

Present: Mayor Mitchell
Councillor Drumm (arrived at 7:13 p.m.)
Councillor Leahy
Councillor Lee
Councillor Mulcahy
Councillor Newman
Councillor Roy
Councillor Shahid
Councillor Yamada

Also Present: M. Gaskell, Chief Administrative Officer
S. Beale, Commissioner of Public Works
W. Mar, Commissioner of Legal and Enforcement Services/Town Solicitor
K. Nix, Commissioner of Corporate Services/Treasurer
J. Romano, Commissioner of Community Services
R. Saunders, Commissioner of Planning and Development
H. Ellis, Executive Advisor to the Mayor
S. Klein, Director of Strategic Initiatives
K. Narraway, Manager of Legislative Services/Deputy Clerk
L. MacDougall, Council and Committee Coordinator (Recording Secretary)

Regrets: None noted

The meeting commenced at 7:12 p.m. due to the Special Council Meeting held prior to the Committee of the Whole meeting.

Call to Order

Call of the Roll: The Clerk

Declarations of Pecuniary Interest

There were no declarations of pecuniary interest.

Planning and Development

Councillor Mulcahy assumed the Chair.

1. Presentations

1.1 Perry Sisson, Director, Engineering and Field Operations, Central Lake Ontario Conservation Authority Re: Lake Ontario Water Levels and Plan 2014

Perry Sisson, Director, Engineering and Field Operations, Central Lake Ontario Conservation Authority, appeared before the Committee and provided a PowerPoint presentation regarding Lake Ontario Water Levels and Plan 2014. Highlights of the presentation included:

- the size, water level control and regulation of the Great Lakes drainage basin, and the size of the Ottawa River basin which feeds into the St. Lawrence River which in turn feeds into the Atlantic Ocean;
- the size and water level control of Lake Ontario, and the location of the Moses-Saunders Dam on the St. Lawrence River;
- the purpose of Plan 58 to provide Lake Ontario water level fluctuations from 6 feet to 4 feet;
- deviations to Plan 58 due to water levels beyond the intended range resulting in Plan 58DD;
- the 2000-2006 Lake Ontario - St. Lawrence River Study which included consideration for coastal ecosystems in addition to navigation, power generation, riparian landowner interests and recreational boating, would allow for the lake to have more high and low water periods, and resulted in Plan 2014;
- details related to the various conditions and rules associated with Lake Ontario water level regulation;
- data on extreme water levels for Lake Ontario and Lake Erie in 2017 and 2019;
- the Lake Ontario water level forecast from February 14 to July 31, 2020 based on historical water supply scenarios; and,
- the future impact of climate change on Lake Ontario water levels and shoreline erosion;

A question and answer period ensued between Members of the Committee and Mr. Sisson regarding:

- whether the Town of Whitby has a flood plan, the necessary preparations in order for the Town to be flood ready, and the optimum timing for a plan and strategy;
- whether the Central Lake Ontario Conservation Authority

(CLOCA) identifies areas within municipalities that are high flood risks, and whether flood mapping for those areas would take place as part of CLOCA's general flood mitigation strategies;

- whether the flood line mapping for existing developed areas would be updated based on climate projections, and whether using historical data for mapping would understate the likelihood of larger flooding events;
- whether flood mapping standards for areas to be developed were based on historical data, and whether using climate change projections for flood mapping would be more reliable than using historical records;
- whether stormwater ponds were recognized by CLOCA as a flood control mechanism;
- the function of the Moses-Saunders Dam to be able to hold water back and to allow water through, and the impact on water levels without control mechanisms;
- the drivers of Plan 58 versus Plan 2014, and how to advocate for a balance between the Plans;
- the water level difference between Plan 58DD and Plan 2014 and what impact it may have on Whitby residents;
- the erosion of the Lake Ontario shoreline due to the lack of ice in the winter and spring; and,
- whether there were any provincial policies that consider climate change and flooding in relation to new development and Official Plans.

2. Delegations

2.1 Jeff Talmey representing Town Brewery

Re: Planning and Development Department Report, PL 9-20
Temporary Use Zoning By-law Amendment Application, 1632 Charles Street, Town Brewery, File: DEV-10-19 (Z-05-19)

Jeff Talmey, representing Town Brewery, appeared before the Committee and stated that the business has grown over the past 3 years and now employs 11 full-time staff, that the business has supported 25 charities through monetary donations in the amount of \$50,000.00, and that he was looking forward to continued growth over the next 3 years.

