



**OTTAWA CITY COUNCIL  
MINUTES 58**

**Wednesday, July 21, 2021  
10:00 am**

**By Electronic Participation**

**This Meeting was held through electronic participation in accordance with  
Section 238 of the *Municipal Act, 2001* as amended by the *COVID-19 Economic  
Recovery Act, 2020***

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*Note: Please note that the Minutes are to be considered DRAFT until confirmed by  
Council.*

The Council of the City of Ottawa met on Wednesday, July 21, 2021, beginning at 10:00 AM. The Mayor, Jim Watson, presided over the Zoom meeting from Andrew S. Haydon Hall, with the remaining Members participating remotely by Zoom.

Mayor Watson led Council in a moment of reflection.

**ROLL CALL**

All Members were present at the meeting.

**ANNOUNCEMENTS**

Mayor Watson announced that the State of Emergency in Ottawa would be lifted at 12:01 am on Thursday, July 22, 2021, and the City would be moving one level down in its emergency management status to 'Activated Operations'. The State of Emergency was declared in response to the COVID-19 pandemic on March 25, 2020.

## **CONFIRMATION OF MINUTES**

Confirmation of the Minutes of the Council meeting of July 7, 2021

CONFIRMED

## **DECLARATIONS OF INTEREST INCLUDING THOSE ORIGINALLY ARISING FROM PRIOR MEETINGS**

No declarations of interest were filed.

## **COMMUNICATIONS**

Association of Municipalities of Ontario (AMO):

- AMO Policy Update – AMO Long-Term Care Transformation Advocacy, Expanding Addictions Support, and Free Skills Training for Newcomers
- AMO Policy Update – Northern Wildfire Evacuations and Ontario Connects

Other Communications Received:

- Memo from the City Clerk dated July 15, 2021 re: Appointment of Integrity Commissioner

Petitions:

- Petition received containing the names of 116 individuals requesting Ottawa City Council to re-pave Armitage Avenue, Greenland Road and Torwood Drive.
- Petition received containing the names of 45 individuals expressing concerns regarding the two planned Pedestrian Crossovers (PXOs) on Brightside Avenue.

## REGRETS

No regrets were filed.

## MOTION TO INTRODUCE REPORTS

### MOTION NO 58/1

Moved by Councillor R. Brockington

Seconded by Councillor M. Fleury

**That Finance and Economic Development Committee Report 27A; Planning Committee Report 46; Transportation Committee Report 20A and the reports from the City Clerk entitled, “Results of Circulation for Expressions of Interest – Planning Committee and Ottawa Community Lands Development Corporation” and “Summary of Oral and Written Public Submissions for Items Subject to the Planning Act ‘Explanation Requirements’ at the City Council Meeting of July 7, 2021” be received and considered.**

CARRIED

## COMMITTEE REPORTS

### FINANCE AND ECONOMIC DEVELOPMENT COMMITTEE REPORT 27A

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| 1. PROPOSED 2022 BUDGET DIRECTIONS, TIMELINE AND CONSULTATION PROCESS |
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## COMMITTEE RECOMMENDATIONS

**That Council approve the following:**

- 1. The approach and timetable for consultation and consideration of the 2022 budget as outlined in the report.**

- 2. The following directions for developing the draft 2022 budget.**
  - a. That the municipal tax increase be set at 3 per cent overall inclusive of the following:**
    - i. The city-wide tax levy, which includes funding for Library and Public Health, be increased by no more than 2.6 per cent for 2022 and that Council request that the Library and Public Health Boards develop their draft budgets based on their pro rata share of this tax increase;**
    - ii. The Ottawa Police Services levy be increased by no more than 3 per cent and that Council request that the Police Services Board develop their draft budget based on this tax increase;**
    - iii. That the Transit Levy be increased by no more than 4.5 per cent which includes a \$5 million increase to the contribution to capital to replace the cancelled provincial gas tax increase.**
  - b. That the assessment growth taxation revenues generated from new properties be estimated at 1.4 per cent of current taxation for 2022 and that Council request that the Police, Public Health and Library Boards and the Transit Commission develop their draft budgets within this allocation.**
  - c. That all City user fees and charges increase in accordance with the direction outlined in the Fiscal Framework or the Long-Range Financial Plan, including incremental post COVID cost recovery.**
  - d. That the Garbage Fee be increased in accordance with the approved Solid Waste Residential Collections Contracts report and to address the**

**capital investments required for this service per the four-year capital spending plan.**

- e. That the 2022 Capital Budget be developed in accordance with the direction outlined in the 2019 DC Background Study, Long Range Financial Plan and Fiscal Framework.**
- f. That the rate supported 2022 draft budget be developed in accordance with the approved 2017 Long Range Financial Plan V – Water, Wastewater and Stormwater.**

**MOTION NO 58/2**

Moved by Councillor S. Menard  
Seconded by Councillor C. McKenney

**WHEREAS the City of Ottawa continues to adapt to the impacts of a global pandemic that has resulted in a significant strain on the capacity of Ottawa Public Health and other public services; and**

**WHEREAS the public has expressed a clear desire to see changes in the way policing is conducted; and**

**WHEREAS the City of Toronto has recently invested in a non-police crisis response team pilot project; and**

**WHEREAS Ottawa Public Health is well positioned to review, investigate, and pursue this in Ottawa should it have the resources to do so; and**

**WHEREAS studies have shown that increased investments in public health provide a broad return on investment, including savings to healthcare, social and justice systems (ex. Every dollar invested in mental health and addictions saves \$30 in lost productivity and social costs and every dollar invested in early childhood development saves \$9 in future spending on health, social and justice services); and**

**WHEREAS on May 21st, 2021 Ottawa Public Health (OPH) released a statement that the Ottawa Paramedic Service, the Ottawa Police Service and their partners have continued to see an increase in overdose activity over the past year, with this activity largely linked to and increasingly toxic drug supply; and**

**WHEREAS** post-pandemic, there is even greater need for public health programming and policy work than there was pre-pandemic; and

**WHEREAS** the 2021 base budget for Ottawa Police Services is \$304.66 million and increases projected through the report titled Proposed 2022 Budget Directions, Timelines and Consultation Process (ACS2021-FSD-FIN-0017) would see the Police budget increase by as much as \$13.5M (3% tax levy increase estimated to be \$9.27 million and 1.4% tax assessment increase estimated to be \$4.27 million); and

**WHEREAS** the municipal portion of Ottawa Public Health's 2021 base budget is \$24.8 million and increases projected through the report titled Proposed 2022 Budget Directions, Timelines and Consultation Process (ACS2021-FSD-FIN-0017) would see the Public Health budget increase by as much as \$985,000 (2.6% tax levy increase estimated to be \$640,000 and 1.4% tax assessment increase estimated to be \$345,000); and

**WHEREAS** the Ottawa Police budget has been one of the fastest growing line items in the city, outpacing inflation, population growth, and municipal tax increases since 2001; and

**WHEREAS** City Council should not be financially prioritizing policing over public health;

**THEREFORE, BE IT RESOLVED** that the Recommendation 2(a)(ii) of the report titled Proposed 2022 Budget Directions, Timelines and Consultation Process (ACS2021-FSD-FIN-0017) be amended as follows:

2. (a) (ii) The Ottawa Police Services levy be increased by no more than 0 per cent and that Council request that the Police Services Board develop their draft budget based on this; and

**BE IT FURTHER RESOLVED** that the corresponding savings, estimated to be \$9.27 million, be directed to Ottawa Public Health above the 2.6% cap referenced in recommendation 2(a)(i).

