

REGULAR COUNCIL AGENDA

C-09/2024

Wednesday, May 15, 2024

9:00 AM

Town of Pelham Municipal Office - Council Chambers

20 Pelham Town Square, Fonthill

The Town of Pelham is holding hybrid meetings of Council and Committee in accordance with Procedure By-law 4507(2022). Public access to meetings will be provided in-person at the location indicated on the agenda, via Livestream: www.youtube.com/townofpelham/live and subsequent publication to the Town's website at www.pelham.ca.

Pages

1. **Call to Order and Declaration of Quorum**
2. **National Anthem**
3. **Land Recognition Statement**

We begin this meeting by acknowledging the land on which we gather is the traditional territory of the Haudenosaunee and Anishinaabe peoples, many of whom continue to live and work here today. This territory is covered by the Upper Canada Treaties and is within the land protected by the Dish With One Spoon Wampum agreement. Today this gathering place is home to many First Nations, Metis, and Inuit peoples and acknowledging reminds us that our great standard of living is directly related to the resources and friendship of Indigenous people.

4. **Approval of the Agenda**
5. **Disclosure of Pecuniary Interests and General Nature Thereof**

| | | |
|--------|--|---------|
| 6. | Adoption of Council Minutes | |
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| 9. | Consent Agenda Item(s) Lifted for Separate Consideration, if any | |
| 10. | Presentation and Consideration of Reports | |
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| 10.2.1 | Assumption of River Realty Estates Phase 2 Subdivision, 2024-0118-Public Works | 83 - 85 |
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11. Unfinished Business

12. New Business

13. Presentation and Consideration of By-Laws

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1. By-law 30-2024 - Being a By-law to assume the subdivision known as River Realty Estates Phase 2 and to designate the streets as shown on Registered Plan of Subdivision 59M-471 as public highway and to name the street accordingly.

2. By-law 31-2024 - Being a By-law to exempt Blocks 144, 145, 147, Part Block 160, 59M-505 designated as Parts 1 to 5, both inclusive, 59R-17886, Part Block 163, 59M-505, designated as Parts 1 to 6, both inclusive, 59R-17917, municipally known as 104, 106, 108, 110, 116, and 118 Acacia Road, 44, 46, 48, 50, and 52 Samuel Avenue, and 15, 17, 19, 21, and 23 Saffron Way, from Part Lot Control. Saffron Meadows Phase 3 (Mountainview Building Group). File No. PLC-02-2024

3. By-law 32-2024 - Being a by-law to appoint Jodi Legros as Deputy Clerk for the Corporation of the Town of Pelham.

4. By-law 33-2024 - Being a By-law to appoint Leeland Baker (Officer No. 326) as a By-law Enforcement Officer, Property Standards Officer, and Provincial Offences Officer for the Corporation of the Town of Pelham.

14. Motions and Notices of Motion

14.1 Councillor Eckhardt - Request to Niagara Region regarding Speed Reduction on a road section of Effingham Street

Mover: Councillor Eckhardt

Seconder: Councillor Hildebrandt

WHEREAS Council for the Town of Pelham recognizes the importance of promoting the safety of residents and visitors;

AND WHEREAS the implementation of speed reduction measures has the potential to mitigate collisions and enhance overall road safety;

AND WHEREAS the road section of Effingham Street between Webber Road and River Road increases in speed from 60 km/h to 80 km/h;

AND WHEREAS this road section is on the cycling route known as the "Berkhout Trail Riverfront Loop," drawing attention from the Pelham Active Transportation Committee due to multi-use conflicts;

NOW THEREFORE BE IT RESOLVED Council request the Niagara Region to institute a reduction in the speed limit along the road section of Effingham Street, between Webber Road and River Road, lowering it from 80km/h to 60/km;

AND FURTHER THAT this motion be circulated to the Niagara Region for consideration and action.

14.2 Councillor Hildebrandt - Development of Facility Design Standards

Mover: Councillor Hildebrandt

Seconder: Councillor Niznik

WHEREAS Council for the Town of Pelham is committed to fostering inclusivity and ensuring that public facilities are accessible to all individuals, regardless of their physical capabilities;

AND WHEREAS Facility Design Standards (FDS) serve as essential guidelines for architects, engineers, designers, and builders, delineating the prerequisites for facility projects encompassing the construction and/or modification of public facilities to guarantee accessibility;

NOW THEREFORE BE IT RESOLVED THAT Council direct staff to prepare Facility Design Standards (FDS) to ensure the alignment of all forthcoming construction and/or renovation endeavors with the Accessibility for Ontarians with Disabilities Act (AODA) standards. This alignment shall also adhere to energy-efficient building design protocols and site-specific environment criteria necessitating detailed soil analysis and

bearing capacity assessments, including incorporating comprehensive marked "as-built drawings and documentation";

AND THAT this initiative be incorporated as a strategic plan action item during the 2023-2027 Town of Pelham Strategic Plan update;

AND THAT staff consult with both the Joint Accessibility Advisory Committee and the Utility Sustainability Working Group for their respective expertise and recommendations in the establishment of the FDS;

AND THAT upon completion, the FDS be presented to Council for endorsement before being adopted as a guiding framework.

14.3 Mayor Junkin - Rooftop Solar Panels on the Meridian Community Centre

Mover: Mayor Junkin

Seconder: Councillor Olson

WHEREAS there is a growing need for sustainable and environmentally friendly energy solutions;

AND WHEREAS solar energy presents a viable avenue for reducing carbon emissions, alleviating energy costs, and generating revenue for the Meridian Community Centre (MCC), thereby offsetting operating costs, and advancing Council's green agenda;

AND WHEREAS Council identified Environmental and Climate Adaptation as a primary focus in the 2023-2027 Town of Pelham Strategic Plan;

AND WHEREAS the prospective installation of solar panels aligns with the Town's commitment to environmental stewardship and sustainability initiatives;

NOW THEREFORE BE IT RESOLVED THAT Council hereby directs staff to investigate the feasibility and benefits of installing rooftop solar panels on the MCC and report back to

Council in Q3 of 2024;

AND THAT this investigation include the suitability of the MCC's rooftop to host solar panels, an analysis of installation costs and potential return on investment, the environmental benefits, as well as an exploration of available incentives and grants for renewable energy projects;

AND THAT staff be further directed to share a draft of the report with the Utility Sustainability Working Group before its presentation to Council.

15. Resolution to Move In Camera

BE IT RESOLVED THAT the next portion of the meeting be closed to the public in order to consider the following:

(b) personal matters about an identifiable individual, including municipal or local board employees; (d) labour relations or employee negotiations - 2 items (Advisory Committee Appointment and Non-union)

16. Rise From In Camera

17. Confirming By-Law

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18. Adjournment

REGULAR COUNCIL MINUTES

Meeting #: C-08/2024
Date: Wednesday, May 1, 2024
Time: 9:00 AM
Location: Town of Pelham Municipal Office - Council
Chambers
20 Pelham Town Square, Fonthill

Members Present: Mayor Marvin Junkin
Councillor Bob Hildebrandt
Councillor Wayne Olson
Councillor John Wink
Councillor Kevin Ker
Councillor Shellee Niznik
Councillor Brian Eckhardt

Staff Present: David Cribbs
Bob Lymburner
Jason Marr
Teresa Quinlin-Murphy
Jennifer Stirton
Vickie vanRavenswaay
Barbara Wiens
Sarah Leach, Deputy Clerk
William Tigert
Ryan Cook

1. Call to Order and Declaration of Quorum

Noting that a quorum was present, the Mayor called the meeting to order at approximately 9:00 a.m.

2. National Anthem

3. Land Recognition Statement

Councillor Eckhardt read the land recognition statement into the record.

4. Approval of the Agenda

Moved By Councillor Wayne Olson

Seconded By Councillor Shellee Niznik

BE IT RESOLVED THAT the agenda for the May 1, 2024 Regular meeting of Council be adopted, as circulated.

Carried

5. Disclosure of Pecuniary Interests and General Nature Thereof

There were no pecuniary interests disclosed by any of the members present.

6. Adoption of Council Minutes

Moved By Councillor John Wink

Seconded By Councillor Bob Hildebrandt

BE IT RESOLVED THAT the following minutes be adopted as printed, circulated and read:

1. SC-01/2024 - Special Council Meeting - April 15, 2024

2. C-07/2024 - Regular Council Meeting - April 17, 2024

Carried

7. Request(s) to Lift Consent Agenda Item(s) for Separate Consideration

Councillor Niznik requested to lift items 8.4.1 "City of St. Catharines - Urgent Need for Increased Funding to Libraries in Ontario" (now item 9.1) and 8.5.1 "Pelham Culture Advisory Committee Request to Council re: Staff Report on Beautification Options for Pelham Arches Concrete Bases" (now item 9.2) for separate consideration.

8. Consent Agenda Items to be Considered in Block

Moved By Councillor Brian Eckhardt

Seconded By Councillor Kevin Ker

BE IT RESOLVED THAT the Consent Agenda items as listed on the May 1, 2024, Council Agenda be received and the recommendations contained therein be approved, save and except items 8.4.1 and 8.5.1:

8. Consent Agenda Items to be Considered in Block

8.1 Presentation of Recommendations Arising from Committee of Council, for Council Approval

BE IT RESOLVED THAT Council hereby approves the Recommendations Resulting from the following:

PCOW-03-2024 - Public Meeting under the Planning Act - April 10, 2024

8.2 Minutes Approval - Committee of Council

BE IT RESOLVED THAT the following minutes be adopted as printed, circulated and read:

PCOW-03-2024 - Public Meeting under the Planning Act - April 10, 2024

8.3 Staff Reports of a Routine Nature for Information or Action

8.3.1 Update on Possible Connection Between Fonthill and Fenwick , 2024-0100-Public Works

BE IT RESOLVED THAT Council receive Report #2024-0100 Update on Possible Pedestrian Connection Between Fonthill and Fenwick, for information.

8.3.2 Wellspring Way Landscape Feature, 2024-0105-Public Works

BE IT RESOLVED THAT Council receive Report #2024-0105 Wellspring Way Parkette Installation, for information.

8.4 Information Correspondence

~~**8.4.1 City of St. Catharines Urgent Need for Increased Funding to Libraries in Ontario**~~

~~**BE IT RESOLVED THAT Council receive the motion from the City of St. Catharines regarding support of the Urgent Need for Increased Funding to Libraries and Museums in Ontario, for information.**~~

8.4.2 Pelham Cares Thank-You Note

BE IT RESOLVED THAT Council receive a thank you note from the Pelham Cares with regard to a donation received, for information.

8.5 Advisory Committee Correspondence for Information or Action

~~**8.5.1 Pelham Culture Advisory Committee Request to Council re: Staff Report on Beautification Options for Pelham Arches Concrete Bases**~~

~~**BE IT RESOLVED THAT Council receive the Memo: Pelham Culture Advisory Committee Request re: Staff Report on Beautification Options for Pelham Arches Concrete Bases, for information;**~~

~~**AND THAT Council direct staff to prepare a report exploring the feasibility and potential beautification options for the Pelham Arches concrete bases.**~~

8.6 Advisory Committee Minutes for Information

8.6.1 Environmental and Climate Adaption Advisory Committee Minutes - February 26, 2024 and March 25, 2024

BE IT RESOLVED THAT Council receive the Environmental and Climate Adaptation Advisory Committee minutes dated February 26, 2024 and March 25, 2024, for information.

8.6.2 Lincoln Pelham Public Library Minutes - March 19, 2024

BE IT RESOLVED THAT Council receive the Lincoln Pelham Union Public Library Board minutes dated March 19, 2024, for information.

8.6.3 Pelham Active Transportation Committee Minutes - February 28, 2024

BE IT RESOLVED THAT Council receive the Pelham Active Transportation Committee minutes dated February 28, 2024, for information.

8.6.4 Pelham Seniors Advisory Committee Minutes - March 19, 2024

BE IT RESOLVED THAT Council receive the Seniors Advisory Committee minutes dated March 19, 2024, for information.