A question and answer period ensued between Members of the Committee and Mr. Talmey regarding:

- the plan for the Town Brewery after the next 3 years;
- whether consultation has taken place with Economic Development Staff with respect to business expansion and a

- permanent location; and,
- whether concerns raised about noise have been addressed.

It was the consensus of the Committee to hear Item 4.3, PL 9-20, at this time.

3. Correspondence

3.1 Memorandum from Christy Chrus, Principal Planner, Downtowns and Cultural Heritage, dated January 24, 2020 regarding the Downtown Whitby Development Steering Committee's 2019 Annual Report

Recommendation:

Moved By Councillor Shahid

That the Downtown Whitby Development Steering Committee's Annual Report be received for information.

Carried

4. Staff Reports

4.1 Planning and Development Department Report, PL 7-20
Re: Draft Plan of Condominium Application – Minto (Rossland) Inc.
(Block 152 - Plan 40M-2636), File No. CW-2019-02

Recommendation:

Moved By Councillor Yamada

1. That Council approve the application for a Draft Plan of Condominium (CW-2019-02) subject to the comments included in Planning Report PL 7-20 and the conditions of draft plan approval included in Attachment #5;
2. That the Mayor and Clerk be authorized to execute the Condominium Agreement for the subject land; and,
3. That the Clerk advise the Commissioner of Planning at the Region of Durham of Council's decision.

Carried

4.2 Planning and Development Department Report, PL 8-20
Re: Zoning By-law Amendment Application (Z-17-19) to Remove the

Holding (H) Symbol for Hampton Inn and Suites, 2527296 Ontario Limited, 100 Montecorte Street

Recommendation:

Moved By Councillor Newman

1. That Council approve Zoning By-law Amendment Application (Z-17-19) for the removal of the Holding (H) symbol;
2. That the Zoning By-law to remove the Holding (H) symbol be brought forward for Council's consideration.

Carried

- 4.3** Planning and Development Department Report, PL 9-20
Re: Temporary Use Zoning By-law Amendment Application, 1632 Charles Street, Town Brewery, File: DEV-10-19 (Z-05-19)

Recommendation:

Moved By Councillor Roy

1. That Council approve a proposed Zoning By-law Amendment (Application #Z-05-19) for the extension of a temporary use at 1632 Charles Street. The temporary use is for the continuation of a craft brewery (Town Brewery) for an additional three year period;
2. That the Zoning By-law Amendment be brought forward for Council's consideration; and,
3. That the previous agreements between Town Brewery and The Town of Whitby be amended to correspond with the new by-law and any subsequent by-laws.

Carried

It was the consensus of the Committee to hear Item 3.1, Memorandum from Christy Chrus, Principal Planner, Downtowns and Cultural Heritage, at this time.

5. New and Unfinished Business - Planning and Development

5.1 New and Unfinished Business - Planning and Development

There was no new and unfinished business.

General Government

Councillor Leahy assumed the Chair.

6. Presentations

- 6.1** Antony Manoharan, Program Manager, Water Resources and Paul Frigon, Project Manager, Water, AECOM
Re: Public Works Department Report, PW 06-20
Lynde Creek Master Drainage Plan Update 2019 "Working Draft"

Antony Manoharan, Program Manager, Water Resources and Paul Frigon, Project Manager, Water, AECOM, appeared before the Committee and provided a PowerPoint presentation regarding Lynde Creek Master Drainage Plan Update 2019 "Working Draft". Highlights of the presentation included:

- the rationale for the Master Drainage Plan Update;
- the composition of the Steering Committee for the project;
- details of the Lynde Creek watershed study area including its boundaries, and total drainage area;
- the study scope and details of the revisions to the 1988 Master Drainage Plan Update;
- the focus of the study areas including, but not limited to, hydrology (flows) and climate change, hydraulics (water levels), stream erosion and fluvial geomorphology, and stormwater management;
- the impact of climate change on the water flows and water levels in the watershed;
- the recommended Master Drainage Plan Update for Lynde Creek consisting of four management strategies including flood hazard management, streams and related habitat, significant natural heritage, and stormwater management for water quality and water quantity control;
- details of the measures or actions associated with the management strategies; and,
- next steps and timelines associated with the project.