REFERRED by the following Motion:

**MOTION NO 58/3**

Moved by Councillor E. El-Chantiry  
Seconded by Councillor G. Darouze

**BE IT RESOLVED that the Menard-McKenney Motion regarding the Police Services budget be referred for Council's consideration during the 2022 draft budget review process, after the Ottawa Police Service has tabled its draft budget, and that the City Treasurer be directed to include an update on this matter and the potential funding available as part of the tabling of the 2022 draft budget with Council on November 3, 2021.**

CARRIED on a division of 17 YEAS and 7 NAYS, as follows:

YEAS (17): Councillors T. Tierney, E. El-Chantiry, M. Luloff, G. Gower, L. Dudas, J. Cloutier, G. Darouze, J. Sudds, S. Moffatt, R. Brockington, K. Egli, D. Deans, C. Kitts, C.A. Meehan, A. Hubley, J. Harder, Mayor J. Watson

NAYS (7): Councillors S. Menard, R. King, C. McKenney, R. Chiarelli, J. Leiper, M. Fleury, T. Kavanagh

The committee recommendations were put to Council and CARRIED on a division of 16 YEAS and 8 NAYS, as follows (with dissents on individual recommendations noted below):

YEAS (16): Councillors T. Tierney, E. El-Chantiry, M. Luloff, G. Gower, L. Dudas, J. Cloutier, G. Darouze, J. Sudds, S. Moffatt, R. Chiarelli, R. Brockington, K. Egli, C. Kitts, A. Hubley, J. Harder, Mayor J. Watson

NAYS (8): Councillors S. Menard, R. King, C. McKenney, D. Deans, J. Leiper, C.A. Meehan, M. Fleury, T. Kavanagh

Councillors M. Luloff and K. Egli dissenting on Recommendation 2) a) ii) and Councillor R. Brockington dissenting on Recommendation 2) a) ii) and 2) a) iii).

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| 2. INDEPENDENT REPORTS ON LRT STAGE 2 LESSONS LEARNED AND LRT STAGE 3 PROCUREMENT OPTIONS ANALYSIS AND PROJECT GOVERNANCE BEST PRACTICES |
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### **COMMITTEE RECOMMENDATIONS**

1. That Council receive KPMG's submissions of Document 1: LRT Stage 2 Procurement Lessons Learned, and Document 2: LRT Stage 3 Procurement Options Analysis and Project Governance Best Practices.
2. That Council approve the KPMG recommendations outlined in this report and identified in Document 1: LRT Stage 2 Procurement Lessons Learned.
3. That Council direct staff to consider, in the development of LRT Stage 3, the procurement methodologies and best practices for governance of large-scale procurements outlined in this report and described in Document 2: LRT Stage 3 Procurement Options Analysis and Project Governance Best Practices.

CARRIED

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| 3. LANSDOWNE PARK PARTNERSHIP: PATH TO SUSTAINABILITY AND NEXT STEPS |
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### **COMMITTEE RECOMMENDATIONS**

**That Council:**

1. Receive the background information for this report, as follows:
  - a) The 2019 "TD Place Functional Obsolescence Report" by ROSSETTI (Document 1);
  - b) The 2018 "Feasibility of Possible Redevelopment"



- report by Leibe Engineering Associates (Document 2);
- c) The “As We Heard It” reports from the Stakeholder Sounding Board (Document 3);
  - d) The “Lansdowne Park Guiding Principles” approved by City Council in 2010 (Document 4).
2. Approve the framework for improving Lansdowne Park and making the Lansdowne Park Partnership sustainable over the term of the Lansdowne Park Partnership Agreements, as outlined in this report and as follows, with the results of the work to be reported back to Committee and Council in Q1 2022:
- a) Direct staff to work with OSEG to bring forward detailed plans and cost estimates for the revitalization of Lansdowne Park and conduct a due diligence review of all financial estimates and proforma projections; a funding strategy for the City’s portion of the construction cost related to City assets; an assessment of revenue neutrality and assessment of the financial implications for the City for the term of the Partnership agreement, as well as undertake the other required due diligence exercises outlined in the report.
  - b) Delegate the authority to the General Manager of Planning, Infrastructure and Economic Development to negotiate with the Ottawa Sports and Entertainment Group (OSEG), on a commercially confidential basis, on a proposal to revitalize Lansdowne Park, as described in this report, and approve the negotiating principles for a revitalization of Lansdowne Park under the Partnership as follows:
    - i) The overall package must have a material and/or financial benefit for the City and the taxpayer, as well as adhering to the basic

- principles of fairness to both parties and ensuring the Partnership is sustainable over its entire term.
- ii) The overall package must be affordable for the City, as determined by the City CFO/Treasurer and independently validated and be in keeping with the terms of the LMLP Partnership Agreement, the Long-Range Financial Plan and consistent with the requirements of the Municipal Act, 2001 and any other relevant legislation.
  - iii) City funds will not be used to subsidize any of OSEG's operations, including the professional sports teams, retail, or residential, and including any impacts of construction on those operations.
  - iv) There will continue to be City-owned and managed assets that are distinct from the OSEG partnership.
  - v) Affordable housing will be a key consideration in whatever is negotiated.
  - vi) Retail or Commercial (existing and any potential new) remains in the waterfall, to a level deemed satisfactory to the City.
  - vii) Any new municipal or public facilities will be done through a competitive tendered process administered under the City's procurement methodology with oversight by a construction management team involving both parties.
- c) Approve the targeted objectives for the next phase of Lansdowne revitalization and renewal site-wide, both inside and outside the Lansdowne Partnership Plan, as described in this report and as follows:

- i) That the following be added to the Guiding Principles section B) “The Overall Site”:

“The public access to the site should be studied with a goal that pedestrians, and cyclists feel safer. Any changes should improve the comfort of people who use the outdoor portions of the site and enhance safety for pedestrians and cyclists coming to the site, along with a continued emphasis on travel demand management during major events.”

- ii) That the following be added to the Guiding Principles section D. b) “New Development”:

“New mixed-use development using air rights can be considered in the footprint of the existing Civic Centre/North Side Stands to help defray the cost of replacing functionally obsolete sporting facilities, and add to the intensity of development to keep the site active at all times as contemplated in the Council-adopted January 2010 principles D) Site Components b) New Development.”

- d) Approve the cost-sharing proposal for the next steps of the potential revitalization proposal from OSEG, as outlined in the report, with the \$675K required for the City’s share to be funded from the City-wide reserves; and delegate the authority to the General Manager of Planning, Infrastructure and Economic Development, with the concurrence of the City Solicitor, to negotiate, finalize and execute a Memorandum of Understanding with the Ottawa Sports and Entertainment Group to confirm these arrangements.
- e) Direct staff to undertake the planning and other work for the Urban Park/Public Realm in the following areas, as described in this report and as follows:

- i) **Significant Capital Improvements in support of site animation;**
  - ii) **Creating a better and more welcoming outdoor Public Realm; and**
  - iii) **Developing policies and programs that support increased public use of the Park.**
3. **Approve the Public Engagement Strategy as described in Document 5 and outlined in this report, with the \$200k in funding to come from City-wide reserves.**

CARRIED

During discussion of this item, Council recessed at 12:27 PM due to technical difficulties impacting the virtual meeting, and resumed at 12:31 PM.

4. <b>INTEGRATED ORLÉANS COMMUNITY IMPROVEMENT PLAN</b>
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#### **COMMITTEE RECOMMENDATIONS**

**That Council:**

1. **Repeal By-laws No. 2009–40 and 2009–41 to terminate the St. Joseph Boulevard Community Improvement Plan;**
2. **Repeal By-laws No. 2013-292 and 2013-293 to terminate the Orléans Community Improvement Plan;**
3. **Approve and adopt a By-law to designate the area shown in Document 1 as the Integrated Orléans Community Improvement Plan Project Area;**
4. **Approve and adopt a By-law for the Integrated Orléans Community Improvement Plan as set out in Document 2.**

CARRIED

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| <p>5. OSU FIELDHOUSE, GEORGE NELMS SPORTS PARK<br/><br/>(5650 MITCH OWENS ROAD)</p> |
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### **COMMITTEE RECOMMENDATIONS**