Carried

9. Consent Agenda Item(s) Lifted for Separate Consideration, if any

9.1 City of St. Catharines - Urgent Need for Increased Funding to Libraries in Ontario

Formerly 8.4.1 on the consent agenda. Councillor Olson requested a friendly amendment to add a request for increased funding for heritage organizations.

Moved By Councillor Shellee Niznik

Seconded By Councillor John Wink

BE IT RESOLVED THAT Council receive the motion from the Town of Lincoln and City of St. Catharines regarding support of the Urgent Need for Increased Funding to Libraries and Museums in Ontario, for information;

AND THAT Council endorse and support the request for increased funding for libraries and museums;

AND THAT Council further request support for increased funding for heritage organizations;

AND THAT this resolution be circulated to the Premier of Ontario, Minister of Tourism, Culture, and Sport, Association of Municipalities of Ontario (AMO), the Niagara Region, and the local area municipalities.

Carried

9.2 Pelham Culture Advisory Committee Request to Council re: Staff Report on Beautification Options for Pelham Arches Concrete Bases

Formerly 8.5.1 on the consent agenda.

Moved By Councillor Shellee Niznik

Seconded By Councillor John Wink

BE IT RESOLVED THAT Council receive the Memo: Pelham Culture Advisory Committee Request re: Staff Report on Beautification Options for Pelham Arches Concrete Bases, for information;

AND THAT Council direct staff to prepare a report exploring the feasibility and potential beatification options for the Pelham Arches concrete bases.

Carried

10. Presentation and Consideration of Reports

10.1 Members of Council Reports

10.2 Staff Reports Requiring Action

10.2.1 Potential Use of Surety Bonds as Security for Development Agreements, 2024-0106-Town Solicitor

Moved By Councillor John Wink

Seconded By Councillor Wayne Olson

BE IT RESOLVED THAT Council receive Report # 2024-0106 – Potential Use of Surety Bonds in Lieu of Letters of Credit as Security for Development Projects, for information;

AND THAT Council determine if it is desirable to permit the use of surety bonds as security for development projects in the Town of Pelham;

AND THAT if it is desirable to permit the use of surety bonds as security for development projects in the Town of Pelham, that Council direct staff to prepare a Surety Bond Policy to establish criteria and requirements for acceptable surety bonds.

Carried

10.2.2 Transfer of Surplus Fleet Asset , 2024-0101-Public Works

Moved By Councillor Kevin Ker
Seconded By Councillor Bob Hildebrandt

BE IT RESOLVED THAT Council receive Report #2024-0101 Reassignment of Fleet Unit 222 Rescue 1 From Fire Services to Public Works, for information;

AND THAT Council approve the installation of a dump body on Unit 222 by transferring the funds from the 1-ton Truck project VEH-07-21 (cost centre 300989) in the amount of \$90,000; and any unspent funds will be transferred back to the Fleet Reserve.

Carried

10.2.3 Meridian Community Centre Transformer Failure, 2024-0102-Public Works

Moved By Councillor Shellee Niznik
Seconded By Councillor Brian Eckhardt

BE IT RESOLVED THAT Council receive Report # 2024-0102 Meridian Community Centre Transformer Failure, for information;

AND THAT Council approve the uninsured portion of the MCC transformer be funded from the Meridian Community Centre Reserve.

Carried

10.2.4 Balfour Street Culvert Replacement Budget Exceedance , 2024-0098-Public Works

Moved By Councillor John Wink
Seconded By Councillor Bob Hildebrandt

BE IT RESOLVED THAT Council receive Report #2024-0098 Culvert Replacement Program Budget Exceedance, for information;

AND THAT Council approve the award of the Balfour Street Culvert Replacement to Country Line Construction Inc. in the amount of \$99,875.00 plus applicable taxes;

AND THAT council approve a budget increase of \$57,089.99 for project RD 03-24.

Carried

11. Unfinished Business

11.1 Proposed Public Art Policy 2024, 2024-0097-Clerks

Moved By Councillor Shellee Niznik

Seconded By Councillor Brian Eckhardt

BE IT RESOLVED THAT Council receive Memo 2024-0097 titled Proposed Public Art Policy, for information;

AND THAT Council approve the appended Public Art Policy, S100-16.

Carried

12. New Business

13. Presentation and Consideration of By-Laws

Moved By Councillor Kevin Ker

Seconded By Councillor John Wink

BE IT RESOLVED THAT the Council of the Town of Pelham, having given due consideration to the following By-law(s) do now read a first, second and third time and do pass same, and

THAT the Mayor and Clerk be and are hereby authorized to sign and seal the by-law(s):

1. By-law 26-2024 - Being a By-law to regulate the use of municipal parks in the Town of Pelham and to repeal By-law #1583(1993) and By-law No. 1608(1993).

2. By-law 27-2024 - Being a By-law to amend Zoning By-law 4481(2022), as amended, for lands on the west side of Norgate Way, north of Summersides Boulevard and east of Station Street, legally described as Part of Lots 3, 4, 5, 6, 7, 8, 9, 11 and 13, Registered Plan 717 and Part of Lot 167, in the Town of Pelham, Regional Municipality of Niagara from the Residential Development (RD), R2-150 (Residential 2-150) and RM1-151 (Residential Multiple 1-151) zones to the revised R2-150 (Residential 2-150) and RM1-151 (Residential Multiple 1-151) zones. Park Place West. File No. AM-11-2023.

3. By-law 28-2024 - Being a By-law to Enact an Amendment to the Official Plan Adopted by By-law No. 3259 (2012) for the Town of Pelham Planning Area. Amendment No. 21. East Fenwick Secondary Plan

14. Motions and Notices of Motion

Councillor Eckhardt provided a notice of motion regarding a request to the Niagara Region to reduce speed on a portion of Effingham Street.

Councillor Hildebrandt provided a notice of motion regarding clarification of municipal engineering design criteria and standard drawings, site meetings, soil bearing capacity, and inclusion of accessibility requirements.

Mayor Junkin provided a notice of motion regarding the capacity and potential of the Meridian Community Centre to host rooftop solar panels.

14.1 Councillor Olson Motion - Potential Niagara Regional Transit Enhancements

Moved By Councillor Wayne Olson

Seconded By Councillor John Wink

WHEREAS accessible and efficient public transportation fosters community connectivity, promotes mobility, and enhances the quality of life of residents;

AND WHEREAS on March 19, 2024, the City of Niagara Falls passed a motion requesting the Niagara Region Transit Commission establish a discounted seniors fare that is competitive with others in the Golden Horseshoe, further seeking endorsement from all local area municipalities in Niagara Region;

AND WHEREAS Council for the Town of Pelham supports the establishment of a discounted seniors fare within the framework of Niagara Regional Transit, acknowledging the importance of affordability and accessibility for our senior residents;

AND WHEREAS recognizing the potential for enhancing Niagara Regional Transit, it is imperative to explore additional avenues, including but not limited to building capacity for service reliability, expanded service hours, expanded Saturday and Sunday service, and the introduction of additional varied fare rates;

AND WHEREAS Council acknowledges that the implementation of such service enhancements will directly impact taxpayers;

THEREFORE BE IT RESOLVED THAT Staff be directed to consult the Pelham Seniors Advisory Committee, the Pelham Active Transportation Committee, the Joint Accessibility Advisory Committee, and the Mayors Youth

Advisory Collective to gather input regarding the potential expansion of Niagara Regional Transit services;

AND THAT staff be directed to prepare an information report for Council's consideration, inclusive of cost estimates, as well as the input gathered from the aforementioned Committees.

Carried

15. Resolution to Move In Camera

Moved By Councillor Bob Hildebrandt

Seconded By Councillor Wayne Olson

BE IT RESOLVED THAT the next portion of the meeting be closed to the public in order to consider the following:

(b) personal matters about an identifiable individual, including municipal or local board employees; (e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board;(f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose - (1 item - Normal Farm Practices Protection Board).

Carried

16. Rise From In Camera

Moved By Councillor Brian Eckhardt

Seconded By Councillor Wayne Olson

BE IT RESOLVED THAT Council reconvene the regular meeting;

AND THAT the Chief Administrative Officer be and is hereby authorized to undertake the directions provided during the In Camera meeting of May 1, 2024.

Carried

17. Confirming By-Law

Moved By Councillor Shellee Niznik

Seconded By Councillor Bob Hildebrandt

BE IT RESOLVED THAT the following By-law be read a first, second and third time and passed:

Being a By-law No. 29-2024 to Adopt, Ratify and Confirm the proceedings of Council of the Town of Pelham at its Regular Meeting held on the 1st day of May, 2024.

Carried

18. Adjournment

The meeting adjourned at 10:51 a.m.

Moved By Councillor John Wink

Seconded By Councillor Kevin Ker

BE IT RESOLVED THAT this Regular Meeting of Council be adjourned until the next regular meeting scheduled for May 15, 2024, at 9:00 am.

Carried

Mayor: Marvin Junkin

Town Clerk: William Tigert

Subject: Present & Historical Staffing Levels

Recommendation:

BE IT RESOLVED THAT Council receive Report #2024-0080 Present and Historical Staffing Levels, for information.

Background:

At the March 6, 2024, regular Council meeting, staff were asked to provide a report on historical staffing level information. This report details the changes to Pelham’s staff compliment from 2019 to date.

Analysis:

The chart below outlines changes to the full-time, part-time, fixed-term, seasonal, and student positions from 2019 to 2024.

| Staffing Changes (2019 to Present) | | | | | | | |
|------------------------------------|------|--------|--------|--------|--------|-------|-------|
| | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 |
| Full-Time | 66 | 64 | 67 | 71 | 72 | 77 | 80 |
| Part-Time | 20 | 21 | 21 | 14 | 19 | 20 | 18 |
| Fixed-Term | 6 | 6 | 5 | 6 | 4 | 3 | 2 |
| Seasonal/Student | 61 | 61 | 55 | 50 | 66 | 61 | 68 |
| | | | | | | | |
| | | | | | | | |
| Total | 153 | 152 | 148 | 141 | 161 | 161 | 168 |
| Difference (#) | - | -1 | -4 | -7 | 20 | 0 | 7 |
| Difference (%) | - | -0.65% | -2.63% | -4.73% | 14.18% | 0.00% | 4.35% |

In 2019, the Town received grant funding to hire a Climate Change Coordinator on a two-year fixed-term basis and a part-time Maintenance Assistant was added to the Public Works Department.

Additionally, the Director of Human Resources, the Manager of Facilities, and the fixed-term Health and Safety Coordinator positions became vacant and were ultimately eliminated, resulting in an overall decrease in total staff that year compared to 2018.

In 2020 the addition of a Policy Planner and Building Inspector positions were approved, and a part-time Bylaw Enforcement Officer position was made full-time. Additionally, the Town received a grant to hire an Asset Management/GIS Analyst on a fixed-term basis.

New positions in 2021 included a shared Town Solicitor, a Training Officer in the Fire Department, an additional Engineering Technologist, and the Information Technology Technician position went from part-time to full-time.

It should be noted that 2020 and 2021 also saw an overall decrease in total staff due to fewer part-time and/or seasonal workers being needed as the result of COVID-19 related facility closures and service reductions.

In 2022, the Town hired a part-time People Services Administrator and a fixed-term, part-time Elections Coordinator (which is a recurring position during each election year). The temporary Asset Management/GIS Analyst was also approved on a permanent basis.

Although the overall percentage increase this year appears larger, the majority of the increase was due to part-time and seasonal positions, mainly at the MCC, returning to their pre-COVID levels. The Town also ran an additional camp program that summer which focused on science, technology, engineering and math (STEM). The curriculum and equipment were provided by Innova STEM Labs Inc.

Pelham offers superior summer camp and day camp programs, which are well regarded across Niagara. Spots quickly fill each year. The available spots in 2022 filled immediately, with quite an extensive wait list. The new positions added that year were offset by the additional registration fees and produced additional revenue for the MCC's operations. Day camps and summer camps are both revenue and profit generating activities.