A question and answer period ensued between Members of the Committee and Mr. Frigon regarding:

- identifying locations for channel realignment in order to maintain the sinuous nature of the channel; and,
- whether affected private property owners would be notified of the study;

A question and answer period ensued between Members of the Committee and Staff regarding:

- the timeline for incorporating the costs associated with the recommendations in the plan for inclusion in the budget and Development Charges Study;
- whether the final recommendations would provide options for issues raised at the Public Information Centres; and,
- whether this plan would provide the Town with a suitable flood ready plan.

7. Delegations

7.1 There were no delegations.

8. Correspondence

8.1 Correspondence # 2020-77 received by the Town Clerk from Karey Anne Large, Executive Director, Downtown Whitby Business Improvement Area dated January 2, 2020 regarding the Downtown Whitby Business Improvement Area's 2020 Proposed Budget and Disbursement Schedule.

Note: The presentation from Karey Anne Large along with the Downtown Whitby Business Improvement Area's 2020 proposed budget and disbursement schedule will be considered at the March 2, 2020 Committee of the Whole meeting.

8.2 Memorandum from C. Harris, Town Clerk, dated January 22, 2020 regarding Year-Round Traffic Calming Measures Pilot Program

A question and answer period ensued between Members of the Committee and Staff regarding:

- whether there would be specific locations identified in the Traffic Calming Measures Pilot Program or whether the Program would encompass the entire Town;
- whether Staff would receive information on traffic calming measures utilized in other jurisdictions;
- whether the traffic calming measures trial project on Robert Attersley Drive was a priority;
- locations in Whitby where road diets have been implemented;
- an explanation of passive traffic circles.

Recommendation:

Moved By Councillor Newman

1. That the Town of Whitby adopt a year-round comprehensive pilot program to demonstrate and assess the effectiveness of various traffic calming measures under all operating conditions at site specific locations throughout the Town; and,
2. That traffic calming measures include:
 - a. speed bumps;
 - b. passive traffic circles; and,
 - c. road diets.

Carried

9. Staff Reports

- 9.1** Public Works Department Report, PW 06-20
Re: Lynde Creek Master Drainage Plan Update 2019 "Working Draft"

Recommendation:

Moved By Councillor Mulcahy

1. That Report PW 06-20 on the "Working Draft" of the Class Environmental Assessment (EA) Lynde Creek Master Drainage Plan Update (LCMDPU) 2019, be received for information;
2. That Staff further develop implementation plans and costs associated with the recommendations for inclusion into future work plans, DC Studies and budgets for Council's consideration;
3. That Staff refine, as appropriate, finalize and file on Public Record the LCMDPU following receipt and inclusion of the updated Durham Region Climate Change Model which is expected to be released in March 2020;
4. That the "Working Draft" be made available for agency and stakeholder use until such time the Final Report is completed and successfully filed in accordance with the Municipal Class EA process; and,
5. That a copy of this report be forwarded to the Central Lake Ontario Conservation Authority (CLOCA) and Region of Durham.

Carried

- 9.2** Corporate Services Department Report, CS 01-20

Re: Investment Policy Statement and Transition to Prudent Investor Regime via ONE Joint Investment Board

A question and answer period ensued between Members of the Committee and Staff regarding:

- whether the Town would be able to determine how, when, and where the funds would be invested;
- the significant investment of funds and the potential risks to the Town;
- the cost for a third party expert to review the report; and,
- the provision of a presentation and a summarized version of the report outlining the potential advantages risks, and recommendations.

Recommendation:

Moved By Councillor Shahid

1. That the proposed Investment Policy Statement attached to this Report, CS 01-20, be approved;
2. That the Mayor and Town Clerk be authorized to execute the ONE Joint Investment Board Agreement, substantially in the form attached as Appendix 1 to the proposed Investment Policy Statement, subject to the final form and content of the Agreement being to the satisfaction of the Commissioner, Corporate Services & Treasurer, Town Clerk, Commissioner, Legal Services and Town Solicitor and the other Founding Member Municipalities of the ONE Joint Investment Board;
3. That the Municipal Client Questionnaire attached as Appendix 2 to Staff Report CS 01-20 be approved;
4. That the Draft Investment Plan attached as Appendix 3 to Staff Report CS 01-20 be received for information purposes;
5. That the Mayor and Town Clerk be authorized to execute an Initial Formation Agreement, substantially in the form attached as Appendix 4 to Staff Report CS 01-20, with the other Founding Member Municipalities to establish a joint investment board, subject to the final form and content of the Initial Formation Agreement being to the satisfaction of the Commissioner, Corporate Services and Treasurer and the Commissioner, Legal Services and Town Solicitor;
6. That a By-law be prepared to authorize a joint investment board to manage the Town's Long-Term investments under the Prudent Investment regime as required by Ontario Regulation 438/97, and that such By-law to be known as the Authorizing By-law;
7. That after the ONE Joint Investment Board Agreement has been