#### **That Council:**

- 1) Approve and direct the General Manager of Recreation, Cultural and Facility Services to execute the attached Memorandum of Understanding between the City of Ottawa and Ottawa South United Soccer Association (OSU) (Document 1); and**
- 2) Waive clause 2.3 of the Disposal of Real Property Policy requiring the City to provide public notice and solicit offers for the proposed disposal through a long-term lease of a portion of George Nelms Park; and**
- 3) Delegate authority to the Director, Corporate Real Estate Office to negotiate, conclude, execute and amend on behalf of the City, the land lease agreement, within the contractual and financial parameters outlined in this report; and**
- 4) Delegate authority to General Manager of Recreation, Cultural and Facility Services to renegotiate and execute a renewed Sports Field Agreement with OSU that reflects the term of the land lease.**

CARRIED

PLANNING COMMITTEE REPORT 46

6. ZONING BY-LAW AMENDMENT - 30-48 CHAMBERLAIN AVENUE

**COMMITTEE RECOMMENDATIONS**

**That Council approve:**

- 1. an amendment to Zoning By-law 2008-250 for 30-48 Chamberlain Avenue to permit a 16 storey mixed-use development, as detailed in Document 2; and,**
- 2. that the implementing Zoning By-law does not proceed to Council until such time as an agreement under Section 37 of the *Planning Act* is executed.**

CARRIED on a division of 15 YEAS and 8 NAYS, as follows:

YEAS (15): Councillors E. El-Chantiry, M. Luloff, G. Gower, L. Dudas, J. Cloutier, G. Darouze, S. Moffatt, R. Chiarelli, R. Brockington, K. Egli, A. Hubley, M. Fleury, J. Harder, T. Kavanagh, Mayor J. Watson

NAYS (8): Councillors T. Tierney, S. Menard, R. King, C. McKenney, D. Deans, J. Leiper, C. Kitts, C.A. Meehan

7. OFFICIAL PLAN AMENDMENT AND ZONING BY-LAW  
AMENDMENT – 1335 AND 1339 BANK STREET

**COMMITTEE RECOMMENDATIONS**

**That Council approve:**

1. an amendment to the Official Plan, Volume 2a, Bank Street Secondary Plan, for 1335 and 1339 Bank Street with site specific policies and increased building height, as detailed in Document 2; and
2. an amendment to Zoning By-law 2008-250 for 1335 and 1339 Bank Street to permit a mixed-use high-rise development as detailed in Document 3.

CARRIED

8. OFFICIAL PLAN AMENDMENT AND ZONING BY-LAW  
AMENDMENT – 403 RICHMOND ROAD AND 389 ROOSEVELT  
AVENUE

**That Council approve:**

1. an amendment to the Official Plan, Volume 2a, Richmond Road / Westboro Secondary Plan, for 403 Richmond Road and 389 Roosevelt Avenue, for increased buildings heights, as detailed in Document 2;
2. an amendment to Zoning By-law 2008-250 for 403 Richmond Road and 389 Roosevelt Avenue to permit a nine-storey mixed-use building, as detailed in Document 3.

CARRIED

9. OFFICIAL PLAN AMENDMENT AND ZONING BY-LAW  
AMENDMENT – 19 CENTREPOINTE DRIVE

**COMMITTEE RECOMMENDATIONS**

**That Council approve:**

1. an amendment to the Official Plan, Volume 2a, Baseline and Woodroffe Secondary Plan, for 19 Centrepointe Drive to permit a maximum floor space index of 4.8, as detailed in Document 2;
2. an amendment to Zoning By-law 2008-250 for 19 Centrepointe Drive to permit a 22-storey and 24-storey high-rise apartment buildings, as detailed in Document 4;
3. that the implementing Zoning By-law does not proceed to City Council until the agreement under Section 37 of the *Planning Act* is executed.

CARRIED

**REPORTS**

CITY CLERK

10. RESULTS OF CIRCULATION FOR EXPRESSIONS OF INTEREST  
– PLANNING COMMITTEE AND OTTAWA COMMUNITY LANDS  
DEVELOPMENT CORPORATION

**REPORT RECOMMENDATIONS**

**That Council receive this report for information and consider the**



**following nominations:**

**A. Nominations for member of Planning Committee:**

1. **Councillor Shawn Menard.**

**B. Nominations for Chair of Planning Committee:**

1. **Councillor Glen Gower;**
2. **Councillor Jeff Leiper; and**
3. **Councillor Scott Moffatt.**

**C. Nominations for member, Board of Directors, Ottawa Community Lands Development Corporation:**

1. **Councillor Riley Brockington; and**
2. **Councillor Allan Hubley.**

This report was considered as the first held item following the consent agenda.

The Recommendations were divided for voting purposes.

**Recommendation A**

The appointment of Councillor Menard as a Member of Planning Committee CARRIED with Councillor J. Harder dissenting.

**Recommendation B**

**MOTION NO 58/4**

Moved by Councillor A. Hubley  
Seconded by Councillor L. Dudas

**WHEREAS the Planning Committee is responsible for overseeing all development and planning matters within the urban boundary in accordance with the City's Official Plan document, including zoning designations, community planning, site design requirements and affordable housing; and**

**WHEREAS in recognition of the traditionally heavy workload associated with this mandate, the Planning Committee meets twice monthly; and**

**WHEREAS, as approved by Council as part of the 2014-2018 Mid-term Governance Review, the Planning Committee Chair receives funding for additional administrative support over and above that received by other Committee Chairs (i.e. being one FTE), to assist with additional work associated with this role; and**

**WHEREAS, in addition to their role established under the *Procedure By-law* to preside over the twice monthly meetings as well as special meetings and joint meetings, the Chair of Planning Committee currently has a role advising staff on policy development through a dedicated seat on the Council Sponsors Groups for the Official Plan Review, and the Community Benefits Charge By-law and the Transportation Master Plan; and**

**WHEREAS in addition to presiding over meetings in the absence of the Chair, the Planning Committee Vice-Chair sits on the Council Sponsors Group for the New Zoning By-law project; and**

**WHEREAS it is anticipated that the Planning Committee will continue to have an extraordinarily high workload for the remainder of the Term of Council resulting from the consideration and approval of the new Official Plan currently under development and the work plan for development of a new Comprehensive Zoning By-law, in addition to a variety of related policy initiatives and a continued high volume of site-specific planning applications; and**

**WHEREAS appointing two Co-Chairs of Planning Committee instead of a Chair and Vice-Chair would allow for a more sustainable and equitable distribution of the workload and support for the remainder of the Term of Council;**

**THEREFORE BE IT RESOLVED that the Terms of Reference for the Planning Committee be amended to provide for the Planning Committee to have two Co-Chairs, to be selected by Council from within the Committee's existing membership, for the remainder of the 2018-2022 Term of Council; and**

**BE IT FURTHER RESOLVED that, *in lieu* of having a formal Vice-Chair, that the two Planning Committee Co-Chairs may jointly determine who will chair a given meeting, with the other acting in the capacity of "vice-chair" in accordance with Subsection 83(1) of the *Procedure By-law*; and**

**BE IT FURTHER RESOLVED that the additional funding provided to the Planning Committee Chair from the Council Administrative Services budget be split equally between the two Co-Chairs, with each receiving the equivalent of a one-half full-time-equivalent (FTE) position.**

CARRIED on a division of 14 YEAS and 10 NAYS, as follows:

- YEAS (14): Councillors T. Tierney, E. El-Chantiry, M. Luloff, G. Gower, L. Dudas, J. Cloutier, G. Darouze, J. Sudds, S. Moffatt, R. Brockington, C. Kitts, A. Hubley, J. Harder, Mayor J. Watson
- NAYS (10): Councillors S. Menard, R. King, C. McKenney, R. Chiarelli, K. Egli, D. Deans, J. Leiper, C.A. Meehan, M. Fleury, T. Kavanagh

**MOTION NO 58/5**

Moved by Councillor A. Hubley  
Seconded by Councillor L. Dudas

**WHEREAS the City Clerk has undertaken a circulation to seek expressions of interest from Members of Council interested in seeking appointment as the Chair of the Planning Committee; and**

**WHEREAS the Clerk's Office has received three expressions of interest for Chair of Planning Committee, from Councillors Gower, Leiper and Moffatt; and**

**WHEREAS Council has approved the establishment of co-chairs of Planning Committee for the remainder of the 2018-2022 Term of Council;**

