



REPORT OF THE COMMITTEE OF THE WHOLE September 28, 2021

The following is the Committee of the Whole report from the September 21st and September 28th, 2021 meeting.

September 21st, 2021

Consent Reports

L.1 Consent Reports

Resolution No CW223-21

THAT, the following consent reports and committee minutes be received.

- Parks and Recreation Advisory Committee Minutes Aug 31 2021
- Community Economic Development Advisory Committee_Aug26_2021

Staff Reports

L.2 Zoning Bylaw Amendment - 189 Snedden Farm Rd.

Resolution No CW224-21

THAT, the Committee of the Whole recommend Council approve the Zoning By-law Amendment to change the zoning of the lands subject to Consent Application B20/127 described as Concession 9 Part Lot 26 and 27, Ramsay Ward, from "Rural (RU) Zone" to "Limited Service Residential (LSR) Zone".

L.3 Drinking Water Quality Management System Endorsement September 2021

Resolution No CW226-21

THAT, the Committee of the Whole recommend Council approve and endorse the Operational Plan for the Municipality of Mississippi Mills' Water Distribution System;

AND FURTHER THAT, the Mayor and Acting Clerk be authorized to endorse the Operational Plan on behalf of Council.

L.4 Final Acceptance - Riverfront Phase 4

Resolution No CW227-21

THAT, Committee of the Whole recommend that Council authorize final acceptance for the finalized portion of plan of subdivision 27M-78 Riverfront Estates Phase 4, to be known as Phase 4, in

accordance with Section 15 of the subdivision agreement with Houchaimi Holdings inc.;

AND THAT, Committee of the Whole recommend that Council direct staff to prepare an assumption by-law for the roads and associated infrastructure works constructed with the development of the portion plan of subdivision 27M-78 to be known as Phase 4.

**L.5 Lease Agreement Pakenham Landfill 2022-2032
 Resolution No CW228-21**

THAT, the Committee of the Whole recommends that Council authorize the Mayor and Acting Clerk to execute a 10-year lease agreement with the current property owners for the purposes of operating and maintaining existing groundwater monitoring wells on Part of Lots 17 and 18 Concession 10, Pakenham.

**L.6 RFI Housing
 Resolution No CW230-21**

THAT, Committee of the Whole recommend to Council that it direct staff to research initiatives and programs implemented by other municipalities including the issuance of a request for interest / expression of interest for partners in the development of creative housing options so that future decisions can be made on the use of surplus lands owned by the Municipality. This report to be presented to Council no later than March 30, 2022.

**L.7 Construction Financing Business Park Phase 3
 Resolution No CW231-21**

THAT, the CAO/Deputy Treasurer be authorized to obtain interim construction financing in an amount not to exceed \$1,300,00 from the Royal Bank of Canada at a fixed rate of 1.09%, term of 16 months with repayment from grant funding and revenue from the sale of building lots in the Business Park;

AND THAT, any two of the Mayor and Acting Clerk or CAO be authorized to execute the agreement with the Royal Bank of Canada.

**L.8 Truth and Reconciliation Commission (TRC) Calls to Action
 Resolution No CW232-21**

THAT, Committee of the Whole recommends Council waive the administrative fee for commissioning documents for residential school Survivors and their families who reside in the Municipality of Mississippi Mills to reclaim their names changed by the residential school system for a period of five (5) years.

Resolution No CW233-21

THAT, Committee of the Whole recommends Council include The Indigenous Bicentennial Working Group (IBWG) as a working subcommittee to the Mississippi Mills Bicentennial Planning Committee.

Notice of Motion

**L.9 Affordable Housing - Secondary Units - Mayor Lowry
Resolution No CW234-21**

WHEREAS, access to safe, affordable and adequate housing promotes overall health and wellbeing, increases resident safety and creates a more liveable community;

AND WHEREAS, housing options and supply are needed at all income levels in an inclusive community;

AND WHEREAS, housing is considered affordable when housing costs do not exceed 30% of a household's before-tax income;

AND WHEREAS, the population in Mississippi Mills is projected to increase 60% by 2038;

AND WHEREAS, increasing the supply could lead to rent reductions, and greater opportunities to free up entry level rental units, making housing available for those at the lowest income levels and those at risk of homelessness;

AND WHEREAS, the Provincial Policy Statement now requires planning authorities to allow an additional residential unit within the dwelling and with an accessory structure, for a total of three (3) dwelling units per parcel;

AND WHEREAS, the Town of Perth has implemented a successful Additional Residential Unit Grant Program as part of an affordable housing strategy;

THEREFORE, be it resolved that Committee of the Whole direct staff to develop an Additional Residential Unit Grant pilot program to facilitate the construction of additional dwelling units or additional dwellings for homeowners in Mississippi Mills;

AND THAT, the Additional Residential Unit Grant pilot program be brought forward to 2022 Budget discussions.

Information Items

**L.10 Information List #16-21
Resolution Number CW235-21**

THAT, the information list #16-21 be received for information.

AND THAT, items c,d,f,h and j be pulled for future consideration.

**September 28th, 2021
Staff Reports**

**L.11 Water and Wastewater Rate Study and Long-Term Financial Plan
Resolution Number CW235-21**

THAT, the Committee of the Whole recommend to Council to approve the recommendations as follows;

1. The Water and Wastewater Rate Study (as attached), dated September 23, 2021 prepared by Watson & Associates Economists Ltd.;
2. Staff are directed to prepare the Water Financial Plan in the format required under O.Reg. 453/07;
3. Water and wastewater rates presented in Table 6-1 be approved;
4. Staff be directed to prepared an update to this study in the coming years after updates to the Municipality's Official Plan, the Master Plan, and the Development Charges Background Study are completed.

Submitted by,

Reviewed by,

Councillor Bev Holmes,
Committee of the Whole Chair

Cynthia Moyle,
Acting Clerk