executed by ONE Joint Investment Board and all of the Founding Member Municipalities, a Prudent Investor Enabling By-law be prepared to authorize the Town's investments under the Prudent Investment regime as required by Ontario Regulation 438/97, and that such By-law be known as the Prudent Investor Enabling By-law;

8. That the Investment Policy F 100 be amended as shown within Appendix 1 to Staff Report CS 01-20; and,
9. THAT items MD - 4894 and MD - 5127 be removed from the New and Unfinished Business list.

Carried later in the meeting (see following motions)

Recommendation:

Moved By Councillor Newman

That Report CS 01-20 be referred to Staff to engage a third party expert to review the report and attend a future Special Council meeting to brief Council and answer questions.

Motion Withdrawn

Note: The disposition of this matter, Item 9.2, was determined by the referral motion below.

Recommendation:

Moved By Councillor Drumm

That Report CS 01-20 be referred to Staff to provide a presentation and a summarized version of the report outlining the benefits and risks at a future Committee of the Whole or Council meeting.

Carried

- 9.3** Community Services Report, CMS 01-20
Re: Appointment of Members and Name Change of the Whitby Seniors' Services Committee of Council

Recommendation:

Moved By Councillor Mulcahy

1. That Council approve a committee name change from the Whitby Seniors' Services Committee of Council to the Whitby 55+ Recreation Advisory Committee;
2. That the revised Terms of Reference for the 55+ Recreation Advisory Committee appended as Attachment 1 be adopted; and,
3. That Council approve and appoint the following members to the Whitby 55+ Recreation Advisory Committee for a period of one year ending December 31, 2020:
 - Shirley Barnes;
 - Jackie Brown;
 - Mike Brown;
 - Moya Bugelli;
 - Roger Caughell;
 - Carol James;
 - Tom McNown;
 - Bob Toyama; and,
 - Patricia Turrell.

Carried

10. New and Unfinished Business - General Government

10.1 Seniors Property Tax Rebate

Councillor Shahid introduced a motion regarding a seniors property tax rebate.

Discussion ensued between Members of the Committee and Staff regarding:

- researching best practices in other municipalities;
- the Town's current program for the seniors low income tax credit;
- the challenges associated with administering an income means test;
- having the Whitby Seniors Services Committee provide input on the opportunities to assist seniors with low incomes; and,
- supports currently available for low income residents in Whitby.

Recommendation:

Moved By Councillor Shahid

That Staff report back on the opportunity to implement a property tax rebate up to a maximum of 5 percent of annual property taxes or \$100,

whichever is less, for seniors who are 65 and older and who do not qualify for the low income property tax credit but meet a certain threshold based on need.

Motion Withdrawn

10.2 Transportation Options for Seniors Programming

Councillor Shahid introduced a motion regarding transportation options for seniors programming.

A question and answer period ensued between Members of the Committee and Staff:

- whether Staff have explored options for alternate transportation to the Whitby Seniors' Activity Centre and whether there have been any resolutions;
- whether parking issues at the Village of Taunton Mills have been addressed;
- whether any dialogue has taken place with Elexicon Energy with respect to sponsorship, and inquiring whether sponsorship through Elexicon Energy would be available to support transportation for seniors to the Whitby Seniors' Activity Centre;
- confirmation that the van used for the Seniors Van Service was sold, and if so, the value of the proceeds for the sale;
- consideration of using the proceeds from the sale of the van to aid in the solution for access by seniors to the Whitby Senior's Activity Centre; and,
- the provision of information to Council regarding the status of the Town's van.

Recommendation:

Moved By Councillor Shahid

Whereas the Seniors' Van Service was discontinued in February 2019; and,

Whereas seniors in the community require affordable and accessible transportation options to access the Seniors' Activity Centre.