**THEREFORE BE IT RESOLVED that Council approve the appointment of two (2) of the following Members of Council as Co-Chairs of the Planning Committee:**

- 1. Councillor Glen Gower**
- 2. Councillor Jeff Leiper**
- 3. Councillor Scott Moffatt**

Councillors Glen Gower and Scott Moffatt were appointed as Co-Chairs of the Planning Committee, on the following division of votes:

Councillor Gower (14): Councillors T. Tierney, E. El-Chantiry, M. Luloff, G. Gower, L. Dudas, J. Cloutier, G. Darouze, J. Sudds, S. Moffatt, K. Egli, C. Kitts, A. Hubley, J. Harder, Mayor J. Watson

Councillor Moffatt (14): Councillors T. Tierney, E. El-Chatiry, M. Luloff, G. Gower, L. Dudas, J. Cloutier, G. Darouze, J. Sudds, S. Moffatt, R. Chiarelli, C. Kitts, A. Hubley, J. Harder, Mayor J. Watson

Councillor Leiper (9): Councillors S. Menard, R. King, C. McKenney, R. Brockington, D. Deans, J. Leiper, C.A. Meehan, M. Fleury, T. Kavanagh

### **Recommendation C**

Councillor Brockington was appointed as a member of the Board of Directors, Ottawa Community Lands Development Corporation, on the following division of votes:

Councillor R. Brockington (13): Councillors M. Luloff, S. Menard, R. King, L. Dudas, C. McKenney, R. Chiarelli, R. Brockington, K. Egli, D. Deans, J. Leiper, C.A. Meehan, M. Fleury, T. Kavanagh

Councillor A. Hubley (11): Councillors T. Tierney, E. El-Chantiry, G. Gower, J. Cloutier, G. Darouze, J. Sudds, S. Moffatt, C. Kitts, A. Hubley, J. Harder, Mayor J. Watson

## **BULK CONSENT AGENDA**

### **FINANCE AND ECONOMIC DEVELOPMENT COMMITTEE REPORT 27A**

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| <p><b>A. OTTAWA COMMUNITY HOUSING CORPORATION AND CANADA MORTGAGE AND HOUSING CORPORATION CO-INVESTMENT LOAN GUARANTEE</b></p> |
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### **COMMITTEE RECOMMENDATIONS**

**That Council approve the following:**

- 1. That Council, in its capacity as Shareholder and guarantor, direct the Ottawa Community Housing Corporation (OCHC) to obtain the approval of the Chief Financial Officer/Treasurer of the terms and conditions of the Co-Investment Loan Agreement prior to execution;**
- 2. That Council, in its capacity as Shareholder of the OCHC, delegate authority to the Chief Financial Officer/Treasurer or her delegate to execute the City Guarantee and all required documents to implement the OCHC and Canada Mortgage and Housing Corporation (CMHC) Co-Investment Loan, pursuant to the application previously approved by Council on November 25, 2020 (ACS2020-CSS-GEN-011); and**
- 3. That Council authorize the Director, Housing Services to execute any required consents of the City, in its capacity as Service Manager that may be required under the Housing Services Act, 2011 and all other documents required for the transactions under the Agreements.**

**CARRIED**

B. DECLARATION OF SURPLUS – 316 DONALD B. MUNRO DRIVE;  
AND DISPOSAL OF PART OF BLOCK 58, PLAN 4M-948 –  
NATURE TRAIL CRESCENT TO THE ADJACENT PROPERTY  
OWNERS

#### **COMMITTEE RECOMMENDATIONS**

1. **That City Council:**
  - a) **Waive the requirement in Section 1.2 of the City’s Real Property Disposal Policy requiring all real property to be disposed of at market value to support the disposal of Part of Block 58, Plan 4M-948 – Nature Trail Crescent;**
  - b) **Approve the sale of the non-viable land having an area of 39.4 square meters, shown as Parcel 1 on Document 2 attached and described as Part of Block 58, Plan 4M-948, Nature Trail Crescent to the adjacent property owners, for the sum of One Dollar (\$1.00); and**
  - c) **Delegate authority to the Director, Corporate Real Estate office to negotiate, conclude and execute, on behalf of the City, the final documents required to complete this transaction, within the contractual and financial parameters set forth in this report.**

CARRIED

C. LAND LEASE – 1770 HEATHERINGTON ROAD – BOYS AND  
GIRLS CLUB OF OTTAWA

#### **COMMITTEE RECOMMENDATIONS**

**That Council:**

1. **Approve the Land Lease Agreement for 4,751.7 square meters of land at 1770 Heatherington Road with Boys and**

**Girls Club of Ottawa for a fifty-year (50) term for the total consideration of One (\$1.00) Dollar;**

- 2. Delegate authority to the Director, Corporate Real Estate Office to negotiate, conclude, execute and amend on behalf of the City, the land lease agreement, within the contractual and financial parameters outlined in this report.**

CARRIED

<b>D. BROWNFIELD GRANT APPLICATION – 263 GREENSWAY AVENUE</b>
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#### **COMMITTEE RECOMMENDATIONS**

**That Council:**

- 1. Approve the Brownfield Redevelopment Grant application submitted by 1479151 Ontario Inc. (Manor Park Management Inc.), owner of the property at 263 Greensway Avenue, for a Property Tax Assistance and a Rehabilitation Grant under the Brownfield Redevelopment Community Improvement Plan (2015), not to exceed a total of \$556,670 for which the grant payment period will be phased over a maximum of three years under the Property Tax Assistance and five years under the Rehabilitation Grant for development, subject to the establishment of, and in accordance with, the terms and conditions of the Brownfield Redevelopment Grant Agreement; the contribution of \$30,179 towards the Municipal Leadership Strategy, and the maximum deferral of Development Charges of \$255,268 under the Development Charge Deferral Program; and**
- 2. Delegate the authority to the General Manager, Planning, Infrastructure and Economic Development, to execute a Brownfield Redevelopment Grant Agreement with 1479151 Ontario Inc. (Manor Park Management Inc.), establishing the**

**terms and conditions governing the payment of the grant for the redevelopment of 263 Greensway Avenue, to the satisfaction of the General Manager, Planning, Infrastructure and Economic Development Department, the City Solicitor and the City Treasurer.**

CARRIED with Councillor S. Menard dissenting.

PLANNING COMMITTEE REPORT 46

E. ZONING BY-LAW AMENDMENT – 6321 RENAUD ROAD

**COMMITTEE RECOMMENDATION**

**That Council approve an amendment to Zoning By-law 2008-250 for 6321 Renaud Road to permit single detached and townhouse dwellings, as detailed in Document 2.**

CARRIED

F. ZONING BY-LAW AMENDMENT – 3455 HAWTHORNE ROAD

**COMMITTEE RECOMMENDATION**

**That Council approve an amendment to Zoning By-law 2008-250 for 3455 Hawthorne Road to permit a reduced front yard setback, a reduction in the number of vehicle parking spaces, a reduction of the width of the landscape area, a change to the loading space requirements and a reduction in the setback of an outdoor refuse collection area and it's screening requirements as detailed in Document 2.**

CARRIED



G. REGISTRATION OF AGREEMENTS FOR THE DEFERRAL OF DEVELOPMENT CHARGES

**COMMITTEE RECOMMENDATION**

**That Council that the Mayor be requested to write a letter to the Minister of Municipal Affairs and Housing and the Minister of Government and Consumer Services to seek the necessary amendment to the *Development Charges Act* or the regulations thereunder to permit the registration of agreements for the deferral of development charges.**

CARRIED

TRANSPORTATION COMMITTEE REPORT 20A

H. WAIVER OF THE RESIDENTIAL PARKING PERMIT ZONE PETITION PROCESS FOR LOWERTOWN EAST AND VANIER AND LAUNCH OF COMMUNITY CONSULTATION PROCESS TO ESTABLISH A RESIDENTIAL PARKING PERMIT ZONE

**COMMITTEE RECOMMENDATIONS**

**That Council approve**

- 1. the current petition process for establishing a Residential Parking Permit zone be waived for two areas of Ward 12, as shown in Document 1 of this report; and,**
- 2. the Ward 12 Councillor implement a revised community consultation process, as described in this report, to establish a Residential Parking Permit zone for two areas of Ward 12, as shown in Document 1 of this report.**

CARRIED

- I. COMPLETION OF SPEED REDUCTIONS GATEWAY ZONES IN LOWERTOWN, SANDY HILL AND VANIER RESIDENTIAL STREETS

### COMMITTEE RECOMMENDATIONS

That Council approve that the speed limit be lowered to 30 km/h through the implementation of 30 km/h Gateway Speed Limit Signs within residential areas bound by:

1. Cathcart St to the North, King Edward Ave to the East, St. Patrick St to the South and Forsey St to the West; and
2. Montreal Rd to the North, St. Laurent Boul. to the East, McArthur Ave to the South, and Vanier Pkwy to the West; and
3. St. Patrick St to the North, Wurtemberg St to the East, Rideau St to the South, and King Edward to the West.