New positions added in 2023 included a Seniors and Community Services Programmer, an additional Facilities Operator, a Supervisor of Recreation Programs, two full-time Customer Service Representatives and a part-time Grant Writer. The Supervisor and Customer Service positions were partially offset by eliminating the Recreation Facilities Coordinator and two part-time Customer Service Representative positions.

This year Council approved an additional Equipment Operator, the Maintenance Assistant and Grant Writer from part-time to full-time, and the Community Centre Ambassador from temporary to permanent.

For comparative purposes, the levy growth numbers for each period from 2019 to present is provided below.

| Levy Growth Comparison (%) | | |
|----------------------------|-------------|-------------------|
| Year | Levy Growth | Employment Growth |
| 2019 | 2.01 | -0.65 |
| 2020 | 3.38 | -2.63 |
| 2021 | 2.82 | -4.73 |
| 2022 | 1.75 | 14.18 |
| 2023 | 1.55 | 0.00 |
| 2024 | 3.16 | 4.35 |

It remains true that Pelham continues to lag behind in total staff count in comparison to similarly sized municipalities in a number of departments, including Engineering, Clerks, and Human Resources. For comparative purposes, a random sampling of Pelham’s main comparators’ staffing levels in these departments is included below.

| DEPARTMENT | MUNICIPALITY | | | | | |
|-----------------|--------------|---------|---------------|------|---------|-------------|
| | Pelham | Thorold | Port Colborne | NOTL | Lincoln | Tillsonburg |
| Clerks | 3 | 5 | 4 | 4 | 4 | 4 |
| Engineering | 5 | 7 | 6 | 6 | 5 | 5 |
| Human Resources | 1.5 | 4 | 5 | 3 | 2.5 | 3 |

To provide some additional compensation related context, in 2021 the Town undertook a full compensation review for the non-union group. At this time, the Town was having significant challenges with recruitment and retention, having received over 20 resignations that year alone.

Key staff were leaving Pelham primarily to work for neighbouring municipalities to do the same work for an increase in pay. Dissatisfaction pertaining to compensation was noted in almost every exit interview conducted from 2018 to 2021.

The results of the 2021 review indicated the Town was not paying competitively. The majority of salaries fell below the 50th percentile, and many were below the 40th in comparison to the market, meaning that over 60 percent of the Town’s comparator organizations paid wages above Pelham’s. At that time, Council endorsed a new compensation model which targeted the 55th percentile. The salary increases required to transition to this new model have been partially offset each year by the Human Resources Capacity Reserve.

The City of Welland has recently adopted a compensation model targeting the 60th percentile and the Town of Fort Erie is now targeting the 70th. In accordance with the Non-Union Compensation Policy S600-30, the Town is due for a compensation review by the end of 2025. As the Town’s neighbours adjust their compensation

models it may be time to reconsider Pelham’s target to ensure the Town remains competitive and retention rates do not revert back to 2021 levels.

Management and Leadership Staffing

To further illustrate how Pelham’s staff composition relates to its comparators, an analysis of Sunshine List salaries is included in this report. The Sunshine List is released annually and includes the names of all public sector employees who earn salaries of at least \$100,000 per year. Pelham has the least number of names on the list.

| Sunshine List of Official Municipal Comparators (2023) | |
|---|-------------------|
| Municipality | # of Names |
| Pelham | 13 |
| NOTL | 23 |
| Lincoln | 24 |
| West Lincoln | 14 |
| Thorold | 34 |
| Port Colborne | 33 |
| Grimsby | 20 |
| Fort Erie | 35 |
| Tillsonburg | 16 |
| Kingsville | 17 |

Ultimately Pelham is running very efficiently with respect to employment levels and compensation in comparison to its neighbours; management positions and the overall staff compliment is lean, the compensation target at the 55th percentile is modest, and staffing increases have been well below the levy growth in most years.

Financial Considerations:

The additional compliments are approved annually by Council during the budget process. Any new hires mid-way through the year are financed either by gapping dollars or the Human Resources Capacity Reserve.

Alternatives Reviewed:

None. The Town will continue presenting new staffing needs to Council on an annual basis. Only approved positions are added to the budget.

Strategic Plan Relationship: Enhancing Capacity and Future Readiness

As the Town continues to grow, staffing levels need to increase as well to ensure efficient, effective and responsive service delivery, new and/or expanded services and enhanced productivity.

Consultation:

The Corporate Services Department provided the levy increase information included in this report.

Other Pertinent Reports/Attachments:

None.

Prepared and Submitted by:

Brianna Langohr, BA, CHRL
Manager of People Services

David Cribbs, BA, MA, JD, MPA
Chief Administrative Officer

Subject: 10-Year Capital Plan Update

Recommendation:

**BE IT RESOLVED THAT Council receive Report # 2024-0122-
Corporate Services, the 10 Year Capital Plan Update, for information.**

Background:

The 10-year capital plan is part of the Town of Pelham's Capital Budget. In the first quarter of 2024, a working group was created to review the 10-year capital plan.

The purpose of the review was to look at all the capital projects listed, update the projected cost, review the timing of these projects, look to see if the projects are still relevant and see if any projects are missing. Council will want to review the appendices so as to determine if they are in agreement with the proposed additions and deletions to the existing capital plan.

This 10-year capital plan is also expected to serve as the final report that will be used in the updated Development Charges Background Study report which is scheduled to be presented to Council at the June 19, 2024, Council meeting.

Analysis:

The cost of inflation has a major impact upon the cost of the 10-year capital projects. There are also scope changes which have had an impact to rising costs on these projects.

For example, with project #700290, the Niagara Region has requested that the Town upsize the watermain on Canboro Rd between Haist St and Hwy 20 to a 400 mm pipe based on this being the main feed into East Fonthill which is supplied from the Shoalts reservoir. This is an \$1.2 Million increase to the original \$2.0 Million project, but will support future growth.

The 10-year plan in the 2024 Capital budget includes the period 2024-2033 and the updated plan includes the period 2025-2034.

| | 10-year plan in the 2024 Budget | Updated 10-year plan | Increase (Decrease) |
|------------------------|---------------------------------|----------------------|---------------------|
| Cemeteries | \$ 679,000 | \$ 609,000 | (70,000) |
| Drainage | 120,000 | 120,000 | 0 |
| Facilities | 23,132,500 | 17,835,500 | (5,297,000) |
| Fire | 7,755,600 | 7,501,000 | (254,600) |
| Fleet | 7,266,750 | 6,387,500 | (879,250) |
| Information Technology | 1,234,400 | 1,152,400 | (82,000) |
| Library | 100,000 | 100,000 | 0 |
| Parks | 16,455,000 | 18,195,000 | 1,740,000 |
| Planning | 675,000 | 700,000 | 25,000 |
| Roads | 58,555,271 | 78,888,719 | 20,333,448 |
| Wastewater | 17,303,523 | 30,174,523 | 12,871,000 |
| Water | 17,496,200 | 22,696,100 | 5,199,900 |
| Total | \$ 150,773,244 | \$ 184,359,742 | \$ 33,586,498 |

From Appendix 1: 10-Year Capital List the capital projects are listed by department and by the projected year the project is anticipated to be completed. The total capital projects in the updated 10-year plan are \$184,359,742.

Included in this list under the Roads project in 2034, is the capital project involving burying of the hydro lines on Hwy 20 for \$3,768,648. There is an outstanding letter of credit since January 2020 from the developer for \$500,000 relating to this project. The developer has inquired if this project is going to proceed since it is costing them money to keep this letter of credit on file with the Town. Council will need to decide if this project remains on the 10-year capital list so staff can inform the developer as to the status of the letter of credit.

From Appendix 2: Capital Budgets that have increased in costs from \$22,270,500 to \$36,947,000. Most of these increases relate to road rehabilitation program. The increase is a realistic number of the work that is required on an annual basis to maintain the roads as per the Pavement Condition Index Report and the required level of service as indicated in the Asset Management Plan.

From Appendix 3: Capital Budget decreased from \$1,625,000 to \$1,275,000.

From Appendix 4: Capital Budget Cancelled are \$12,229,600. Most of the projects cancelled are Road Reconstruction since the 10-Year Capital Report now specifically identifies the road name. Also \$2.4 Million of the cancelled projects relates to cast iron replacement of watermains which will all be completed in the Town; therefore, the project placeholders will not be needed.

From Appendix 5: Capital Budgets Pushed Out to different years from the original capital budget of \$35,527,850 to \$35,632,850. These projects have been pushed out to later years in order to distribute the capital projects over the 10-year period in order to align with the resources available.

From Appendix 6: Capital Budgets Pulled Ahead in timelines from \$14,446,400 to \$14,943,400. One of the projects moved earlier is the Marlene Stewart Streit Pool replacement since it is partially funded by a grant; therefore the Town needs to ensure that the timelines are met.

From Appendix 7: Projects Moved to Operations from Capital is \$1,026,710. These projects are equipment rentals, playground repairs and engineering expenses that should be budgeted in the operating budget.

This will add approximately \$100,000 to the operating budget which will be partially offset with a reduction to the capital reserve.

From Appendix 8: New Capital Projects Added that were not on the original list in the amount of \$14,777,000. The new projects include the following: \$5.1 Million of watermain replacements; \$3.5 Million for Maple St and Memorial Drive Sanitary Sewer installation; \$750,000 Fire equipment radios and \$2.5 Million Welland Rd to Canboro Rd to E of Balfour Road reconstruction.

Financial Considerations:

The financial funding for the capital projects in the 10-year plan will be part of the 2025 Capital Budget. This report is for information only on the capital projects that have been identified to be completed in the next 10 years. Through the annual Capital Budget process, Council approves the capital expenditures in the budget year they are approving.

Council is encouraged to flag any items of interest or concern and ideally relay said items to staff prior to the meeting, as there are hundreds of projects listed and any preparation which can be given will assist staff in providing accurate and timely answers during the Council meeting.

Alternatives Reviewed:

N/A

Strategic Plan Relationship: Infrastructure Investment and Renewal

Investment and renewal in the Town's infrastructure is critical in order to ensure that the Town's Assets are functional, safe and they are able to meet the Town's service levels. This plan will also allow for better financial planning.

Consultation:

This report and the data contained within it is the result of a large team of senior leaders, working in sequestered fashion, on this document. There were approximately 10 people involved at various points in time, including the entire Senior Leadership Team, the Manager of Engineering, the Manager, Public Works and various other staff in corporate services and public works.