Now Therefore be it Resolved:

That Staff be directed to investigate, consult with the Seniors' Services Committee, and report to Council regarding the feasibility of a public-

private partnership with transportation providers with a view to establishing subsidized transportation options to the Seniors' Activity Centre.

Carried

Councillor Leahy vacated the Chair for this portion of the meeting.

Councillor Shahid assumed the Chair.

10.3 Low Carbon Fleet Strategy

Councillor Leahy introduced a motion regarding a low carbon fleet strategy.

A brief question and answer period ensued between Members of the Committee and Staff about whether the Fleet Master Plan would include all the items contained within the recommendations.

Recommendation:

Moved By Councillor Leahy

Whereas the Town of Whitby has declared a climate emergency for the purposes of deepening our commitment to protecting our economy, our ecosystems and our communities from climate change;

Whereas the transportation sector represents the largest source of greenhouse gas emissions across Durham region, and a significant portion of municipal corporate emissions;

Whereas electric and hybrid vehicles along with other low carbon vehicle technologies provide proven means to reduce transportation related emissions; and,

Whereas, in response to the climate emergency declaration, Council has endorsed the Durham Community Energy Plan that includes targets to reduce greenhouse gas emissions.

Now therefore be it resolved:

1. That Staff be directed to develop, as part of the overall Fleet Master Plan, a comprehensive Low Carbon Fleet Strategy:
 - a. To review potential opportunities for utilization of low

carbon vehicle technologies, including the potential for electrification of the fleet where appropriate, across all corporate operational areas;

- b. To develop and recommend a plan to guide investments in new and replacement fleet vehicles and equipment from 2021 to 2030, including any facility upgrading and/or retrofitting required to accommodate low carbon fueling options for the Town's fleet, with consideration of full life cycle emissions and costs.
2. That financing for any external support to undertake this strategy will be provided at the discretion of the Commissioner of Corporate Services/Treasurer; and,
3. That the Fleet Master Plan include full life cycle costs and benefits, along with projected timing of vehicle conversions and implementation of related facilities and infrastructure upgrades.

Carried

10.4 Provincial Electric Vehicle Rebate Program

Councillor Leahy introduced a motion regarding the Provincial Electric Vehicle Rebate Program.

Discussion ensued between Members of the Committee regarding:

- the difficulty in assessing the economic impact of an electric vehicle fleet without knowing whether there would be a provincial rebate; and,
- the budget implication based on the current cost of electric vehicles.

Recommendation:

Moved By Councillor Leahy

Whereas transportation is the second largest source of greenhouse gas emissions in Canada and accounts for a quarter of Canada's total greenhouse gas emissions;

Whereas almost half of transportation related greenhouse gas emissions come from cars and light trucks;

Whereas the Town of Whitby has declared a climate emergency for the purposes of deepening our commitment to protecting our economy, our ecosystems and our communities from climate change;

Whereas electric vehicles provide proven means to reduce transportation related emissions; and,

Whereas sales of electric vehicles in Ontario have plummeted by more than 50 percent since the elimination of the Provincial electric vehicle rebate program in June 2018.

Now therefore be it resolved:

1. That the Council of the Town of Whitby requests that the Provincial Government re-establish an electric vehicle rebate program to encourage consumers to purchase zero emissions vehicles; and,
2. That a copy of this resolution be sent to the Minister of Transportation, the Minister of the Environment, Conservation and Parks, the Minister of Finance, the local M.P.P., the local M.P., and Durham Region municipalities.

Carried

Councillor Leahy assumed the Chair.

Adjournment

Motion to Adjourn

Recommendation:

Moved By Councillor Lee

That the meeting adjourn.

Carried

The meeting adjourned at 9:22 p.m.

Advisory Committee Minutes – For Information Only

- Active Transportation and Safe Roads Advisory Committee Minutes - January 9, 2020

- Heritage Whitby Advisory Committee Minutes - January 14, 2020
- Whitby in Bloom Committee Minutes - January 14, 2020
- Downtown Whitby Development Steering Committee Minutes - January 16, 2020
- Brooklin Downtown Development Steering Committee Minutes - January 23, 2020
- Accessibility Advisory Committee Minutes - February 4, 2020
- Whitby Sustainability Advisory Committee Minutes - February 5, 2020
- Whitby Diversity and Inclusion Advisory Committee Minutes - February 6, 2020
- Whitby in Bloom Committee Minutes - February 11, 2020