CARRIED

CITY CLERK

- J. SUMMARY OF ORAL AND WRITTEN PUBLIC SUBMISSIONS FOR ITEMS SUBJECT TO THE *PLANNING ACT* 'EXPLANATION REQUIREMENTS' AT THE CITY COUNCIL MEETING OF JULY 7, 2021

### REPORT RECOMMENDATIONS

That Council approve the Summaries of Oral and Written Public Submissions for items considered at the City Council Meeting of July 7, 2021, that are subject to the 'Explanation Requirements' being the *Planning Act*, subsections 17(23.1), 22(6.7), 34(10.10) and 34(18.1), as applicable, as described in this report and attached as Documents 1 to 9.

CARRIED

**DISPOSITION OF ITEMS APPROVED BY COMMITTEES UNDER DELEGATED AUTHORITY**

That Council receive the list of items approved by its Committees under Delegated Authority, attached as Document 1.

At the request of Councillor Kavanagh, Mayor Watson sought and was granted leave of Council to waive the *Rules of Procedure* to ask questions to speak to the first item listed in the above-noted bulk information item, being the Councillor Hubley Motion regarding the current site of the OC Transpo Bus Facility near the new Queensview O-Train station, which was approved by the Finance and Economic Development Committee under Delegated Authority at its meeting of July 6, 2021.

In relation to this item, the following direction to staff was given

DIRECTION TO STAFF (T. Kavanagh)

That staff be directed to bring the information back to the Finance and Economic Development Committee regarding the process for reviewing the future of the site. by Q2 of 2022.

The list of items approved by its Committees under Delegated Authority, attached as Document 1 was RECEIVED

## **MOTION TO ADOPT REPORTS**

### **MOTION NO 58/6**

Moved by Councillor R. Brockington

Seconded by Councillor M. Fleury

**That Finance and Economic Development Committee Report 27A; Planning Committee Report 46; Transportation Committee Report 20A and the reports from the City Clerk entitled “Results of Circulation for Expressions of Interest – Planning Committee and Ottawa Community Lands Development Corporation” and “Summary of Oral and Written Public Submissions for Items Subject to the *Planning Act* ‘Explanation Requirements’ at the City Council Meeting of July 7, 2021”; be received and adopted as amended.**

CARRIED

## **MOTIONS OF WHICH NOTICE HAS BEEN PREVIOUSLY GIVEN**

### **MOTION NO 58/7**

Moved by Councillor Dudas

Seconded by Councillor T. Tierney

**WHEREAS the future Montreal LRT Station is next to a city-owned parcel of land at municipal address 2275 Montreal Road, which is located at the north-east corner of the onramp off of St. Joseph Boulevard onto Regional Road 174;**

**THEREFORE BE IT RESOLVED that Council direct Planning, Infrastructure and Economic Development Staff and Corporate Real Estate Office staff to investigate the potential for a Transit Oriented Development, including opportunities for affordable housing, mixed-use, or employment at that location, and report back on their findings by Q1 2023, taking into account the need for a bus loop on the site.**

CARRIED

*Note: The following Leiper/McKenney Motion No 58/8 of which Notice was previously given at the July 7, 2021 City Council meeting has been revised pursuant to Subsection 59(5) of the Procedure By-law.*

**MOTION NO 58/8**

Moved by Councillor J. Leiper  
Seconded by Councillor C. McKenney

**WHEREAS the opioid crisis is one of the largest public health emergencies of our lifetime, with a death on average about every two hours and a death toll of 21,174 in the last five years (in Canada, January 2016 to December 2020); and,**

**WHEREAS other countries have significantly reduced drug-related fatalities with drug policy reforms such as legal regulation of controlled substances to ensure safe supply, the decriminalization of people who use controlled substances for personal use, along with additional harm reduction strategies; and,**

**WHEREAS the federal government has indicated it is premature to discuss these measures until there are comprehensive supports for people to get well; and,**

**WHEREAS supports are needed, but measures that save lives are essential if people are to survive and access supports and that ensuring real, adequate, and sustained engagement with people who use drugs as a legitimate stakeholder population is essential to effective drug policy reform; and,**

**WHEREAS the Ontario's Big City Mayors have called on the federal government to decriminalize controlled substances and the Canadian Association of Chiefs of Police has stated that they agree the evidence suggests "decriminalization for simple possession as an effective way to reduce the public health and public safety harms associated with substance use", causing the government to indicate that it is now "deliberating" over decriminalization; and,**

**WHEREAS the overdose crisis rages, showing few signs of abating, including in Ottawa which had 218 suspected opioid-related deaths in 2020 – an increase of 75 percent from a year earlier.**

**THEREFORE BE IT RESOLVED that Ottawa City Council direct Mayor Watson to write on its behalf to the Government of Canada requesting that it declare the overdose crisis a national public health emergency so that it is taken seriously and funded appropriately; and,**

**BE IT FURTHER RESOLVED** that Council request that the Government of Canada immediately seek input from the people most affected by this crisis and meet with provinces and territories to develop a comprehensive, pan-Canadian overdose action plan, which includes comprehensive supports, such as evidence-informed prevention programming, stigma reduction, increased access to harm reduction and treatment services, as well as addressing the social determinants of health and full consideration of reforms that other countries have used to significantly reduce drug-related fatalities and stigma, such as legal regulation of controlled substances to ensure safe supply of pharmaceutical alternatives to toxic street drugs, and decriminalization of people who use controlled substances for personal use.

CARRIED with Councillor R. Chiarelli dissenting.

**MOTION NO 58/9**

Moved by Councillor R. King

Seconded by Councillor G. Gower

**WHEREAS** the Rockcliffe Park Residents' Association on behalf of the Village of Rockcliffe Park has filed an application for the commemoration of Rockcliffe Park as a Historic District of National Significance with the Historic Sites and Monuments Board of Canada (the "Board"); and

**WHEREAS** an endorsement from the municipality is required as part of this application; and

**WHEREAS** The Rockcliffe Park Heritage Conservation District comprises the entire former village of Rockcliffe Park and was designated under Part V of the *Ontario Heritage Act* in 1997 for its rare and significant approach to estate layout and landscape design; and

**WHEREAS** one of the objectives of the Rockcliffe Park Heritage Conservation District Plan is to conserve and enhance Rockcliffe Park's unique character as a planned and designed 19th century community characterized by its narrow curving roads, without curbs or sidewalks, large lots and gardens and buildings set within a visually continuous green landscape; and

**WHEREAS** Historic districts constitute appropriate subjects for commemoration by the Board and are classified as geographically defined areas which create a special sense of time and place through buildings, structures and open spaces modified by human use and which are united by past events and use and/or aesthetically, by architecture and plan; and

**WHEREAS** such commemoration does not provide additional regulatory authority on the part of the municipality or that of the federal government in respect of such sites.

**THEREFORE BE IT RESOLVED** that Council endorse the application by the Rockcliffe Park Residents' Association for the commemoration of Rockcliffe Park as a Historic District of National Significance under the present legislation, being the *Historic Sites and Monuments Act* R.S.C., 1985, c. H-4.

