



City of Barrie

70 Collier Street (Box 400)
Barrie, ON L4M 4T5

Minutes - Final General Committee

Monday, June 12, 2017

5:00 PM

Council Chamber

GENERAL COMMITTEE REPORT

For consideration by Barrie City Council on June 19, 2017.

The meeting was called to order by Mayor Lehman at 5:01 p.m. The following were in attendance for the meeting:

- Present:** 9 - Mayor, J. Lehman; Councillor, B. Ainsworth; Councillor, R. Romita; Councillor, D. Shipley; Councillor, P. Silveira; Councillor, A. Prince; Councillor, A. Khan; Councillor, S. Morales; and Councillor, M. McCann
- Absent:** 2 - Councillor, B. Ward; and Councillor, M. Prowse

STAFF:

Chief Administrative Officer, C. Ladd
City Clerk/Director of Legislative and Court Services, D. McAlpine
Deputy City Clerk, W. Cooke
Director of Business Development, S. Schlichter
Director of Engineering, R. Sutton
Director of Finance/Treasurer, C. Millar
Director of Planning and Building Services, A. Bourrie
Executive Director of Access Barrie, R. James-Reid
Executive Director of Invest Barrie, Z. Lifshiz
General Manager of Infrastructure and Growth Management, R. Forward
Manager of Growth Planning, S. Forfar
Manager of Water Operations, C. Marchant
Project Coordinator, A. Almuina.

The General Committee recommends adoption of the following recommendation(s) which were dealt with on the consent portion of the agenda:

SECTION "A"

17-G-149

SALE OF SURPLUSED DOWNTOWN PARKING LOT 55 - 57 MCDONALD STREET/61-67 OWEN STREET (WARD 2)

1. That the City Clerk be authorized to execute the Agreement of Purchase and Sale between the City and Forrest Group Acquisitions Ltd. (the Buyer) for the 0.52 acre parcel of City-owned land described as PIN's 588170026, 588170027, 588170174, 588170024, 588170025, City of Barrie, County of Simcoe, (the Property) on the south-east corner of McDonald Street and Owen Street, also known municipally as 55-57 McDonald and 61-67 Owen Street, for the purchase price of \$1,000,000, subject to the Conditions of Purchase and Sale attached as Appendix "A" to Staff Report BDD006-17.
2. That the City Clerk in consultation with the Director of Business Development and Director of Legal Services be authorized to execute any consent or authorization documents which would permit the Buyer, in lieu of the owner of the Property, to process any necessary Zoning By-Law amendments, Official Plan amendments, variances, pre-consult and site plan applications, solely at the Buyer's risk and expense.
3. That an amount, not to exceed \$30,000, be allocated from the Industrial Land Reserve (13-04-0430) to complete a Phase II Environmental Site Assessment for the Property and that the funds be returned to the Industrial Land Reserve upon sale of the Property.
4. That the City Clerk be authorized to execute all associated and required documents as necessary and amend the terms and conditions contained in the Agreement of Purchase and Sale on the recommendation of the Director of Business Development, in a form approved by the Director of Legal Services.
5. That proceeds from the sale of the Property, in the amount of \$106,424 be allocated to the Industrial Land Reserve (13-04-0430), with the remaining amount allocated to the Parking Reserve. (BDD006-17) (File: D00)

This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/19/2017.

17-G-150**BELL FARM ROAD MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT PHASES 3 AND 4 (WARD 2)**

1. That the preferred design alternative for the Municipal Class Environmental Assessment for Bell Farm Road, Phases 3 and 4 and attached as Appendix "C" to Staff Report ENG005-17, be adopted.
2. That in accordance with the requirements of the Class Environmental Assessment process, the Engineering Department publish a Notice of Completion for the Bell Farm Road Class Environmental Assessment Phases 3 and 4 Environmental Study Report.
3. That based on the successful conclusion of this Class Environmental Assessment process and available budgets being approved through the capital planning process:
 - a) The Engineering Department proceed with the implementation of the preferred design alternative for transportation improvements on Bell Farm Road;
 - b) The Director of Legal Services be authorized to commence negotiations for the acquisition of all required property interests subject to the property acquisition budget being approved;
 - c) The Director of Legal Services be delegated the authority to settle any negotiated agreements up to the maximum amount budgeted for property acquisition; and
 - d) The City Clerk be authorized to execute all associated and required documents in a form approved by the Director of Legal Services. (ENG005-17) (T05-BE)

This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/19/2017.