Other Pertinent Reports/Attachments:

Appendix 1: 10-Year Capital List

Appendix 2: Capital Budget Increases

Appendix 3: Capital Budget Decreases

Appendix 4: Capital Budget Cancelled

Appendix 5: Capital Budgets Pushed Out

Appendix 6: Capital Budgets Pulled Ahead

Appendix 7: Projects Moved to Operations from Capital

Appendix 8: New Capital Projects Added

Prepared and Recommended by:

Usama Seraj, B.Com. (Hons), CPA, CMA
Manager Financial Services & Deputy Treasurer

Teresa Quinlin-Murphy, FCPA, FCA, MBA
Director of Corporate Services & Treasurer

Prepared and Submitted by:

David Cribbs, BA, MA, JD, MPA
Chief Administrative Officer

| Town of Pelham | |
|--|-------------------|
| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| Cemeteries | 609,000 |
| 2025 | 42,000 |
| 400017 - Fonhill Cemetery - yard buffering / reflective area | 42,000 |
| 2026 | 135,000 |
| 400019 - Fonhill and Hillside Cemeteries - entry features | 65,000 |
| 400026 - Fonhill Cemetery Columbarium | 70,000 |
| 2027 | 62,000 |
| 400018 - Hillside Cemetery - yard buffering / reflective area | 39,000 |
| 400020 - Fonhill Cemetery - Mausoleum Crypt repairs - FCA Critical 2017 - 2024 | 23,000 |
| 2028 | 120,000 |
| 400016 - Hillside Cemetery - cremation garden, pedestrian loop, green burial interment section | 120,000 |
| 2029 | 75,000 |
| 400021 - Fonhill Cemetery - roof replacement Mausoleum - FCA Critical 2024 | 75,000 |
| 2031 | 50,000 |
| 400023 - Cemeteries Master Plan Update | 50,000 |
| 2032 | 35,000 |
| 400024 - Hillside Cemetery Section Expansion (North/West Corner) | 35,000 |
| 2033 | 90,000 |
| 400028 - Fonhill Cemetery Columbarium | 90,000 |
| Drainage | 120,000 |
| 2025 | 40,000 |
| 600134 - Replace Culverts | 40,000 |
| 2028 | 40,000 |
| 600135 - Replace Culverts | 40,000 |
| 2032 | 40,000 |
| 600136 - Replace Culverts | 40,000 |
| Facilities | 17,835,500 |
| 2025 | 393,000 |
| 300541 - Concrete & Asphalt Repairs - Various Facilities | 50,000 |
| 300545 - Municipal Building - interior lighting upgrades | 10,000 |
| 300549 - Fire Station #2 - upgrade lighting to LED | 22,000 |
| 300558 - Fire Station #2 - Building Automation System (BAS) | 35,000 |
| 301108 - Town Hall - Window Replacement | 115,000 |
| 301110 - MCC - Gymnasium Floor Refinish/Replacement | 50,000 |
| 301112 - OPTH - Furnace Replacement | 6,000 |
| 301117 - Rental Table & Chair Replacement (bi-annual program) | 20,000 |
| 301220 - MCC Youth Activity Area | 50,000 |
| 301221 - MCC Building Condition Assessment | 10,000 |
| 301223 - OPTH - Septic Replacement Design | 25,000 |
| 2026 | 7,521,500 |
| 300525 - Fire Station #1 - Expansion and Rehabilitation | 7,000,000 |
| 301096 - OPTH - 50% Repair and Repointing of Brick | 126,500 |
| 301098 - OPTH - Septic Replacement - deferred from 2020 | 100,000 |
| 301175 - MCC Rubber Floor Replacement | 90,000 |
| 301181 - Space Needs Study | 50,000 |
| 301222 - OPTH Floors & Windows | 55,000 |
| 301101 - Replace siding, windows and doors | 100,000 |
| 2027 | 316,000 |
| 300547 - Concrete & Asphalt Repairs - Various Facilities | 50,000 |
| 301121 - Town Hall - Carpet Replacement | 110,000 |
| 301123 - 33 Park Lane - Overhead Door Replacement | 46,000 |
| 301124 - Operations Centre - Fence and Gate Replacement | 110,000 |
| 2028 | 3,545,000 |
| 300557 - Concrete & Asphalt Repairs-VariouS Facilities | 50,000 |

| Town of Pelham | |
|---|------------------|
| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 300561 - Centennial Park Bldg., (washrooms, Pavilion, change rooms, etc | 1,200,000 |
| 301113 - Operations Centre - Property Acquisition Place Holder | 2,000,000 |
| 301120 - Operations Centre - Architechural Design | 250,000 |
| 301131 - HBP - Parking Lot Fence Replacement | 35,000 |
| 301133 - Rental Table & Chair Replacement (bi-annual program) | 10,000 |
| 2029 | 5,360,000 |
| 300546 - Tice Road Operations Centre Addition | 5,300,000 |
| 300564 - Concrete & Asphalt Repairs-VariouS Facilities | 50,000 |
| 301145 - Rental Table & Chair Replacement (bi-annual program) | 10,000 |
| 2030 | 199,000 |
| 301140 - Town Hall - TPO Roof Replacement | 60,000 |
| 301141 - 33 Park Lane - Metal Siding Replacement | 50,000 |
| 301144 - Fire Station #2 - On Demand Hot Water Heaters | 10,000 |
| 301146 - Fire Station #2 - Training room AC Unit Replacement | 9,000 |
| 301170 - Concrete & Ashphalt Repairs - Various Facilities | 50,000 |
| 301218 - MCC Gym Maintenance | 20,000 |
| 2031 | 178,000 |
| 301151 - Town Hall - Exterior Paint | 40,000 |
| 301152 - Fire Station #2 - Radiant Tube Heater Replacement | 20,000 |
| 301154 - MCC - Hot Water Tank Replacement | 18,000 |
| 301157 - Fire Station #2 - Air Make Up & Ventilator System Replacement | 10,000 |
| 301158 - Model Railway Building - Woodlanding and Stairs | 30,000 |
| 301166 - Rental Table & Chair Replacement (bi-annual program) | 10,000 |
| 301171 - Concrete & Ashphalt Repairs - Various Facilities | 50,000 |
| 2032 | 243,000 |
| 301162 - Fire Station #2 - Modified Bitumen Roof Replacement | 150,000 |
| 301165 - 55 Park Lane - Overhead Door Replacement | 15,000 |
| 301167 - OPTH - Electric Panel Replacement | 10,000 |
| 301168 - HBP - Public Washroom Vanity Replacement | 18,000 |
| 301172 - Concrete & Ashphalt Repairs - Various Facilities | 50,000 |
| 2034 | 80,000 |
| 301107 - Operations Centre - Modified Bitument Roof Replacement | 80,000 |
| Fire | 7,501,000 |
| 2025 | 466,000 |
| 200131 - Rescue 3 | 350,000 |
| 200132 - Bunker Gear | 60,000 |
| 200159 - Thermal Imaging Cameras (2) | 16,000 |
| 200169 - Jaws of Life (2) | 40,000 |
| 2026 | 245,000 |
| 200120 - Car 2 | 60,000 |
| 200133 - Bunker Gear | 60,000 |
| 200165 - Service Vehicle 2 | 50,000 |
| 200172 - Training Vehicle 1 | 75,000 |
| 2027 | 135,000 |
| 200135 - Bunker Gear | 60,000 |
| 200136 - Utility 2 | 75,000 |
| 2028 | 1,360,000 |
| 200137 - Bunker Gear | 60,000 |
| 200138 - SCBA | 700,000 |
| 200146 - Tanker 1 | 600,000 |
| 2029 | 2,260,000 |
| 200139 - Bunker Gear | 60,000 |
| 200140 - Pumper 1 | 1,000,000 |
| 200158 - Station 1 Pumper | 1,200,000 |

| Town of Pelham | | |
|---|--|------------------|
| 10-Year Year Plan Updated May 15, 2024 | | |
| Sum of Revised 10 year total | | |
| Row Labels | | Grand Total |
| 2030 | | 60,000 |
| 200142 - Bunker Gear | | 60,000 |
| 2031 | | 2,060,000 |
| 200143 - Bunker Gear | | 60,000 |
| 200144 - Aerial 1 | | 2,000,000 |
| 2032 | | 45,000 |
| 200145 - Bunker Gear | | 45,000 |
| 2033 | | 60,000 |
| 200166 - Bunker Gear | | 60,000 |
| 2034 | | 810,000 |
| 200148 - Bunker Gear | | 60,000 |
| 200173 - Fire Radio Equipment | | 750,000 |
| Fleet | | 6,387,500 |
| 2025 | | 1,065,000 |
| 300896 - Combination Snow Plow & Spreader (Replaces Truck 408 - 2010 International) | | 350,000 |
| 300899 - Work Truck (Replaces 107 - 2011 Ford F150 3/4 ton) | | 100,000 |
| 300908 - Backhoe (Replaces unit 501 - 2009 Cat 416E) | | 240,000 |
| 300916 - Combination Snow Plow & Spreader (Growth related addition) | | 350,000 |
| 300921 - Lawn Mower (Replaces unit 529 - 2015 John Deere X754) | | 25,000 |
| 2026 | | 1,715,000 |
| 300915 - Tandem Axle Combination Snow Plow & Spreader (Replaces unit 410 - 2013 International) | | 450,000 |
| 300922 - 48" Zero Turn Mower (Replaces Unit 505 - 2011 Kubota ZD221) | | 22,000 |
| 300923 - 60" Zero Turn Mower (Replaces Unit 506 - 2011 Kubota ZD326) | | 25,000 |
| 300925 - Loader - (Replaces Unit 523 - 2006 Cat 924) | | 300,000 |
| 301202 - 60" Mower - New Crew required due to growth | | 25,000 |
| 301203 - 48" Mower - New crew due to growth | | 22,000 |
| 301204 - Landscape Trailer - New crew due to growth | | 13,000 |
| 301205 - Pickup Truck - New crew due to growth | | 57,000 |
| 301206 - 16FT Mower Deck - New crew required due to growth | | 26,000 |
| 301207 - 50 hp Tractor for bulk mowing - New crew due to growth | | 55,000 |
| 301208 - Forestry Truck (Boom and Chip Box) - Due to Growth | | 480,000 |
| 301209 - Small Compactor Truck (Garbage Pick-up) Due to Growth | | 240,000 |
| 2027 | | 773,000 |
| 300884 - PTO driven Wood Chipper (Replaces Unit 709 - 1994 Bandit Chipper) - deferred from 2020 | | 15,000 |
| 300891 - Wood Chipper (Replaces unit 708 - 2010 Vermeer BC1000XL) | | 65,000 |
| 300909 - Leaf Vacuum Trailer (Replaces 2014 Trac-Vac) | | 5,000 |
| 300910 - Tandem Axle Combination Snow Plow & Spreader (Replaces unit 409 - 2013 International) | | 450,000 |
| 300911 - Shoring Box Trailer (Replaces unit 717 - 2009 Dave Black Built) | | 11,000 |
| 300924 - Park Maintenance Tractor 4x4 (Replaces Unit 507 - 2011 Kubota L5240) | | 60,000 |
| 300931 - Van with Utility Body - (Replaces unit 225 - 2012 Ford E450) | | 150,000 |
| 300933 - Lawn Mower (Replaces unit 530 - 2015 John Deere X754) | | 17,000 |
| 2028 | | 715,000 |
| 300920 - Hydro-Vac Trailer (Replaces unit 714 - 2010 Vermeer Vacuum Excavator) | | 100,000 |
| 300926 - Backhoe (Replaces unit 504 - 2010 John Deere 310J) Scheduled Replacement | | 200,000 |
| 300936 - Small SUV Replaces unit 004 - 2017 Ford Escape | | 60,000 |
| 300937 - Small SUV - Building Department Replaces unit 005 - 2017 Ford Escape | | 60,000 |
| 300938 - Van with utility shelving Replacement unit 133 - 2016 Nissan NV200 | | 60,000 |
| 300939 - Turf Mower (Replaces unit 526 - Kubota GF1800 48") | | 25,000 |
| 300940 - Turf Mower (Replaces unit 527 - Kubota GF1800 60") | | 25,000 |
| 300941 - Ice Resurfacers (Replaces Unit 712 - 2018 Unit) Scheduled Replacement | | 160,000 |
| 300942 - Slip In Poly Tank (Replaces 2016 Purchase) | | 25,000 |
| 2029 | | 482,000 |
| 300897 - Tractor with Snow Plow and Salt Spreader (growth related addition) | | 190,000 |
| 300906 - Small SUV Replaces 105 - 2012 Ford Super Cab | | 62,000 |

