a matter of convenience and for reference only and in no way define, limit or enlarge the scope or meaning of this lease or any provisions hereof.

5. Effect of Lease

This lease and everything herein contained, shall extend to and bind and may be taken advantage of by the heirs, executors, administrators, successors and assigns, as the case may be, of each (and every) of the parties hereto, and where there is more than one Tenant or there is a female party or a corporation, the provisions hereof shall be read with all grammatical changes thereby rendered necessary and all covenants shall be deemed joint and several.

The Corporation of the City of Temiskaming Shores

By-law No. 2021-025

Being a by-law to amend By-law No. 2018-016 as amended, to enter into a Lease Agreement with Dr. Danill Subbotin Dentistry Professional Corporation for the Rental of space at the Haileybury Medical Centre for a Dentistry practice

Whereas under Section 8 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, the powers of a municipality shall be interpreted broadly to enable it to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues;

And whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

And whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public;

And whereas Council considered Administrative Report No. CS-011-2021 at the February 16, 2021 Regular Council meeting and directed staff to prepare the necessary by-law to amend By-law No. 2018-116 to include a payment of \$392.22 per month over the remaining term of the lease agreement with Dr. Danill Subbotin Dentistry Professional Corporation, for the repayment of a supplied and installed air exchanger at the Haileybury Medical Centre, for consideration at the February 16, 2021 Regular Council meeting;

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That By-law No. 2018-116, as amended be further amended by removing Article 4 of Schedule "A" and replacing it with the following:

4. Rent

And paying therefore, to the Lessor, subject to the provisions of this Lease, the sum of Two-Thousand Five-Hundred and Eighty-Three Dollars and Twenty-Two cents **(\$2,583.22)** per month plus HST, representing a lease rate of \$15.84 per square foot (with a reduction of \$1.84 per square foot in lieu of lease hold improvements), and a leasehold improvement rate of \$392.22 for the repayment of the air exchanger. Rent is payable to the City of Temiskaming Shores and due on the first day of each and every month during the term hereof. Such payment to be mailed to P.O. Box 2050 Haileybury, Ontario P0J 1K0.

2. That this by-law will come into effect as of March 1st, 2021.

3. That the Clerk of the City of Temiskaming Shores is hereby authorized to make minor changes or corrections of a grammatical or typographical nature to the By-law and schedule, after the passage of this By-law, where such modifications or corrections do not alter the intent of the By-law.

Read a first, second and third time and finally passed this 16st day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger

The Corporation of the City of Temiskaming Shores

By-law No. 2021-026

Being a by-law to enter into an agreement with Xylem Canada LP. for the Supply and Delivery of a Pre-Fabricated, Single-Phase Lift Station for the Rotary Splash Pad Project

Whereas under Section 8 of the Municipal Act, 2001, S.O. 2001, c. 25, as amended, the powers of a municipality shall be interpreted broadly to enable it to govern its affairs as it considers appropriate and to enhance the municipality's ability to responds to municipal issues; and

Whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act; and

Whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public; and

Whereas Council considered Administrative Report No. RS-002-2021 at the February 2, 2021 Regular Council meeting and directed staff to prepare the necessary by-law to enter into an agreement with Xylem Canada LP for the Supply and Delivery of a Pre-Fabricated, Single-Phase Lift Station for the Rotary Splash Pad Project, for Council Consideration.

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That Council authorizes the entering into an agreement with Xylem Canada LP. for the supply and delivery of one pre-fabricated, single phase sift station, in the amount of \$72,454.78, plus applicable taxes, a copy of which is attached hereto as Schedule "A" and forming part of this by-law;
2. That the Clerk of the City of Temiskaming Shores is hereby authorized to make minor modifications or corrections of a grammatical or typographical nature to the by-law and schedule, after the passage of this by-law, where such modifications or corrections do not alter the intent of the by-law or its associated schedule.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger



Schedule “A” to

By-law 2021-026

Agreement between

The Corporation of the City of Temiskaming Shores

and

Xylem Canada LP.

for the Supply and Delivery of a Pre-Fabricated, Single-Phase Lift Station
for the Rotary Splash Pad Project

This agreement made in duplicate this 16th day of February 2021.

Between:

The Corporation of the City of Temiskaming Shores

(hereinafter called "the Owner")

and

Xylem Canada LP.