17-G-151**SALEM SECONDARY PLAN TRANSPORTATION IMPROVEMENTS MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT PHASES 3 AND 4 (WARD 7 AND 8)**

1. That the preferred design alternative for the arterial roadway corridors within the Salem Secondary Plan as assessed in the Municipal Class Environmental Assessment Phases 3 and 4, as outlined in Staff Report ENG008-17, be adopted.
2. That, in accordance with the requirements of the Class Environmental Assessment process, the Salem Secondary Plan Transportation Improvements Municipal Class Environmental Assessment Phases 3 and 4 be approved, and staff file the Environmental Study Report for public review.

3. That based on the successful conclusion of this Class Environmental Assessment, the Engineering Department proceed with the detailed design of the preferred alternative design for roadways and municipal servicing within the Salem Secondary Plan Study, as presented in this Class Environmental Assessment.
4. That the Director of Legal Services be delegated authority to settle the expropriations or any negotiated agreements in an amount up to the maximum amount budgeted for property acquisition and the City Clerk be authorized to execute all associated and required documents in a form approved by the Director of Legal Services. (ENG008-17) (File: T05-SA)

This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/19/2017.

17-G-152

BUILDING SERVICES ENTERPRISE MODEL

1. That the principle of growth paying for growth continue to be applied through the implementation of a full cost recovery enterprise model related to inspections, plans examination and enforcement of the Building Code Act.
2. That authority be granted for the hiring of additional inspectors, plans examiners, and zoning administrators where it can be demonstrated to the satisfaction of the Chief Building Official, Director of Planning and Building Services and General Manager of Infrastructure and Growth Management that additional staff are required to meet agreed service levels and that all costs for such additional staff would be recovered through permit fees for appropriate service levels.
3. That Schedule "K" of Fees By-law 2017-014 be amended to add the permit fee schedule attached as Appendix "A" to Staff Report PLN016-17. (PLN016-17) (File: F21-ENT)

This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/19/2017.

The General Committee met and reports as follows:

SECTION "B"

17-G-153 PRESENTATION CONCERNING GROWTH DEVELOPMENT PROJECTS - TRANSPORTATION ENVIRONMENTAL ASSESSMENTS

Mr. Alvaro Alumnia, Project Coordinator provided a presentation concerning the Growth Development Projects and Transportation Environmental Assessments.

Mr. Alumnia discussed slides concerning the following topics:

- An overview of the Master Plan and Environmental Assessments undertaken for the Salem and Hewitt's Secondary Plans;
- The three growth transportation development projects planned for the Annexed Lands;
- A summary of the major improvements;
- The project schedule;
- The public consultation that was undertaken;
- The stakeholder consultation that was undertaken;
- The preferred alternative designs for the road widenings;
- The Hewitt's Study Area improvements;
- The Salem Study Area improvements;
- The McKay Road interchange and Salem-Lockhart crossing;
- The public feedback received concerning the Lockhart Road/Yonge Street to 20th Sideroad alternative design;
- The preferred alternative design and the proposed revisions for Lockhart Road and Yonge Street based on public feedback; and
- The recommended site for the Salem Reservoir and Pumping Station.

In closing, Mr. Alumina discussed the next steps in the process.

Members of General Committee asked a number of questions of City staff and received responses.

This matter was recommended (Section "B") to City Council for consideration of receipt at its meeting to be held on 6/19/2017.