CARRIED

*Note: The following Menard/ Leiper Motion No 58/10 of which Notice was previously given at the July 7, 2021 City Council meeting was revised pursuant to Subsection 59(5) of the Procedure By-law.*

**MOTION NO 58/10**

Moved by Councillor S. Menard  
Seconded by Councillor J. Leiper

**WHEREAS** the new OP is expected to guide growth in the City of Ottawa for the next 25 years; and

**WHEREAS** robust modelling is needed for residents and stakeholders to understand the likely changes and impacts of proposed Official Plan (OP) policies as it relates to meeting growth management goals; and

**WHEREAS** the city has not yet shared this modelling, many communities and residents are inferring or guessing as to whether the OP is likely to reach our intensification objectives; and

**WHEREAS** without this modelling residents have limited ability to gauge whether the new OP policies will permit or enable zoning that can be absorbed in neighbourhoods; and

**WHEREAS** the draft new OP included a minimum density requirement of 80 DUs/NHa, and PIED has indicated that they have “done the math”, with respect to the removal of this policy from the new OP and that it is still possible to meet our growth targets; and

**WHEREAS** the draft new OP also included language that would allow upzoning within neighbourhood residential streets up to 4 storeys to meet growth management objectives, and it is critical to understand the likely development potential in new dwelling units for OP policies; and

**WHEREAS** once policy language in the OP is adopted, the City is usually wedded to applications that meet the OP language, regardless of the zoning, so that built form under the OP becomes essentially “as of right”, which is why rationale, supported by modelling, that demonstrates likely outcomes is so critical; and

**WHEREAS** in the last year, many requests have been made for the City to share its modelling including public statements to the effect that modelling analysis done by PIED has been robust and an integral part of the analysis in support of OP policies, and

**WHEREAS** communities were expecting to see modelling when the draft OP was released; and

**WHEREAS** the City needs to share the modelling that is underpinning/informing new OP policy and should provide a reasonable amount of time to review it before the OP proceeds to Planning Committee in order to demonstrate to residents and stakeholders that the proposed OP policies are the right ones and critical to building understanding and support for this OP;

**THEREFORE BE IT RESOLVED THAT** the City of Ottawa share its modelling of the new OP policies publicly, as soon as possible, at the same time as the release of the revised draft, so that enough time is afforded to residents to review it and demonstrate a real intent to provide meaningful engagement on the modelling, given the City’s current expedited timeline for the OP.

CARRIED



**MOTION NO 58/11**

Moved by Councillor S. Menard  
Seconded by Councillor J. Leiper

**WHEREAS big cities who consider expanding their urban boundaries also ensure the costs for such expansions are estimated and noted publicly prior to a decision on expansion; and**

**WHEREAS Ottawa is a big city in Canada; and**

**WHEREAS at the July 6, 2021 meeting of FEDCO, the Report on Budget Directions indicated that the City of Ottawa should “achieve fiscal discipline...” and “....help Council mitigate tax increases to an acceptable level”; and**

**WHEREAS The staff report on the New Official Plan Growth Management Strategy presented to Council on May 27, 2020 recommended the inclusion of between 1,350-1,650 gross hectares of new urban residential and employment land; and**

**WHEREAS the report did not include any estimates on the cost to taxpayers to build and maintain new infrastructure to support development on greenfield parcels over the long-term, as compared to augmenting existing infrastructure in the built-up area; and**

**WHEREAS recent analysis on growth patterns in cities across the country show that a centrally focused development pattern is more financially efficient than large expansion scenarios, resulting in a net increase of city revenues of 8% and a decrease in tax pressures on residents;**

**THEREFORE BE IT RESOLVED that the City of Ottawa provide a public estimate of the costs for urban boundary expansion in respect to new infrastructure creation, operation and maintenance over the time horizon of the new Official Plan, and that this information be presented to the joint Committee and Council as part of the report back on the final draft of the New Official Plan.**

WITHDRAWN and replaced with the following Direction to Staff:

DIRECTION TO STAFF (Councillor S. Menard)

That staff be directed to provide an estimate of the relative costs for intensification versus urban boundary expansion over the time horizon of the new Official Plan using information currently available from Planning, Infrastructure and Economic Development

and Finance, along with an explanation of how the costs will be refined in the Infrastructure Master Plan and the Transportation Master Plan, and that this information be presented to the joint Committee and Council as part of the report back on the final draft of the New Official Plan in the fall of 2022.

## **MOTIONS REQUIRING SUSPENSION OF THE RULES OF PROCEDURE**

### **MOTION NO 58/12**

Moved by Mayor J. Watson  
Seconded by Councillor M. Luloff

***That the Rules of Procedure be suspended to consider the following Motion, in order to allow staff to meet the August 31, 2021 deadline to secure funding under the federal Rapid Housing Initiative (Round 2).***

**WHEREAS** on July 15, 2020, Council approved a 10 Year Housing and Homelessness Plan with targets to create between 5,700 to 8,500 new affordable housing options over the next ten years; and

**WHEREAS** the City cannot fund new affordable housing that will meet the need without support from other levels of government, and the Mayor, Chair of Community and Protective Services and the Council Liaison for Housing and Homelessness have been communicating the priorities and urgent needs of the City for rapid housing funding from other levels of Government; and

**WHEREAS**, in response to the urgent need for affordable housing across the country, the federal government announced the Rapid Housing Initiative on September 21, 2020, with the stated intent to create new affordable rental housing units for vulnerable and marginalized individuals within the next 12 months, with the funding to be delivered through the Canada Mortgage and Housing Corporation; and

**WHEREAS**, on November 25, 2020, Council approved the City's spending of the \$31,929,038 allocation under the initial round of the Rapid Housing Initiative (Round 1); and

**WHEREAS, on June 30, 2021, the Government of Canada announced the second round of the Rapid Housing Initiative, with the continued intent of addressing the urgent housing needs of vulnerable Canadians within the next 12 months, by allocating funding for the construction of new housing, the acquisition of land and the conversion of existing buildings into affordable housing; and**

**WHEREAS, Round 2 of the Rapid Housing Initiative is comprised of two streams:**

- a. Cities Stream: which will flow funding directly to municipalities to ensure funding is directed to areas where chronic homelessness is most prevalent; and**
- b. Projects Stream: which will allow the City to revise and resubmit eligible applications that were submitted but not selected during Round 1 of the Rapid Housing Initiative.**

**WHEREAS, on July 16, 2021, the Government of Canada announced the City's funding allocation under Round 2 of \$22,443,697 to create a minimum of 58 units of new permanent affordable housing, with at least 25% of the funding being allocated towards women-focused housing projects and a request to target 15% of the funding for urban Indigenous peoples; and**

**WHEREAS, staff is required to develop and submit proposed projects and funds to be allocated to each project under Round 2 to the Canada Mortgage and Housing Corporation by August 31, 2021; and**

**WHEREAS the Rapid Housing Initiative is a capital-only program, and ongoing provincial government operating funding (housing benefits and support services funding) will be required to create supportive housing opportunities that will help address chronic homelessness which is a key priority for all governments, staff are recommending Council advocate for additional ongoing operating funding from the other levels of government, as supportive housing is critical to addressing the housing and health needs of residents, particularly those who are vulnerable and marginalized, and helping them to exit homelessness and improve their quality of life; and**

**WHEREAS these recommendations have been developed with the support of Finance and Legal Services; and**

**WHEREAS the timelines established by the federal government to meet the program requirements are extremely aggressive, and staff are recommending the delegated authority necessary to achieve the required fast-tracking that must be**

in place to create the affordable units within the 12-month period, and staff will provide an Information Report back to the Planning Committee and City Council in fall of 2021 with a progress update on the new affordable rental units to be completed using the Rapid Housing Initiative Funding (Round 2) if the staff recommendations are approved; and

WHEREAS, staff is further recommending Council approve the allocation of funding from the following available affordable housing capital sources to strengthen the investment plan, maximize the Rapid Housing Initiative opportunities and create affordable housing in the community (referred to as the “Supplemental Funding Sources” in the resolutions of this motion) as follows:

- a. The annual Ontario Priorities Housing Initiative funding allocation of \$4.6M, which must be committed by December 31, 2021 (“OPHI”);
- b. The 2021 Affordable Housing City Capital funds allocated through the 2021 City budget;

THEREFORE BE IT RESOLVED that City Council:

1. Delegate the authority to the Director, Housing Services, to enter into a Rapid Housing Initiative Agreement and/or related agreement(s) and amendments with the Canada Mortgage and Housing Corporation, the Government of Canada or any other federal entity necessary for the receipt and expenditure of funding under the Rapid Housing Initiative on such terms and conditions as are satisfactory to the Director, Housing Services, in consultation with Legal Services;
2. Direct the Director, Housing Services, in consultation with the General Manager, Community and Social Services, to develop a list of projects with units that can be available for occupancy within twelve (12) months, in accordance with the terms and conditions of the Rapid Housing Initiative Agreement and any related program guidelines, and authorize its submission, and any subsequent updates, to the Canada Mortgage and Housing Corporation by August 31, 2021;
3. Approve the allocation of the Rapid Housing Initiative Round 2 funding of \$22,443,697 by the Director, Housing Services to support the construction, rehabilitation or acquisition by selected housing providers of real estate

**interests suitable for the Rapid Housing Initiative, related pre-development and pre-construction costs (e.g. community engagement, planning, communications, environmental site assessments, cost consultant reports, permits, architectural or engineering reports, appraisals, legal/closing costs related to acquisition of land and buildings) and all other costs permitted under the Rapid Housing Initiative and the various programs included in the Supplemental Funding Sources to secure, develop and create affordable housing, in each instance on terms satisfactory to the Director, Housing Services;**

- 4. Approve an increase to the 2021 Capital Budget for Housing Services of an amount equal to the Round 2 funding commitment from the Rapid Housing Initiative to enable staff to begin project commitments, with the final cash flow adjustments between 2021 and 2022 to be requested through the third-quarter variance report following completion of the list of projects to be considered by Canada Mortgage and Housing Corporation;**
- 5. Delegate the authority to enter into agreements or other suitable arrangements with City departments, agencies, the Government of Ontario and/or its agencies, community agencies, private entities and/or individuals to allocate and deliver the Rapid Housing Initiative funding and any available Supplemental Funding Sources to the Director, Housing Services, in accordance with program guidelines and requirements;**
- 6. Allocate funding from the Rapid Housing Initiative towards the non-exempt development charges, planning and permit fees and school board development charges for the projects to be developed as a result of this motion and direct staff to bring forward a Municipal Housing Capital Facility By-law to exempt property taxes for the supportive housing projects only;**
- 7. Direct the Director, Housing Services to inform local Councillors in advance of any commitment to fund the purchase or development properties using the Rapid Housing Initiative Funding in advance of any address being publicly released and to work with local Councillors on communication and community engagement;**

- 8. Delegate the authority to negotiate and enter into any necessary non-competitive agreements, for which Council approval would normally be required under the Delegation of Authority By-law 2019-280, for the provision of professional services needed to complete any required pre-development and pre-construction matters for the development of affordable housing under the Rapid Housing Initiative, to the Director, Housing Services, provided that:**

  - a. non-competitive procurement is necessary to meet the timelines of the Rapid Housing Initiative;**
  - b. the costs are eligible for and will be funded through the Rapid Housing Initiative and/or the Supplemental Funding Sources; and**
  - c. the terms and conditions of any such agreements are acceptable to the Director, Housing Services and in a form satisfactory to Legal Services.**
- 9. Direct the Director, Housing Services, to bring forward an Information Report to the Planning Committee in fall 2021 on the projects being funded through the Rapid Housing Initiative Round 2, the allocation to priority groups, and the impact on addressing chronic homelessness in the City;**
- 10. Direct City staff to prioritize and expedite the review of development and building permit applications identified as part of the Rapid Housing Initiative, including sites suitable for the construction of new housing, land acquisitions, and the conversion of existing buildings to affordable housing, and identify ways to expedite the necessary building and planning approvals;**
- 11. Delegate the authority to select non-profit housing providers and the amount of the funding allocation, based on the project, their capacity, experience and interest to own and operate the affordable and supportive housing units to be developed under the Rapid Housing Initiative and various programs captured in the Supplemental Funding Sources to the Director, Housing Services;**
- 12. Delegate the authority to negotiate and execute on behalf of the City, contribution agreements to allocate the Rapid Housing Initiative Round 2 funding for a minimum of 20 years with the non-profit housing providers selected through the process referred to in Part 11 above, or a related**

**corporation, to secure the financial assistance being provided and to set out the terms of the funding, including the ability for the housing provider, subject to their own corporate restrictions, to sole source the builder based on value and their ability to design and deliver a quality product in the required timeframe, and the operation of the new affordable rental housing, to the Director, Housing Services, on terms and conditions satisfactory to the Director, Housing Services, and in a form approved by Legal Services;**

- 13. Delegate the authority to execute, on behalf of the City, any security or financing documents required by the non-profit housing providers, including any postponement, confirmation of status, discharge or consent documents where and when required during the term of the contribution agreement, as required by normal business practices, to the Director, Housing Services, provided that such documents do not give rise to financial obligations on the part of the City that have not been previously approved by City Council;**
- 14. Delegate the authority to negotiate and enter into any agreements with the non-profit housing providers selected for any operating funding that may be available to the Director, Housing Services, on terms and conditions agreed to by the Director, Housing Services and in a form approved by Legal Services; and**
- 15. Request that the Province of Ontario provide ongoing operating funding for case management, physical health and addiction and mental health supports, including funding for housing benefits, to ensure the units created under the Rapid Housing Initiative results in new supportive housing opportunities for at risk and marginalized individuals, including people experiencing homelessness.**

CARRIED

**MOTION NO 58/13**

Moved by Councillor M Fleury  
Seconded by Councillor C McKenney

***BE IT RESOLVED that the Rules of Procedure be suspended to permit the consideration of the following motion so that demolition works requiring exemption from demolition control may proceed without delay.***

**WHEREAS on December 9, 2020 Council conditionally approved an exemption from demolition control for the demolition of a building at 146 Russell Ave which was in an advanced state of disrepair; and**

**WHEREAS one of the conditions of the said approval was that the owner enter into a Demolition Control Agreement with the City by June 9, 2021; and**

**WHEREAS the owner did not do so by June 9, 2021 and therefore the approval is void; and**

**WHEREAS it remains desirable and in the public interest that the building be demolished as soon as possible;**

**THEREFORE BE IT RESOLVED that that Council approve demolition control for the existing building on the said property on the same terms and conditions as the December 9, 2020 Council approval except as otherwise set out in this motion; and**

**BE IT FURTHER RESOLVED this approval is considered null and void if the aforementioned Agreement is not executed on or before October 9, 2021.**

CARRIED

**MOTION NO 58/14**

Moved by Councillor T. Kavanagh  
Seconded by Councillor R. Brockington

***That the Rules of Procedure be suspended to consider the following motion as the next scheduled City Council meeting is not until September 8, 2021.***

**WHEREAS, the City of Ottawa, Children's Services as Consolidated Municipal Service Manager, is responsible for the planning and management of licensed**



**childcare and early years programs and services for children from 0 to 12 years old; and**

**WHEREAS, on April 19, 2021, the Federal Government announced \$30 billion in new investment over the next 5 years, and \$8.3 billion ongoing for Early Learning and Child Care and Indigenous Early Learning and Child Care starting in 2021-22 to move towards a universal child care system, contingent on bilateral agreements being reached with provinces and territories; and,**

**WHEREAS, on June 23, 2021, Council approved the recommendations, as amended, in the COVID-19 Pandemic Impacts, Supports and Planning Consideration for the Child Care and Early Years Sector and Children's Services Work Plan Update 2021-2022; and**