(hereinafter called "the Contractor")

Witnesseth:

That the Owner and the Contractor shall undertake and agree as follows:

Article I:

The Contractor will:

- a) Provide all material and perform all work described within this Agreement.
- b) Do and fulfill everything indicated by this Agreement and in the Contract Documents as itemized in Appendix 01, a copy of which is hereto attached and forming part of this agreement; and
- c) Complete, as certified by the Director of Recreation, all the work by **May 15th, 2021.**

Article II:

The Owner will:

- a) Pay the Contractor in lawful money of Canada for the material and services aforesaid Seventy-Two Thousand, Four-Hundred and Fifty-Four Dollars and Seventy-Eight Cents, plus applicable taxes, subject to additions and deductions as provided in the Contract Documents.
- b) Make payment on account thereof upon delivery and completion of the said work and receipt of invoice, in accordance with the City of Temiskaming Shores Purchasing Policy, and with terms of Net 30 days after receiving such invoice.

Article III:

All communications in writing between the parties, or between them and the Engineer shall be deemed to have been received by the addressee if delivered to the individual or to a member of the firm or to an officer of the Owner for whom they are intended or if sent by hand, Canada Post, courier, facsimile or by another electronic communication where, during or after the transmission of the communication, no indication or notice of a failure or suspension of transmission has been communicated to the sender. For deliveries by courier or by hand, delivery shall be deemed to have been received on the date of delivery; by Canada Post, 5 days after the date on which it was mailed. A communication sent by

facsimile or by electronic communication with no indication of failure or suspension of delivery, shall be deemed to have been received at the opening of business on the next day, unless the next day is not a working day for the recipient, in which case it shall be deemed to have been received on the next working day of the recipient at the opening of business.

The Contractor:

Xylem Canada LP
1086 Elisabetha Street
Sudbury Ontario
P3A 5K

The Owner:

City of Temiskaming Shores
P.O. Box 2050
325 Farr Drive
Haileybury, Ontario
P0J 1K0

The Director of Recreation:

Mathew Bahm
City of Temiskaming Shores
P.O. Box 2050
325 Farr Drive
Haileybury, Ontario
P0J 1K0

Remainder of Page left blank intentionally

In witness whereof the parties have executed this Agreement the day and year first above written.

Signed and Sealed in
the presence of

Xylem Canada LP

Sales Representative – Dale Columbus

Municipal Seal

**Corporation of the City of Temiskaming
Shores**

Mayor – Carman Kidd

Clerk – Logan Belanger



Appendix 01 to
Schedule "A" to

By-law No. 2021-000

Form of Agreement

Proposal

Date: Tuesday, January 26, 2021

Quotation #: 20-36-0076

Project Information

Company Name: EXP
Project Name: TEMISKAMING SHORES UPGRADES
Xylem Representative: Dale Columbus

Attention to: HAYDEN FISET

SPLASH PAD STATION

Qty	ArtNo	Description
1	BARSKI 6' X 12	BARSKI LIFT STATION 6' x 12' ALL 4" PVC PIPING ALUMINUM LADDER INSTALLED

Date: 2021/01/26

Quotation # 20-36-0076

Company Name: EXP

PUMPS FOR SPLASH PAD

Qty	ArtNo	Description
2	3127.070-0143	FLYGT MODEL NP-3127 SUBMERSIBLE PUMP 7.5HP/5.6KW 230VOLT 1PHASE 60HZ 4POLE HT IMPELLER CODE 489, VOLUTE 4" 16M 4G10+S(2X0.5) FLS, FLUSH VALVE READY, CSA EX ADAPTIVE N, HARD IRON IMPELLER
8	13-52 01 91	CALIBRATED CHAIN 9/32" ALLOY GR 80 GALV. COMPATIBLE WITH HOIST 13-43 00 06
2	13-52 01 93	CHAIN CONNECTOR, 9/32" ALLOY STEEL
2	13-44 00 30	MASTER LINK 1/2" GR.80 ALLOY STEEL GALVANIZED
1	13-56 00 13	INSTALL. & COMM.
1	13-56 00 24A	FREIGHT CHARGES TO TEMISKAMING SHORES ONTARIO CANADA



