

**4. Affordable Housing Community Improvement Plan (CIP) and  
Implementing By-laws**

**Plan d'améliorations communautaires (PAC) pour le logement abordable  
et règlements de mise en œuvre**

**Committee Recommendations, as amended**

**That Council:**

- 1. Approve the Affordable Housing Community Improvement Plan (CIP) as detailed in Document 1,**
- 2. Approve the implementing By-laws as detailed in Documents 2 and 3; and**
- 3. Delegate authority to the General Manager, Community and Social Services and the City Solicitor to finalize and make any necessary adjustments to the proposed Affordable Housing Community Improvement Plan By-law to give effect to the intent of Council; and**
- 4. Approve that the following paragraph be added to the Affordable Housing Community Improvement Plan, section 3.4, policy 5:**

Where another Community Improvement Plan is stacked with the Affordable Housing Community Improvement Plan, the Affordable Housing CIP grant be payable first.

**Recommandations du Comité, telles que modifiées**

**Que le Conseil municipal :**

- 1. approuve le Plan d'améliorations communautaires (PAC) pour le logement abordable, présenté dans le document 1.**
- 2. approuve les règlements de mise en œuvre, présentés dans les documents 2 et 3; et**
- 3. délègue à la directrice générale, Services sociaux et communautaires et à l'avocat général le pouvoir de parachever le règlement sur le Plan d'améliorations communautaires pour le**

logement abordable proposé et d’y apporter les modifications nécessaires pour donner suite à la volonté du Conseil; et

4. **Approuve le paragraphe suivant soit ajouté au Plan d’améliorations communautaires pour le logement abordable, à la section 3.4, politique 5 :**

Lorsqu’un plan d’améliorations communautaires est associé au Plan d’améliorations communautaires pour le logement abordable, la subvention au titre de ce dernier est versée en premier.

#### Documentation/Documentation

1. General Manager’s Report, Community and Social Services, submitted 20 March 2024 (ACS2024-CSS-GEN-0003), as amended by Motion FCSC 2024-13-01  
Rapport de la directrice générale – Services sociaux et communautaires, daté le 20 mars 2024 (ACS2024-CSS-GEN-0003) tel que modifié par Motion no. CFSO-2024-13-01
2. Extract of draft Minutes, Finance and Corporate Services Committee, April 2, 2024  
Extrait de l’ébauche du procès-verbal, Comité des finances et des services organisationnels, le 2 avril 2024

**Finance and Corporate Services  
Committee  
Report 13A  
April 17, 2024**

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**Comité des finances et des services  
organisationnels  
Rapport 13A  
Le 17 avril 2024**

**Extract of Draft Minutes 13A  
Finance and Corporate Services  
Committee  
April 2, 2024**

**Extrait de l'ébauche du procès-verbal  
13A  
Comité des finances et des services  
organisationnels  
le 2 avril 2024**

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Affordable Housing Community Improvement Plan (CIP) and  
Implementing By-laws

The following items were dealt with concurrently:

Item 6.1 - Affordable Housing Community Improvement Plan (CIP) and  
Implementing By-laws;

Item 7.1 - Economic Development Community Improvement Plan Program  
Update;

Item 7.2 – Referrals - Motion - Brownfield Redevelopment Community  
Improvement Plan

Item 7.3 - Brownfields Redevelopment Community Improvement Plan By-  
law

Clara Freire, General Manager, Community and Social Services  
Department (CSSD), Lauren Reeves, Manager, Affordable Housing,  
CSSD and Don Herweyer, Planning, Real Estate and Economic  
Development (PRED), spoke to a PowerPoint presentation, a copy of  
which is held on file with the City Clerk.

Committee heard from the following public delegations with respect to item  
7.3 – Brownfields Redevelopment Community Improvement Plan By-law:

- Luke Lopers, P.Eng., Principal, Lopers & Associates spoke on  
behalf of Anthony Johnson, Brigil, who was also in attendance.  
Mr. Lopers expressed feasibility concerns with respect to the  
application timelines. He also noted his concerns with some  
cost items being eliminated from the program, including  
remediation costs.