The General Committee met and recommends adoption of the following recommendation(s):

SECTION "C"

17-G-154 MCKAY ROAD INTERCHANGE AND SALEM/LOCKHART CROSSING MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT PHASES 3 AND 4 AND SALEM RESERVOIR AND PUMPING STATION MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT PHASES 1 AND 2 (WARD 7 AND 8)

1. That the Preferred Design Alternative for the Highway 400 Interchange at McKay Road and the Salem Road - Lockhart Road Crossing of Highway 400, as assessed in the Municipal Class Environmental Assessment Phases 3 and 4, attached as Appendix "A" to Staff Report ENG007-17, be adopted.
2. That in accordance with the requirements of the Class Environmental Assessment process, the McKay Road Interchange and Salem /Lockhart Crossing Municipal Class Environmental Assessment Phases 3 and 4 be approved, and staff file the Environmental Study Report for public review.
3. That based on the successful conclusion of this Class Environmental Assessment, the Engineering Department proceed with the detailed design of the preferred alternative design for roadways and municipal servicing within the Salem Secondary Plan study, as presented in this Class Environmental Assessment.
4. That the preferred location for the Salem Water Reservoir and Pump Station as outlined in ENG007-17 be approved.
5. That the Director of Legal Services be authorized to commence negotiations to acquire the property at 30 Salem Road, legally described as Part of the South half of Lot 7, Concession 11, Innisfil now Barrie and being all of PIN 587280015 ("Subject Property").
6. That the City Clerk be authorized to execute an Agreement of Purchase and Sale for the Subject Property in a form approved by the Director of Legal Services, Director of Engineering and General Manager of Infrastructure and Growth Management.
7. That the Director of Legal Services be authorized to commence expropriation proceedings, if deemed necessary by the Director of Legal Services and Director of Engineering, to acquire a fee simple interest in the Subject Property.

8. That The Corporation of the City of Barrie make an application to City Council, as approving authority, for approval to expropriate the Subject Property and that the City Clerk be authorized to execute the necessary forms of application.
9. That the "Notice of Application for Approval to Expropriate" be served and published and that any requests for inquiries received, pursuant to the "Notice of Application for Approval to Expropriate" be forwarded to the Chief Inquiry Officer and the Chief Inquiry Officer be requested to report to Council with respect to any such request.
10. That the Director of Legal Services be delegated authority to settle the expropriation or any negotiated agreement relating to the Subject Property and that the City Clerk be authorized to execute all associated and required documents in a form approved by the Director of Legal Services. (ENG007-17) (T05-MC)

This matter was recommended (Section "C") to City Council for consideration of adoption at its meeting to be held on 6/19/2017.

17-G-155 HEWITT'S SECONDARY PLAN TRANSPORTATION IMPROVEMENTS MUNICIPAL CLASS ENVIRONMENTAL ASSESSMENT PHASES 3 AND 4 (WARDS 9 AND 10)

1. That the Preferred Design Alternative for the arterial roadway corridors within the Hewitt's Secondary Plan as assessed in the Municipal Class Environmental Assessment Phases 3 and 4, be adopted as outlined in Staff Report ENG009-17.
2. That, in accordance with the requirements of the Class Environmental Assessment process, the Hewitt's Secondary Plan Transportation Improvements Municipal Class Environmental Assessment Phases 3 and 4 be approved and staff file the Environmental Study Report (ESR) for public review.
3. That based on the successful conclusion of this Class Environmental Assessment, the Engineering Department proceed with the detailed design of the preferred alternative design for roadways and municipal servicing within the Hewitt's Secondary Plan study, as presented in this Class Environmental Assessment.
4. That the Director of Legal Services be delegated authority to settle the expropriations or any negotiated agreements in an amount up to the maximum amount budgeted for property acquisition and the City Clerk be authorized to execute all associated and required documents in a form approved by the Director of Legal Services. (ENG009-17) (File: T05-HE)

This matter was recommended (Section "C") to City Council for consideration of adoption at its meeting to be held on 6/19/2017.

The meeting adjourned at 5:38 p.m.

CHAIRMAN