Date: 2021/01/26

Quotation # 20-36-0076

Company Name: EXP



Date: 2021/01/26 Quotation # 20-36-0076

Company Name: EXP

Panel

Qty	ArtNo	Description
1	CONTROL PANEL	Control (with Multiranger 100 controller) 7.5HP/230V/1PH/32A
		DES: 4X, stainless steel, double door enclosure, appx. 42''H x 36''W x 12''D A main breaker c/w handle er distribution block c/w safety covers 40A manual starters c/w aux. contacts and handle IP/230V/1PH contactors iary fuses V/120V/1KVA transformer rol breakers ins reverse sockets for MINI CAS II t mounting bezels for MINI CAS II IPERATURE RESET push buttons N-OFF-AUTO selectors switches IP RUN indicating lamps LED type IP OVERLOAD indicating lamps LED type H LEVEL indicating lamp LED type V LEVEL indicating lamp LED type totalizers rol relays rol timer ens Multiranger 100 level controller l held programmer sonic level transducer (RANGE 0.3m to 8m c/w 30 m of cable) c/w submersible shield W panel heater c/w thermostat hanical protection for intrinsically safe circuits Terminal blocks wing, wiring, assembly p test
4	13-40 90 33	RUN CAP 40UF 370VAC C/W MOUNTING CLIP
2	13-40 90 36	START CAP 237UF 330V AC C/W MOUNTING CLI
2	14-40 30 09	START RELAY SR-218
2	14-40 80 00	DISCHARGE RESISTOR RD-2015K
2	14-40 20 47	RELAY 425 240 VOLT
2	40-50 10 98	MINI CAS II 120 VAC
1	13-40 04 06	INTRINSICALLY SAFE RELAY
2	582 88 11	LEVEL REGULATOR DENSITY: 0.95-1.10, FLOAT COLOR: GREY, BLACK NBR/PVC 6M CABLE
		Total Price of Quotation: \$ 72,454.78



Date: 2021/01/26

Quotation # 20-36-0076

Company Name: EXP

Terms and Conditions

This order is subject to the Standard Terms and Conditions of Sale – Xylem Americas effective on the date the order is accepted which terms are available at <http://www.xyleminc.com/en-us/Pages/terms-conditions-of-sale.aspx> and incorporated herein by reference and made a part of the agreement between the parties.

Mode of delivery

SURFACE

Prices

PRICES ARE IN CANADIAN DOLLARS

Taxes:

Taxes are not included in this quotation unless specifically stated otherwise.

Terms of delivery

FOB CDN ORIGIN, FREIGHT ALLOWED TO TEMISKAMING SHORES

Terms of Payment :

100% Net 30 days following shipment date.

Xylem's payment shall not be dependent upon Purchaser being paid by any third party unless Owner denies payment due to reasons solely attributable to items related to the equipment being provided by FLYGT.

Validity :

This quote is valid for thirty (30) days.



Date: 2021/01/26

Quotation # 20-36-0076

Company Name: EXP

A SIGNED COPY OF THIS PROPOSAL IS ACCEPTABLE AS A BINDING CONTRACT.

Thank you,

Dale Columbus
Sales Representative
Xylem Canada LP


www.xylemwatersolutions.com/ca

Accepted by: (Authorized party to bind company)

Company Name

Printed Name & Title

Signature

Date

Phone

Email

Company Address

SHOULD YOU PREFER TO ISSUE A PURCHASE ORDER, PLEASE MAKE IT OUT TO: XYLEM CANADA LP



The Corporation of the City of Temiskaming Shores
By-law No. 2021-027
Being a by-law to confirm certain proceedings of Council of The
Corporation of the City of Temiskaming Shores for its Regular
meeting held on February 16, 2021

Whereas under Section 8 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, the powers of a municipality shall be interpreted broadly to enable it to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues; and

Whereas under Section 9 of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act; and

Whereas under Section 10 (1) of the Municipal Act, 2001, S.O. 2001, c.25, as amended, a single-tier municipality may provide any service or thing that the municipality considers necessary or desirable for the public; and

Whereas it is the desire of the Council of The Corporation of the City of Temiskaming Shores to confirm proceedings and By-laws.

Now therefore the Council of The Corporation of the City of Temiskaming Shores hereby enacts the following as a by-law:

1. That the actions of the Council at its Regular meeting held on **February 16, 2021**, with respect to each recommendation, by-law and resolution and other action passed and taken or direction given by Council at its said meeting, is, except where the prior approval of the Ontario Municipal Board is required, hereby adopted, ratified and confirmed.
2. That the Mayor, or in his absence the presiding officer of Council, and the proper officials of the municipality are hereby authorized and directed to do all things necessary to give effect to the said action or to obtain approvals where required, and except where otherwise provided, the Mayor, or in his absence the presiding officer, and the Clerk are hereby directed to execute all documents required by statute to be executed by them, as may be necessary in that behalf and to affix the corporate seal of the municipality to all such documents.

Read a first, second and third time and finally passed this 16th day of February, 2021.

Mayor – Carman Kidd

Clerk – Logan Belanger