| Town of Pelham | |
|--|------------------|
| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 300945 - Small SUV - Building Department (end of 2018 lease) | 60,000 |
| 300946 - Small SUV - Facilities Department (end of 2018 lease) | 60,000 |
| 300947 - Work Truck with Landscape Box (end of 2018 lease) | 110,000 |
| 2030 | 835,000 |
| 300952 - Work Truck Facilities (end of 2019 lease) | 65,000 |
| 300953 - Work Truck Facilities (end of 2019 lease) | 65,000 |
| 300954 - Small Grader for Shouldering and snow removal (Addition to Fleet) | 200,000 |
| 300955 - Pick Up Truck | 65,000 |
| 300956 - Street Sweeper with Hydro-Vac Capability (addition to fleet) | 300,000 |
| 300957 - Compact SUV | 65,000 |
| 300959 - Work Truck 4x4 Roads (end of 2019 lease) | 75,000 |
| 2031 | 110,000 |
| 300962 - Small SUV Building (Replaces Unit 104 - 2009 Ford Ranger) | 55,000 |
| 300963 - Small SUV By-Law (Replaces Unit 101 - 2009 Ford Ranger) | 55,000 |
| 2032 | 74,000 |
| 300966 - 60" Turf Mower (Replaces 2020 Purchase) | 17,000 |
| 300967 - 72" Turf Mower (Replaces 2020 Purchase) | 17,000 |
| 300969 - Road Patrol Vehicle (Replaces 2019 Purchase) | 40,000 |
| 2033 | 45,500 |
| 300972 - Vehicle Pressure Washer - Replaces 2018 unit Replacement schedule 15 years | 10,500 |
| 300977 - Work Truck (Replaces Truck 127 - 2006 Ford F-150) | 35,000 |
| 2034 | 573,000 |
| 300904 - Crew-Cab Truck with Landscape Box (replaces unit 132 - 2009 Dodge 2500) | 75,000 |
| 300905 - Wood Chipper (Replaces Unit 708 - 2010 Vermeer BC1000XL) | 50,000 |
| 300951 - Baseball Diamond Grooming Machine (Replaces 2022 Purchase) | 28,000 |
| 300973 - Combination Snow Plow & Spreader Unit Replaces Truck 413 which replaced 420 in 2021 | 350,000 |
| 300976 - Work Truck (Replaces Truck 129 - 2008 Dodge 1500) | 35,000 |
| 300981 - Small SUV Replaces 105 - 2012 Ford Super Cab | 30,000 |
| 300983 - Leaf Vacuum Trailer (Replaces 2024 Purchase) | 5,000 |
| IT | 1,152,400 |
| 2025 | 123,000 |
| 100198 - Annual Equipment PSAB adds/replacements | 33,000 |
| 100199 - Server Replacement | 16,000 |
| 100200 - Innovation Technology | 50,000 |
| 100263 - Mobile Ticketing Management System | 24,000 |
| 2026 | 95,000 |
| 100201 - Annual Equipment PSAB adds/replacements | 45,000 |
| 100202 - Innovation Technology | 50,000 |
| 2027 | 134,000 |
| 100203 - Annual Equipment PSAB adds/replacements | 45,000 |
| 100204 - Server Replacement | 16,000 |
| 100205 - Main Core Switch | 8,000 |
| 100206 - ActiveNet Upgrade | 15,000 |
| 100207 - Innovation Technology | 50,000 |
| 2028 | 95,000 |
| 100209 - Annual Equipment PSAB adds/replacements | 45,000 |
| 100210 - Innovation Technology | 50,000 |
| 2029 | 111,000 |
| 100211 - Annual Equipment PSAB adds/replacements | 45,000 |
| 100212 - Server Replacement | 16,000 |
| 100214 - Innovation Technology | 50,000 |
| 2030 | 103,400 |
| 100215 - Annual Equipment PSAB adds/replacements | 45,000 |
| 100216 - Main Core Switch - Town Hall | 8,400 |

| Town of Pelham | |
|---|-------------------|
| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 100217 - Innovation Technology | 50,000 |
| 2031 | 141,000 |
| 100219 - Annual Equipment PSAB adds/replacements | 45,000 |
| 100220 - Server Replacement | 16,000 |
| 100221 - iCity Upgrade | 30,000 |
| 100222 - Innovation Technology | 50,000 |
| 2032 | 126,000 |
| 100223 - Annual Equipment PSAB adds/replacements | 50,000 |
| 100224 - Main Core Switch - Firehall Station 2 | 6,000 |
| 100225 - Innovation Technology | 50,000 |
| 100226 - ActiveNet Upgrade | 20,000 |
| 2033 | 116,000 |
| 100227 - Annual Equipment PSAB adds/replacements | 50,000 |
| 100228 - Server Replacement | 16,000 |
| 100229 - Innovation Technology | 50,000 |
| 2034 | 108,000 |
| 100231 - Annual Equipment PSAB adds/replacements | 50,000 |
| 100232 - Innovation Technology | 50,000 |
| 100233 - Main Core Switch - Arena | 8,000 |
| Library | 100,000 |
| 2025 | 10,000 |
| 500283 - Computer Services Development | 10,000 |
| 2026 | 10,000 |
| 500284 - Computer Services Development | 10,000 |
| 2027 | 10,000 |
| 500285 - Computer Services Development | 10,000 |
| 2028 | 10,000 |
| 500286 - Computer Services Development | 10,000 |
| 2029 | 10,000 |
| 500287 - Computer Services Development | 10,000 |
| 2030 | 10,000 |
| 500288 - Computer Services Development | 10,000 |
| 2031 | 10,000 |
| 500289 - Computer Services Development | 10,000 |
| 2032 | 10,000 |
| 500290 - Computer Services Development | 10,000 |
| 2033 | 10,000 |
| 500291 - Computer Services Development | 10,000 |
| 2034 | 10,000 |
| 500292 - Computer Services Development | 10,000 |
| Parks | 18,195,000 |
| 2025 | 5,410,000 |
| 301183 - Class EA for MSSP Entrance | 250,000 |
| 500216 - North Pelham Multi Purpose Court redevelopment | 400,000 |
| 500224 - North Pelham Park Ball Diamonds Upgrade (clay infields) | 90,000 |
| 500232 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500254 - Replace outdoor pool and electrical | 4,000,000 |
| 500515 - Centennial Park - Paving for Pre-existing Gravel Parking lot | 350,000 |
| 500521 - East Fonthill Storm pond landscaping | 150,000 |
| 500533 - Design East Fonthill Park | 150,000 |
| 2026 | 2,836,000 |
| 500197 - East Fonthill Parkland Development | 1,150,000 |
| 500205 - Saffron Meadows Park Development | 500,000 |
| 500227 - Centennial Park Cenotaph Restoration | 40,000 |

| Town of Pelham | |
|---|------------------|
| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 500235 - Peace Park Bandshell - upgrade lighting - FCA Critical 2024 | 5,000 |
| 500239 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500520 - Playground Equipment - Safron Meadows park | 350,000 |
| 500525 - Parks LED light upgrade - Centennial Park Tennis Court | 190,000 |
| 500526 - Parks LED light upgrade - Centennial Park Ball Diamond 1 | 230,000 |
| 500528 - Parks LED light upgrade - Harold Black Park Soccer Field | 150,000 |
| 500532 - MSSP Skatepark LED lighting | 201,000 |
| 2027 | 2,224,000 |
| 500211 - Design Build - Harold Black Park Diamond 2 Lighting | 300,000 |
| 500238 - Forest Park Development | 400,000 |
| 500246 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500247 - Woodstream Park Playground Retrofit | 160,000 |
| 500300 - OPTH Cenotaph Cleaning and UV Coating | 9,000 |
| 500301 - Civic Square - Design | 150,000 |
| 500511 - MSSP Playground | 250,000 |
| 500523 - Parks LED light upgrade - Centennial Park Soccer # 1 | 150,000 |
| 500524 - Parks LED light upgrade - Centennial Park Pickleball Court | 125,000 |
| 500527 - Parks LED light upgrade - Centennial Park Ball Diamond 2 | 180,000 |
| 500529 - Parks LED light upgrade - Harold Black Park Ball Diamond # 1 | 230,000 |
| 500530 - Woodstream Park | 250,000 |
| 2028 | 570,000 |
| 500213 - Installation of Community Bulletin Boards | 40,000 |
| 500250 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500252 - Marlene Stewart Streit Park Playground Retrofit | 160,000 |
| 500519 - Playground Equipment - Kunda/Forest park | 350,000 |
| 2029 | 575,000 |
| 500236 - North Pelham Park - Playground retrofit | 160,000 |
| 500237 - Centennial Park Playground Retrofit | 160,000 |
| 500253 - Cherry Ridge Park Playground Retrofit | 160,000 |
| 500256 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500531 - Cherry Ridge Mister | 75,000 |
| 2030 | 4,625,000 |
| 500230 - Hurleston Park - Playground Retrofit | 160,000 |
| 500231 - Harold Black Park Playground Retrofit | 160,000 |
| 500260 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500262 - Deferred Project: Skate Park/MSSP Parking Lot Lighting | 135,000 |
| 500302 - Civic Square Construction | 4,000,000 |
| 500534 - Design East Fenwick Park | 150,000 |
| 2031 | 1,520,000 |
| 500244 - Rolling Meadows Park - Playground Retrofit | 160,000 |
| 500261 - East Fenwick Parkland | 1,150,000 |
| 500263 - Peace Park Cenotaph Restoration | 40,000 |
| 500264 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500265 - Lookout Park Pavilion | 150,000 |
| 2032 | 180,000 |
| 500249 - Pelham Corners Park - Playground Retrofit | 160,000 |
| 500267 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 2033 | 20,000 |
| 500269 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 2034 | 235,000 |
| 500223 - Peace Park - roof replacement - FCA Critical 2024 | 15,000 |
| 500270 - General Park Furniture (Benches/Picnic Tables/Receptacles) | 20,000 |
| 500271 - Skateboard Park Rebuild | 200,000 |
| Planning | 700,000 |

| Town of Pelham | | |
|--|--|-------------------|
| 10-Year Year Plan Updated May 15, 2024 | | |
| Sum of Revised 10 year total | | |
| Row Labels | | Grand Total |
| 2025 | | 100,000 |
| 600126 - Zoning By-law Review and Update | | 100,000 |
| 2027 | | 175,000 |
| 600128 - Official Plan Review and Update | | 175,000 |
| 2029 | | 100,000 |
| 600129 - Zoning By-law Review and Update | | 100,000 |
| 2032 | | 225,000 |
| 600130 - Official Plan Review and Update | | 225,000 |
| 2034 | | 100,000 |
| 600131 - Zoning By-law Review and Update | | 100,000 |
| Roads | | 78,888,719 |
| 2025 | | 8,560,000 |
| 300610 - EA for Merritt - Pelham St to Rice Rd | | 125,000 |
| 300665 - Road Reconstruction - Canboro: Haist St to Pelham St | | 3,600,000 |
| 300674 - Concrete Repair & Replacement Program | | 110,000 |
| 300677 - Culvert Replacement Program | | 100,000 |
| 300682 - Road Base and Surface Repair Program | | 300,000 |
| 300684 - Road Extension - Station St: South of Port Robinson Rd | | 2,250,000 |
| 300685 - Road Rehabilitation Program | | 1,250,000 |
| 300687 - Sign Retro-Reflectivity Assessment | | 25,000 |
| 300688 - Stormwater Facility Maintenance | | 400,000 |
| 300726 - Pelham Quaker & Welland Rd intersection reconstruction | | 150,000 |
| 301213 - Foss Road Resurfacing | | 250,000 |
| 2026 | | 4,548,000 |
| 300589 - Design - Merritt: Line Ave to Rice Rd | | 100,000 |
| 300621 - Design - Merritt Rd: Pelham St to Line Ave | | 200,000 |
| 300652 - Bridge Replacement Program - Roland Rd | | 1,250,000 |
| 300661 - Design - Orchard Place: Haist St to limit | | 45,000 |
| 300678 - Design - Donahugh Dr: Pelham St to Terrace Heights Crt | | 60,000 |
| 300679 - Design - Pinecrest: Hwy 20 to end | | 63,000 |
| 300690 - Bridge/Culvert Appraisal (legislated) | | 25,000 |
| 300692 - Concrete Repair & Replacement Program | | 110,000 |
| 300693 - Culvert Replacement Program | | 100,000 |
| 300697 - Pavement Condition Assessment | | 30,000 |
| 300699 - Road Base and Surface Repair Program | | 300,000 |
| 300702 - Road Rehabilitation Program | | 1,250,000 |
| 300704 - Sign Retro-Reflectivity Assessment | | 15,000 |
| 300705 - Stormwater Facility Maintenance | | 300,000 |
| 301027 - Design: Canboro Road: 75m East of Baxter Lane to Balfour | | 100,000 |
| 301067 - Pelham Street & Highway 20 Intersection Street Scaping with the Region | | 350,000 |
| 301069 - Design - Stella St/John St/Vera Ave Urbanization | | 250,000 |
| 2027 | | 12,445,071 |
| 300582 - Design - Welland: Canboro Rd to E of Balfour | | 124,571 |
| 300583 - Road Rehabilitation - Effingham St: 500m South of Metler to Tice | | 485,000 |
| 300619 - Foss Road - Regional Forcemain Sani - Culvert Replacements | | 80,500 |
| 300635 - Road Reconstruction - Pancake Ln: Pelham St to Haist St | | 3,800,000 |
| 300638 - Design - Emmett & College | | 250,000 |
| 300642 - Road Reconstruction - Station Street: Port Robinson to Hwy 20 | | 3,600,000 |
| 300647 - Summersides Blvd secondary servicing/landscaping - PHASE 1B (2,289,600 with 3 phases) | | 500,000 |
| 300694 - Design - Strathcona Dr North and South: Haist St to Moote Ln | | 110,000 |
| 300701 - Road Reconstruction - Pinecrest Crt: Hwy 20 to end | | 630,000 |
| 300708 - Concrete Repair & Replacement Program | | 110,000 |
| 300709 - Culvert Replacement Program | | 100,000 |
| 300710 - Design - Hurricane Rd: Chestnut to Hwy 20 | | 250,000 |