[ \* Individuals / groups marked with an asterisk above either provided comments in writing or by e-mail; all submissions are held on file with the City Clerk. ]

The following correspondence is held on file with the City Clerk with respect to item 7.2: - Referrals - Motion - Brownfield Redevelopment Community Improvement Plan.

- Email sent March 28, 2024 from Jason Burggraaf, Greater Ottawa Home Builders' Association - GOHBA

Ms. Freire, Ms. Reeves, and Mr. Herweyer along with Mr. Paul Lavigne, Director of Housing, CSSD, Mr. Derrick Moodie, Director, Planning Services, PRED and Mr. David White, City Solicitor and Interim City Clerk responded to questions. Following discussion on this item, the Mayor then asked for the reports listed from 6.1 to 7.10, to be voted on individually:

Item 6.1 - Affordable Housing Community Improvement Plan (CIP) and Implementing By-laws, Carried as amended by Motions Nos. FCSC 13-01 and FCSC 13-02.

File No. ACS2024-CSS-GEN-003 – City-wide

### **Report Recommendation(s)**

**That Finance and Corporate Services Committee recommend that Council:**

- 1. Approve the Affordable Housing Community Improvement Plan (CIP) as detailed in Document 1;**
- 2. Approve the implementing By-laws as detailed in Documents 2 and 3; and**
- 3. Delegate authority to the General Manager, Community and Social Services and the City Solicitor to finalize and make any necessary adjustments to the proposed Affordable Housing Community Improvement Plan By-law to give effect to the intent of Council.**

**Carried as amended**

**Motion No. FCSC 13-01**

Moved by C. Kitts

**WHEREAS** a report recommendation was omitted from the report  
**ACS2024-CSS-GEN-003 – Affordable Housing Community  
Improvement Plan (CIP) and Implementing By-laws;**

**THEREFORE BE IT RESOLVED** that the following report  
recommendation be added:

**“4. Approve the Consultation Details Section of this report to  
be included as part of the ‘brief explanation’ in the Summary of  
Written and Oral Public Submissions, to be prepared by the  
Office of the City Clerk and submitted to Council in the report  
titled, “Summary of Oral and Written Public Submissions for  
Items Subject to the *Planning Act* ‘Explanation Requirements’  
at the City Council Meeting of April 17, 2024,” subject to  
submissions received between the publication of this report  
and the time of Council’s decision.”**

**BE IT FURTHER RESOLVED** that there be no further notice pursuant  
to Section 34(17) of the *Planning Act*.

Carried

**Motion No. FCSC 13-02**

Moved by C. Kitts

**WHEREAS** on November 22, 2023 City Council considered report  
**ACS2023-PRE-GEN-0008 2023 City of Ottawa Community  
Improvement Plan Program Review; and**

**WHEREAS** recommendation 3 of report ACS2023-PRE-GEN-0008 was  
approved which allowed the provision for stacking of the various  
Community Improvement Plans; and

**WHEREAS** clarity is needed to identify the sequencing for the  
payment of grants on stacked Community Improvement Plan  
applications; and

**WHEREAS** report ACS2024-CSS-GEN-003 Affordable Housing  
Community Improvement Plan (CIP) and Implementing By-laws  
requests approval of the implementing by-laws; and

**WHEREAS in the case where Community Improvement Plan applications may be stacked for a specific development project, it is recommended that the Affordable Housing Community Improvement Plan be first and each applicable CIP thereafter be discussed with the developer at pre-consultation to review the impacts of the stacking provisions; and**

**THEREFORE BE IT RESOLVED that the following paragraph be added to the Affordable Housing Community Improvement Plan, section 3.4, policy 5:**

**Where another Community Improvement Plan is stacked with the Affordable Housing Community Improvement Plan, the Affordable Housing CIP grant be payable first.**

**Carried**