**WHEREAS, on June 23, 2021, Mayor Watson and the Chair of Community Protective Services Committee were directed to send a follow up letter to Premier Doug Ford and Minister of Education Stephen Lecce reaffirming the City of Ottawa's support for building a National program; and**

**WHEREAS, on July 08, 2021 and July 13, 2021, the Federal Government announced agreements reached with British Columbia and Nova Scotia, respectively, on a Canada-wide Early Learning and Child Care Plan; and**

**WHEREAS, the COVID-19 pandemic has highlighted inequities including the gender gap and barriers women and gender diverse persons experience in accessing adequate, affordable and suitable services and resources such as child care; and**

**WHEREAS, a collective voice of municipalities in Ontario expressing support and interest in working collaboratively across all levels of government demonstrates support for building a national program of early learning and child care services that are accessible, affordable, high-quality, and responsive for all families.**

**THEREFORE BE IT RESOLVED that Council request that Councillor Brockington, in his capacity as the City of Ottawa's representative at the Association of Municipalities of Ontario, share the letter to Premier Doug Ford and Minister of Education Stephen Lecce reaffirming the City of Ottawa's support for building a National program with the Association of Municipalities of Ontario, the Ontario**

**Municipal Social Services Association (OMSSA) and other Ontario Municipalities that are Consolidated Municipal Service Managers.**

**MOTION NO 58/15**

Moved by Councillor J. Leiper  
Seconded by Councillor T. Kavanagh

*That the Rules of Procedure be suspended to consider the following motion so that the work may proceed without delay, and the next scheduled Council meeting is not until September 8, 2021.*

**WHEREAS** the City is undertaking an integrated road reconstruction project in the Westboro community in Ward 15; which includes the reconstruction of Byron Avenue beginning in 2021; and

**WHEREAS** the project limits for the Byron Avenue, Highcroft Avenue and Athlone Avenue Integrated Reconstruction includes private driveway approaches at 458 Byron Avenue, 454 Byron Avenue, and 310 Byron Avenue; and

**WHEREAS** these driveway widths are not in full conformance with the City's front yard parking restrictions and the City Private Approach By-Law; and,

**WHEREAS**, for existing properties, front yard parking restrictions and private approach by-law are normally enforced only on a complaint-driven basis; and

**WHEREAS** there have been no complaints with respect to non-compliant driveways (private approaches) or front-yard parking in this area; and

**WHEREAS** the area residents support providing relief for residents with existing driveways (private approaches) while acknowledging that any future driveways (private approaches) and front-yard parking must be in accordance with City by-laws;

**THEREFORE BE IT RESOLVED** that Council approve that, in respect of the rehabilitation of Byron Avenue and its scope, the private approaches identified be reinstated as they were immediately prior to the reconstruction of this street.

CARRIED

**NOTICES OF MOTION (FOR CONSIDERATION AT SUBSEQUENT MEETING)**

**MOTION**

Moved by Councillor L. Dudas  
Seconded by Councillor G. Gower

**WHEREAS** report ACS2021-PIE-PS-0088 was considered by Planning Committee on July 8, 2021, recommending approval for the construction of an inflatable structure dome housing various sports courts on the property of the existing École secondaire catholique Garneau located at 6588 Carrière Street; and

**WHEREAS** there is an opportunity through the New Comprehensive Zoning By-law project implementing the New Official Plan, for staff to review the zoning permissions and zone provisions that apply to domes; and

**WHEREAS** Planning, Infrastructure and Economic Development staff have expressed support for such a review of the applicable policies and zoning provisions for domes;

**THEREFORE BE IT RESOLVED** that Council direct Staff in Planning, Infrastructure and Economic Development to undertake, as part of the New Zoning By-law project, a comprehensive review of the policies and zoning for inflatable structure domes; including evaluating:

- a) Establishing appropriate setbacks from residential properties;
- b) Exploring the creation of a separate use for “inflatable structure dome”, recognizing that it has significant differences to built form; and
- c) Establishing minimum landscaping requirements to mitigate impacts on neighbours.

## **MOTION TO INTRODUCE BY-LAWS**

### **MOTION NO 58/16**

Moved by Councillor R. Brockington

Seconded by Councillor M. Fleury

**That the by-laws listed on the Agenda under Motion to Introduce By-laws, Three Readings, be read and passed**

CARRIED

## **BY-LAWS**

**THREE READINGS**

- 2021-240. A by-law of the City of Ottawa to amend By-law No. 2017-180 respecting the appointment of Municipal Law Enforcement Officers in accordance with private property parking enforcement.
- 2021-241. A by-law of the City of Ottawa to amend By-law No. 2008-250 to change the zoning of the lands known municipally as 6321 Renaud Road.
- 2021-242. A by-law of the City of Ottawa to amend By-law No. 2008-250 to change the zoning of the lands known municipally as 3455 Hawthorne Road.
- 2021-243. A by-law of the City of Ottawa to amend the Bank Street Secondary Plan of Volume 2a of the Official Plan for the City of Ottawa to add a site-specific height policy for the lands municipally known as 1335 and 1339 Bank Street.
- 2021-244. A by-law of the City of Ottawa to amend By-law No. 2008-250 to change the zoning of the lands known municipally as 1335 and 1339 Bank Street.

- 2021-245. A by-law of the City of Ottawa to amend the Richmond Road/Westboro Secondary Plan of Volume 2A of the Official Plan for the City of Ottawa to increase the maximum building height for the lands municipally known as 403 Richmond Road and 389 Roosevelt Avenue
- 2021-246. A by-law of the City of Ottawa to amend By-law No. 2008-250 to change the zoning of the lands known municipally as 403 Richmond Road and 389 Roosevelt Avenue.
- 2021-247. A by-law of the City of Ottawa to amend By-law No. 2008-250 to change the zoning and remove the holding symbol of part of the lands known municipally as 1705 Carling Avenue.
- 2021-248. A by-law of the City of Ottawa to establish certain lands as common and public highway and assume them for public use (avenue Perseus Avenue and rue Apolune Street).
- 2021-249. A by-law to authorize the undertaking of energy efficiency and water conservation works on private property as local improvements under the Better Homes Loan Program.
- 2021-250. A by-law of the City of Ottawa to designate certain lands at 2A Rideau Shore Court as being exempt from Part Lot Control.
- 2021-251. A by-law of the City of Ottawa to designate certain lands at croissant de la Pétanque Crescent, croissant de la Socca Crescent, and avenue du Ventoux Avenue on Plan 4M-1678 as being exempt from Part Lot Control.
- 2021-252. A by-law of the City of Ottawa to establish certain lands as common and public highway and assume them for public use (Stitt Street, Greenbank Road, Copeland Road, Conley Road, Purdy Road, Bank Street, Prince of Wales Drive, Sommerville Avenue, March Road, Torbolton Ridge Road, Devine Road, Rideau Road, Larry Robinson Road, Yorks Corners Road, Cooper Hill Road, 8th Line Road, Gallagher Road, John Shaw Road, Industrial Avenue, Metcalfe Street).

- 2021-253. A by-law of the City of Ottawa to establish certain lands as common and public highway and assume them for public use (Rothwell Drive).
- 2021-254. A by-law of the City of Ottawa to establish certain lands as common and public highway and assume them for public use (chemin Trim Road).
- 2021-255. A by-law of the City of Ottawa to provide standardized governance for Boards of Management for Business Improvement Areas (BIAs).
- 2021-256. A by-law of the City of Ottawa to amend the Official Plan for the City of Ottawa to add a site-specific policy for the lands municipally known as 19 CentrepoinTE Drive
- 2021-257. A by-law of the City of Ottawa to amend By-law No. 2008-250 to change the zoning of the lands known municipally as 19 CentrepoinTE Drive.

CARRIED

**CONFIRMATION BY-LAW**

**MOTION NO 58/17**

Moved by Councillor R. Brockington  
Seconded by Councillor M. Fleury

**That the following by-law be read and passed:**

**To confirm the proceedings of the Council meeting of July 21, 2021.**

CARRIED

**ADJOURNMENT**

The meeting adjourned at 1:53 pm.

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**CITY CLERK**

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**MAYOR**

DRAFT