| Town of Pelham | |
|---|-------------------|
| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 300712 - Road Base and Surface Repair Program | 300,000 |
| 300716 - Road Rehabilitation Program | 1,250,000 |
| 300718 - Sign Retro-Reflectivity Assessment | 25,000 |
| 300719 - Stormwater Facility Maintenance | 300,000 |
| 300727 - Road Resurfacing - Top course asphalt on Port Robinson Rd from Station St to Rice Rd | 500,000 |
| 301071 - Pavement Condition Assessment | 30,000 |
| 2028 | 10,788,100 |
| 300188 - Smart Technology for Street Lights | 100,000 |
| 300588 - Design - Lorimer St: Hurricane to South Limit | 63,000 |
| 300644 - Pelham St Quaker Rd Reg Rd 20 traffic control - Merritt Rd | 400,000 |
| 300655 - Summersides Blvd secondary servicing/landscaping - PHASE 2 (2,289,600 with 3 phases) | 763,200 |
| 300666 - Road Reconstruction - College St & Emmett St: Pelham St to Station St | 2,800,000 |
| 300714 - Merritt Rd Pelham St Rice Rd Urbanize Rd Section - Phase 1 of 2 | 1,750,000 |
| 300715 - Merritt Rd Pelham St Rice Rd Sidewalk both sides - Phase 1 of 2 | 316,900 |
| 300723 - Concrete Repair & Replacement Program | 110,000 |
| 300728 - Culvert Replacement Program | 100,000 |
| 300731 - Road Base and Surface Repair Program | 300,000 |
| 300733 - Road Rehabilitation Program | 1,250,000 |
| 300735 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300736 - Stormwater Facility Maintenance | 300,000 |
| 301128 - Maple Street Parking Lot Repaving | 125,000 |
| 301132 - HBP - Asphalt Parking Lot Repaving (20%) | 15,000 |
| 301187 - Road Rehabilitation - Effingham St: Highway 20 to Canboro | 1,250,000 |
| 301194 - Canboro Road - Garner Ave to Balfour St semi urbanize road section | 900,000 |
| 301195 - Canboro Road - Garner Ave to Balfour St traffic control-Maple Street | 230,000 |
| 2029 | 11,607,100 |
| 300676 - Summersides Blvd secondary servicing/landscaping - PHASE 3 (2,289,600 with 3 phases) | 763,200 |
| 300713 - Road Reconstruction - Hurricane Rd: Chestnut to Hwy 20 | 2,190,000 |
| 300724 - Merritt Rd Pelham St Rice Rd Urbanize Rd Section - Phase 2 of 2 | 1,750,000 |
| 300725 - Merritt Rd Pelham St Rice Rd Sidewalk both sides - Phase 2 of 2 | 316,900 |
| 300741 - Christmas Decoration Replacements | 12,000 |
| 300742 - Concrete Repair & Replacement Program | 110,000 |
| 300743 - Culvert Replacement Program | 100,000 |
| 300746 - Road Base and Surface Repair Program | 300,000 |
| 300748 - Road Rehabilitation Program | 1,250,000 |
| 300750 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300751 - Stormwater Facility Maintenance | 300,000 |
| 300764 - Welland Road Balfour St Cream St Urbanize Rd Section (East Fenwick) | 4,500,000 |
| 2030 | 2,943,000 |
| 300667 - Road Reconstruction - Station St: Hurricane Rd to Hwy 20 | 850,000 |
| 300755 - Concrete Repair & Replacement Program | 110,000 |
| 300756 - Culvert Replacement Program | 100,000 |
| 300759 - Road Base and Surface Repair Program | 300,000 |
| 300761 - Road Rehabilitation Program | 1,250,000 |
| 300763 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300767 - Stormwater Facility Maintenance | 300,000 |
| 301143 - OPTH - Asphalt Parking Lot Repaving | 18,000 |
| 2031 | 7,664,000 |
| 300609 - Road Reconstruction - Balfour, Canboro to Welland | 219,000 |
| 300695 - Road Reconstruction - Lorimer St: Hurricane to South Limit | 630,000 |
| 300771 - Concrete Repair & Replacement Program | 110,000 |
| 300772 - Culvert Replacement Program | 100,000 |
| 300774 - Pavement Condition Assessment | 30,000 |
| 300776 - Road Base and Surface Repair Program | 300,000 |

| Town of Pelham | |
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| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 300778 - Road Rehabilitation Program | 1,250,000 |
| 300780 - Rural Transportation Network Safety Review | 20,000 |
| 300781 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300782 - Stormwater Facility Maintenance | 300,000 |
| 301198 - Balfour Street | 1,890,000 |
| 301217 - Welland: Canboro Rd to E of Balfour - Recons | 2,800,000 |
| 2032 | 4,210,000 |
| 300737 - Road Reconstruction - Haist Crt: Haist St to limit | 260,000 |
| 300738 - Road Reconstruction - Orchard Pl: Haist St to limit | 450,000 |
| 300786 - Concrete Repair & Replacement Program | 110,000 |
| 300787 - Culvert Replacement Program | 100,000 |
| 300790 - Road Base and Surface Repair Program | 300,000 |
| 300792 - Road Rehabilitation Program | 1,250,000 |
| 300794 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300795 - Stormwater Facility Maintenance | 300,000 |
| 301160 - Fire Station #1 - Asphalt Parking Lot Repaving | 260,000 |
| 301161 - Fire Station #2 - Asphalt Parking Lot Repaving | 175,000 |
| 301201 - Haist Street urbanization | 990,000 |
| 2033 | 2,035,000 |
| 300799 - Concrete Repair & Replacement Program | 110,000 |
| 300800 - Culvert Replacement Program | 60,000 |
| 300803 - Road Base and Surface Repair Program | 300,000 |
| 300805 - Road Rehabilitation Program | 1,250,000 |
| 300807 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300808 - Stormwater Facility Maintenance | 300,000 |
| 2034 | 14,088,448 |
| 300584 - Burying hydro highway 20 - East Fonthill | 3,768,648 |
| 300765 - Cream St Welland Rd Memorial Urbanize Rd Section (East Fenwick) | 4,500,000 |
| 300766 - Cream St Welland Rd Memorial Sidewalks - West Side (East Fenwick) | 272,800 |
| 300811 - Christmas Decoration Replacements | 12,000 |
| 300812 - Concrete Repair & Replacement Program | 110,000 |
| 300813 - Culvert Replacement Program | 60,000 |
| 300816 - Road Base and Surface Repair Program | 300,000 |
| 300818 - Road Rehabilitation Program | 1,250,000 |
| 300820 - Sign Retro-Reflectivity Assessment | 15,000 |
| 300821 - Stormwater Facility Maintenance | 300,000 |
| 301070 - Road Reconstruction - Stella/John/Vera | 3,500,000 |
| Wastewater | 30,174,523 |
| 2025 | 5,287,523 |
| 700207 - Sanitary Sewer Inspection, CCTV and Flushing Program | 150,000 |
| 700208 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700358 - Foss Road Sanitary Upgrades | 4,827,523 |
| 700378 - Maple St - Memorial Sanitary Design | 250,000 |
| 2026 | 3,710,000 |
| 700213 - Sanitary Sewer Inspection, CCTV and Flushing Program | 150,000 |
| 700214 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700382 - Maple Street and Memorial Drive Sanitary Sewer Installation | 3,500,000 |
| 2027 | 3,967,000 |
| 700193 - Foss Road Regional Forcemain Project - Culvert Replacements | 100,000 |
| 700217 - Sanitary Sewer Inspection, CCTV and Flushing Program | 150,000 |
| 700218 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700230 - East Fenwick Secondary Plan upgrades - Part 1 of 4 | 1,929,000 |
| 700360 - Station Street sani upgrade (Port Robinson to Hwy 20) | 1,728,000 |
| 2028 | 2,844,000 |

| Town of Pelham | |
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| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 700197 - Ker Crescent outlet- upgrade existing | 740,000 |
| 700221 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700222 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700236 - East Fenwick Secondary Plan upgrades - Part 1 of 4 | 1,929,000 |
| 2029 | 6,764,000 |
| 700188 - Merritt Road Sewer Main | 2,000,000 |
| 700195 - Hurricane Rd upgrade existing Station to Hwy 20 | 2,290,000 |
| 700196 - Concord upgrade existing | 370,000 |
| 700225 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700226 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700241 - East Fenwick Secondary Plan upgrades - Part 1 of 4 | 1,929,000 |
| 2030 | 2,304,000 |
| 700229 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700231 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700232 - Sanitary Sewer Model - Development Update | 200,000 |
| 700246 - East Fenwick Secondary Plan upgrades - Part 1 of 4 | 1,929,000 |
| 2031 | 1,625,000 |
| 700191 - Welland Rd upgrade existing sewer from 200mm to 300 mm | 1,310,000 |
| 700212 - Provision for potential oversizing | 140,000 |
| 700235 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700237 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 2032 | 703,000 |
| 700240 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700242 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 700377 - Haist Street new sani | 528,000 |
| 2033 | 175,000 |
| 700245 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700247 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| 2034 | 2,795,000 |
| 700183 - Deerpark phase 2 upgrade from 350 mm to 450 mm | 1,200,000 |
| 700184 - Welland Road / Deerpark Sanitary Trenchless Rehabilitation | 1,270,000 |
| 700248 - Sanitary I/I Study Program - Planned Replacements | 70,000 |
| 700249 - Sanitary Lateral Replacement Program (5 laterals) | 80,000 |
| 700250 - Sanitary Sewer Inspection, CCTV and Flushing Program | 115,000 |
| 700251 - Sanitary Sewer Capital Construction Adjustments and Repairs | 60,000 |
| Water | 22,696,100 |
| 2025 | 3,765,000 |
| 700290 - Canboro: Haist St to Pelham St Watermain Replacement | 3,200,000 |
| 700296 - Station Street Extension, Watermain Construction | 450,000 |
| 700297 - Water Loading Station Replacement - Canboro Road and Effingham | 60,000 |
| 700355 - Design: Welland: Canboro Rd to E of Balfour, Watermain Replacement | 55,000 |
| 2027 | 3,011,300 |
| 700285 - Construction: Pancake: Pelham St to Haist St, Watermain Replacement | 1,500,000 |
| 700312 - East Fenwick Secondary Plan - proposed upgrades - Part 1 of 4 | 1,021,300 |
| 700371 - Annual Watermain Replacement 2027 | 490,000 |
| 2028 | 6,036,100 |
| 700282 - Merritt: Pelham St to Line Ave, Watermain Replacement | 211,245 |
| 700283 - Merritt Road Watermain replacement | 1,320,455 |
| 700291 - Emmett St & College - Watermain Replacement | 275,000 |
| 700308 - Watermain Replacement - cast iron replacement program | 400,000 |
| 700317 - East Fenwick Secondary Plan - proposed upgrades - Part 2 of 4 | 1,021,400 |
| 700363 - Clare Ave watermain upgrade | 714,000 |
| 700370 - Line Ave watermain upgrade | 714,000 |
| 700372 - Annual Watermain Replacement 2028 | 1,380,000 |

| Town of Pelham | |
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| 10-Year Year Plan Updated May 15, 2024 | |
| Sum of Revised 10 year total | |
| Row Labels | Grand Total |
| 2029 | 2,257,400 |
| 700320 - East Fenwick Secondary Plan - proposed upgrades - Part 3 of 4 | 1,021,400 |
| 700368 - Water Meter Replacement Project - Phase 1 | 1,000,000 |
| 700373 - Annual Watermain Replacement 2029 | 236,000 |
| 2030 | 2,987,650 |
| 700293 - Orchard Place: Haist Street to limit, Watermain Replacement | 101,250 |
| 700323 - East Fenwick Secondary Plan - proposed upgrades - Part 4 of 4 | 1,021,400 |
| 700369 - Water Meter Replacement Project - Phase 2 | 1,000,000 |
| 700379 - Annual Watermain Replacement 2030 | 865,000 |
| 2031 | 3,212,000 |
| 700278 - Welland: Canboro Rd to E of Balfour, Watermain Replacement | 396,000 |
| 700328 - Water Meter Replacement Project - Phase 3 | 1,000,000 |
| 700380 - Annual Watermain Replacement 2031 | 1,215,000 |
| 700381 - Annual Watermain Replacement 2032 | 601,000 |
| 2032 | 171,750 |
| 700280 - Lorimer Street: Hurricane to South Limit, Watermain Replacement | 171,750 |
| 2033 | 40,000 |
| 700322 - Hydrant Replacement Projects | 40,000 |
| 2034 | 1,214,900 |
| 700313 - Cream Street new watermain looping (East Fenwick) | 474,500 |
| 700314 - Welland Road new watermain looping (East Fenwick) | 680,400 |
| 700326 - Hydrant Replacement Projects | 40,000 |
| 700327 - PRV Valve Replacements: Haist Street, Berkwood Place, Park Lane | 20,000 |
| Grand Total | 184,359,742 |

| Rev V Expe | Exp | | | | |
|------------|---|---------------|----------|------------------------|-------------------|
| Sum Change | (Multiple Items) | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Facilities | 300545 - Municipal Building - interior lighting upgrades | 2025 | 2025 | 8,000 | 10,000 |
| Facilities | 300549 - Fire Station #2 - upgrade lighting to LED | 2025 | 2025 | 18,000 | 22,000 |
| Facilities | 300558 - Fire Station #2 - Building Automation System (BAS) | 2025 | 2025 | 10,000 | 35,000 |
| Facilities | 300561 - Centennial Park Bldg., (washrooms, Pavilion, change rooms, etc | 2028 | 2028 | 800,000 | 1,200,000 |
| Facilities | 301098 - OPTH - Septic Replacement - deferred from 2020 | 2026 | 2026 | 70,000 | 100,000 |
| Facilities | 301101 - Model Railway Building - Wood Siding Replacement | 2026 | 2026 | 23,000 | 100,000 |
| Facilities | 301108 - Town Hall - Window Replacement | 2025 | 2025 | 60,000 | 115,000 |
| Facilities | 301110 - MCC - Gymnasium Floor Refinish/Replacement | 2025 | 2025 | 30,000 | 50,000 |
| Facilities | 301112 - OPTH - Furnace Replacement | 2025 | 2025 | 4,000 | 6,000 |
| Facilities | 301117 - Rental Table & Chair Replacement (bi-annual program) | 2026 | 2025 | 10,000 | 20,000 |
| Facilities | 301123 - 33 Park Lane - Overhead Door Replacement | 2027 | 2027 | 38,000 | 46,000 |
| Facilities | 301124 - Operations Centre - Fence and Gate Replacement | 2027 | 2027 | 30,000 | 110,000 |
| Facilities | 301131 - HBP - Parking Lot Fence Replacement | 2028 | 2028 | 25,000 | 35,000 |
| Facilities | 301140 - Town Hall - TPO Roof Replacement | 2030 | 2030 | 40,000 | 60,000 |
| Facilities | 301141 - 33 Park Lane - Metal Siding Replacement | 2030 | 2030 | 25,000 | 50,000 |
| Facilities | 301157 - Fire Station #2 - Air Make Up & Ventilator System Replacement | 2031 | 2031 | 8,000 | 10,000 |
| Facilities | 301158 - Model Railway Building - Woodland and Stairs | 2031 | 2031 | 5,000 | 30,000 |
| Facilities | 301162 - Fire Station #2 - Modified Bitumen Roof Replacement | 2032 | 2032 | 80,000 | 150,000 |
| Facilities | 301165 - 55 Park Lane - Overhead Door Replacement | 2032 | 2032 | 10,000 | 15,000 |
| Facilities | 301167 - OPTH - Electric Panel Replacement | 2032 | 2032 | 8,000 | 10,000 |
| Facilities | 301168 - HBP - Public Washroom Vanity Replacement | 2032 | 2032 | 6,000 | 18,000 |
| Facilities | 301175 - MCC Rubber Floor Replacement | 2025 | 2026 | 85,000 | 90,000 |
| Fire | 200144 - Aerial 1 | 2031 | 2031 | 1,800,000 | 2,000,000 |
| Fire | 200148 - Bunker Gear | 2034 | 2034 | 45,000 | 60,000 |
| Fire | 200158 - Station 1 Pumper | 2025 | 2029 | 950,000 | 1,200,000 |
| Fleet | 300910 - Tandem Axle Combination Snow Plow & Spreader (Replaces unit 409 - 2013 Internati | 2027 | 2027 | 400,000 | 450,000 |
| Fleet | 300915 - Tandem Axle Combination Snow Plow & Spreader (Replaces unit 410 - 2013 Internati | 2026 | 2026 | 400,000 | 450,000 |
| Fleet | 300921 - Lawn Mower (Replaces unit 529 - 2015 John Deere X754) | 2026 | 2025 | 18,000 | 25,000 |
| Fleet | 300931 - Van with Utility Body - (Replaces unit 225 - 2012 Ford E450) | 2027 | 2027 | 125,000 | 150,000 |
| Fleet | 300941 - Ice Resurfacers (Replaces Unit 712 - 2018 Unit) Scheduled Replacement | 2028 | 2028 | 125,000 | 160,000 |
| IT | 100201 - Annual Equipment PSAB adds/replacements | 2026 | 2026 | 33,000 | 45,000 |
| IT | 100221 - iCity Upgrade | 2031 | 2031 | 18,000 | 30,000 |
| IT | 100226 - ActiveNet Upgrade | 2032 | 2032 | 18,000 | 20,000 |
| Parks | 500216 - North Pelham Multi Purpose Court redevelopment | 2028 | 2025 | 70,000 | 400,000 |
| Parks | 500261 - East Fenwick Parkland | 2033 | 2031 | 1,000,000 | 1,150,000 |
| Parks | 500301 - Civic Square - Design | 2027 | 2027 | 100,000 | 150,000 |
| Roads | 300638 - Design - Emmett St: Pelham St to Station St | 2027 | 2027 | 175,000 | 250,000 |
| Roads | 300652 - Bridge Replacement Program - Roland Rd | 2026 | 2026 | 1,000,000 | 1,250,000 |
| Roads | 300667 - Road Reconstruction - Station St: Hurricane Rd to Hwy 20 | 2030 | 2030 | 660,000 | 850,000 |
| Roads | 300677 - Culvert Replacement Program | 2025 | 2025 | 60,000 | 100,000 |
| Roads | 300682 - Road Base and Surface Repair Program | 2025 | 2025 | 200,000 | 300,000 |
| Roads | 300685 - Road Rehabilitation Program | 2025 | 2025 | 900,000 | 1,250,000 |

| Rev V Expe Sum Change | Exp (Multiple Items) | | | | |
|--------------------------|--|---------------|----------|------------------------|-------------------|
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Roads | 300688 - Stormwater Facility Maintenance | 2025 | 2025 | 100,000 | 400,000 |
| Roads | 300693 - Culvert Replacement Program | 2026 | 2026 | 60,000 | 100,000 |
| Roads | 300699 - Road Base and Surface Repair Program | 2026 | 2026 | 200,000 | 300,000 |
| Roads | 300702 - Road Rehabilitation Program | 2026 | 2026 | 900,000 | 1,250,000 |
| Roads | 300705 - Stormwater Facility Maintenance | 2026 | 2026 | 100,000 | 300,000 |
| Roads | 300709 - Culvert Replacement Program | 2027 | 2027 | 60,000 | 100,000 |
| Roads | 300712 - Road Base and Surface Repair Program | 2027 | 2027 | 200,000 | 300,000 |
| Roads | 300716 - Road Rehabilitation Program | 2027 | 2027 | 900,000 | 1,250,000 |
| Roads | 300719 - Stormwater Facility Maintenance | 2027 | 2027 | 100,000 | 300,000 |
| Roads | 300728 - Culvert Replacement Program | 2028 | 2028 | 60,000 | 100,000 |
| Roads | 300731 - Road Base and Surface Repair Program | 2028 | 2028 | 200,000 | 300,000 |
| Roads | 300733 - Road Rehabilitation Program | 2028 | 2028 | 600,000 | 1,250,000 |
| Roads | 300736 - Stormwater Facility Maintenance | 2028 | 2028 | 12,000 | 300,000 |
| Roads | 300743 - Culvert Replacement Program | 2029 | 2029 | 60,000 | 100,000 |
| Roads | 300746 - Road Base and Surface Repair Program | 2029 | 2029 | 200,000 | 300,000 |
| Roads | 300748 - Road Rehabilitation Program | 2029 | 2029 | 600,000 | 1,250,000 |
| Roads | 300751 - Stormwater Facility Maintenance | 2029 | 2029 | 12,000 | 300,000 |
| Roads | 300756 - Culvert Replacement Program | 2030 | 2030 | 60,000 | 100,000 |
| Roads | 300759 - Road Base and Surface Repair Program | 2030 | 2030 | 200,000 | 300,000 |
| Roads | 300761 - Road Rehabilitation Program | 2030 | 2030 | 600,000 | 1,250,000 |
| Roads | 300767 - Stormwater Facility Maintenance | 2030 | 2030 | 12,000 | 300,000 |
| Roads | 300772 - Culvert Replacement Program | 2031 | 2031 | 60,000 | 100,000 |
| Roads | 300776 - Road Base and Surface Repair Program | 2031 | 2031 | 200,000 | 300,000 |
| Roads | 300778 - Road Rehabilitation Program | 2031 | 2031 | 600,000 | 1,250,000 |
| Roads | 300782 - Stormwater Facility Maintenance | 2031 | 2031 | 12,000 | 300,000 |
| Roads | 300787 - Culvert Replacement Program | 2032 | 2032 | 60,000 | 100,000 |
| Roads | 300790 - Road Base and Surface Repair Program | 2032 | 2032 | 200,000 | 300,000 |
| Roads | 300792 - Road Rehabilitation Program | 2032 | 2032 | 600,000 | 1,250,000 |
| Roads | 300795 - Stormwater Facility Maintenance | 2032 | 2032 | 12,000 | 300,000 |
| Roads | 300803 - Road Base and Surface Repair Program | 2033 | 2033 | 200,000 | 300,000 |
| Roads | 300805 - Road Rehabilitation Program | 2033 | 2033 | 600,000 | 1,250,000 |
| Roads | 300808 - Stormwater Facility Maintenance | 2033 | 2033 | 12,000 | 300,000 |
| Roads | 300816 - Road Base and Surface Repair Program | 2034 | 2034 | 200,000 | 300,000 |
| Roads | 300818 - Road Rehabilitation Program | 2034 | 2034 | 600,000 | 1,250,000 |
| Roads | 300821 - Stormwater Facility Maintenance | 2034 | 2034 | 12,000 | 300,000 |
| Roads | 301069 - Design - Stella St/John St/Vera Ave Urbanization | 2026 | 2026 | 28,000 | 250,000 |
| Roads | 301187 - Road Rehabilitation - Effingham St: Highway 20 to Canboro | 2028 | 2028 | 800,000 | 1,250,000 |
| Wastewater | 700207 - Sanitary Sewer Inspection, CCTV and Flushing Program | 2025 | 2025 | 115,000 | 150,000 |
| Wastewater | 700213 - Sanitary Sewer Inspection, CCTV and Flushing Program | 2026 | 2026 | 115,000 | 150,000 |
| Wastewater | 700217 - Sanitary Sewer Inspection, CCTV and Flushing Program | 2027 | 2027 | 115,000 | 150,000 |
| Wastewater | 700232 - Sanitary Sewer Model - Development Update | 2030 | 2030 | 10,000 | 200,000 |
| Water | 700290 - Canboro: Haist St to Pelham St Watermain Replacement | 2025 | 2025 | 2,000,000 | 3,200,000 |
| Water | 700291 - Emmett Street: Pelham St to Station St, Watermain Replacement | 2028 | 2028 | 193,500 | 275,000 |
| Water | 700328 - Water Meter Replacement Project - Phase 3 | 2031 | 2031 | 800,000 | 1,000,000 |
| Grand Total | | | | 22,270,500 | 36,947,000 |

| Rev V Expe | Exp | | | | |
|--------------------|---|---------------|----------|------------------------|-------------------|
| Sum Change | (Multiple Items) | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Facilities | 301181 - Facilities Masterplan | 2026 | 2026 | 150,000 | 50,000 |
| Fire | 200136 - New Vehicle | 2027 | 2027 | 175,000 | 75,000 |
| Parks | 500197 - East Fonthill Parkland Development | 2025 | 2026 | 1,300,000 | 1,150,000 |
| Grand Total | | | | 1,625,000 | 1,275,000 |

| Town of Pelham Exp | | | | | |
|-----------------------------|--|---------------|----------|------------------------|-------------------|
| Sum Change (Multiple Items) | | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Facilities | 301111 - Operations Centre - Tube Heater Replacement | 2026 | 0 | 30,000 | - |
| Facilities | 301125 - HBP - Parking Lot Lighting Replacement | 2027 | 0 | 10,000 | - |
| Facilities | 301126 - 33 Park Lane - Exterior Door Replacement | 2027 | 0 | 5,000 | - |
| Facilities | 301135 - Town Hall - Hot Water Tank Replacement | 2028 | 0 | 2,500 | - |
| Facilities | 301147 - 33 Park Lane - Window Replacement | 2030 | 0 | 5,000 | - |
| Facilities | 301148 - Fire Station #3 - Hot Water Tank Replacement | 2030 | 0 | 2,500 | - |
| Facilities | 301155 - Town Hall - Exterior Doors | 2031 | 0 | 15,000 | - |
| Facilities | 301163 - MCC - Public Area Furniture | 2032 | 0 | 75,000 | - |
| Facilities | 301164 - MCC - Gym Floor Covering | 2032 | 0 | 35,000 | - |
| Fire | 200160 - Hose 44mm | 2025 | 0 | 6,000 | - |
| Fire | 200167 - Hose 65mm | 2025 | 0 | 5,600 | - |
| Fire | 200168 - Hose 100mm | 2025 | 0 | 8,000 | - |
| Fleet | 300883 - Forestry Truck (Addition to fleet) - deferred from 2020 | 2026 | 0 | 240,000 | - |
| Fleet | 300927 - Truck and Automotive Diagnostic Computer (Replaces 2016 Purchase) | 2026 | 0 | 25,000 | - |
| IT | 100208 - Barracuda Spam Firewall | 2027 | 0 | 8,200 | - |
| IT | 100213 - Phone Upgrade | 2029 | 0 | 50,000 | - |
| IT | 100218 - Barracuda Spam Firewall | 2030 | 0 | 5,200 | - |
| IT | 100230 - Barracuda Spam Firewall | 2033 | 0 | 8,600 | - |
| Parks | 500202 - Centennial Park South Soccer Field Construction | 2025 | 0 | 350,000 | - |
| Parks | 500208 - Ball Diamond Upgrades - Harold Black Park #1 (clay infields) | 2025 | 0 | 60,000 | - |
| Parks | 500229 - Marlene Stewart Streit Park Pool House - roof replacement - FCA Critical 2023 | 2032 | 0 | 100,000 | - |
| Parks | 500258 - Lighting | 2030 | 0 | 160,000 | - |
| Parks | 500510 - Centennial Park - New Parking Lot | 2025 | 0 | 250,000 | - |
| Parks | 500512 - Playground Equipment (3X) | 2028 | 0 | 480,000 | - |
| Roads | 300700 - Road Reconstruction - Donahugh Dr: Pelham St to Terrace Heights Crt | 2028 | 0 | 600,000 | - |
| Roads | 300745 - Residential Traffic Calming Initiative | 2029 | 0 | 20,000 | - |
| Roads | 300747 - Road Reconstruction | 2029 | 0 | 1,000,000 | - |
| Roads | 300752 - Streetlight Replacement | 2029 | 0 | 10,000 | - |
| Roads | 300754 - Christmas Decoration Replacements | 2030 | 0 | 12,000 | - |
| Roads | 300758 - Residential Traffic Calming Initiative | 2030 | 0 | 20,000 | - |
| Roads | 300760 - Road Reconstruction | 2030 | 0 | 1,000,000 | - |
| Roads | 300768 - Streetlight Replacement | 2030 | 0 | 10,000 | - |
| Roads | 300770 - Christmas Decoration Replacements | 2031 | 0 | 12,000 | - |
| Roads | 300775 - Residential Traffic Calming Initiative | 2031 | 0 | 20,000 | - |
| Roads | 300777 - Road Reconstruction | 2031 | 0 | 1,000,000 | - |
| Roads | 300783 - Streetlight Replacement | 2031 | 0 | 10,000 | - |
| Roads | 300785 - Christmas Decoration Replacements | 2032 | 0 | 12,000 | - |
| Roads | 300789 - Residential Traffic Calming Initiative | 2032 | 0 | 20,000 | - |
| Roads | 300791 - Road Reconstruction | 2032 | 0 | 1,000,000 | - |
| Roads | 300796 - Streetlight Replacement | 2032 | 0 | 10,000 | - |
| Roads | 300798 - Christmas Decoration Replacements | 2033 | 0 | 12,000 | - |
| Roads | 300802 - Residential Traffic Calming Initiative | 2033 | 0 | 20,000 | - |
| Roads | 300804 - Road Reconstruction | 2033 | 0 | 1,000,000 | - |
| Roads | 300809 - Streetlight Replacement | 2033 | 0 | 10,000 | - |
| Roads | 300815 - Residential Traffic Calming Initiative | 2034 | 0 | 20,000 | - |
| Roads | 300817 - Road Reconstruction | 2034 | 0 | 1,000,000 | - |
| Roads | 300822 - Streetlight Replacement | 2034 | 0 | 10,000 | - |

| Town of Pelham Exp | | | | | |
|-----------------------------|---|---------------|----------|------------------------|-------------------|
| Sum Change (Multiple Items) | | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Wastewater | 700190 - Pelham St Square extension new 300 mm to service new development | 2030 | 0 | 745,000 | - |
| Water | 700298 - Water System Repair Equipment | 2025 | 0 | 30,000 | - |
| Water | 700303 - Water System Repair Equipment | 2026 | 0 | 30,000 | - |
| Water | 700304 - Water System Repair Equipment | 2027 | 0 | 30,000 | - |
| Water | 700306 - Chestnut Ridge Water Pressure Pump Replacement | 2028 | 0 | 20,000 | - |
| Water | 700307 - Water System Repair Equipment | 2028 | 0 | 30,000 | - |
| Water | 700309 - Water System Repair Equipment | 2029 | 0 | 30,000 | - |
| Water | 700310 - Watermain Replacement - cast iron replacement program | 2029 | 0 | 400,000 | - |
| Water | 700311 - Water System Repair Equipment | 2030 | 0 | 30,000 | - |
| Water | 700315 - Watermain Replacement - cast iron replacement program | 2030 | 0 | 400,000 | - |
| Water | 700316 - Water System Repair Equipment | 2031 | 0 | 30,000 | - |
| Water | 700318 - Watermain Replacement - cast iron replacement program | 2031 | 0 | 400,000 | - |
| Water | 700319 - Water System Repair Equipment | 2032 | 0 | 30,000 | - |
| Water | 700321 - Watermain Replacement - cast iron replacement program | 2032 | 0 | 400,000 | - |
| Water | 700324 - Water System Repair Equipment | 2033 | 0 | 30,000 | - |
| Water | 700325 - Watermain Replacement - cast iron replacement program | 2033 | 0 | 400,000 | - |
| Water | 700329 - Water System Repair Equipment | 2034 | 0 | 30,000 | - |
| Water | 700330 - Watermain Replacement - cast iron replacement program | 2034 | 0 | 400,000 | - |
| Grand Total | | | | 12,229,600 | - |

| Rev V Expe Sum Change | Exp (Multiple Items) | | | | |
|--------------------------|--|---------------|----------|------------------------|-------------------|
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Facilities | 301107 - Operations Centre - Modified Bitument Roof Replacement | 2027 | 2034 | 80,000 | 80,000 |
| Facilities | 301175 - MCC Rubber Floor Replacement | 2025 | 2026 | 85,000 | 90,000 |
| Fire | 200120 - Car 2 | 2025 | 2026 | 60,000 | 60,000 |
| Fire | 200158 - Station 1 Pumper | 2025 | 2029 | 950,000 | 1,200,000 |
| Fire | 200170 - Provision for Vehicles/Equipment | 2031 | 2035 | 1,000,000 | 1,000,000 |
| Fleet | 300891 - Wood Chipper (Replaces unit 708 - 2010 Vermeer BC1000XL) | 2025 | 2027 | 65,000 | 65,000 |
| Fleet | 300906 - Small SUV Replaces 105 - 2012 Ford Super Cab | 2025 | 2029 | 62,000 | 62,000 |
| Fleet | 300920 - Hydro-Vac Trailer (Replaces unit 714 - 2010 Vermeer Vacuum Excavator) | 2026 | 2028 | 100,000 | 100,000 |
| Fleet | 300924 - Park Maintenance Tractor 4x4 (Replaces Unit 507 - 2011 Kubota L5240) | 2026 | 2027 | 60,000 | 60,000 |
| Parks | 500197 - East Fonthill Parkland Development | 2025 | 2026 | 1,300,000 | 1,150,000 |
| Parks | 500211 - Design Build - Harold Black Park Diamond 2 Lighting | 2025 | 2027 | 300,000 | 300,000 |
| Roads | 300188 - Smart Technology for Street Lights | 2025 | 2028 | 100,000 | 100,000 |
| Roads | 300647 - Summersides Blvd secondary servicing/landscaping - PHASE 1B (2,289,600 with 3 pha | 2025 | 2027 | 500,000 | 500,000 |
| Roads | 300655 - Summersides Blvd secondary servicing/landscaping - PHASE 2 (2,289,600 with 3 phas | 2026 | 2028 | 763,200 | 763,200 |
| Roads | 300676 - Summersides Blvd secondary servicing/landscaping - PHASE 3 (2,289,600 with 3 phas | 2027 | 2029 | 763,200 | 763,200 |
| Roads | 300695 - Road Reconstruction - Lorimer St: Hurricane to South Limit | 2029 | 2031 | 630,000 | 630,000 |
| Roads | 301192 - Memorial Drive - Maple St to Cream St urbanize road section | 2034 | 2035 | 7,353,000 | 7,353,000 |
| Roads | 301193 - Memorial Drive - Maple St to Cream St sidewalks-south side | 2034 | 2035 | 900,000 | 900,000 |
| Roads | 301194 - Canboro Road - Garner Ave to Balfour St semi urbanize road section | 2027 | 2028 | 900,000 | 900,000 |
| Roads | 301195 - Canboro Road - Garner Ave to Balfour St traffic control-Maple Street | 2027 | 2028 | 230,000 | 230,000 |
| Roads | 301196 - Maple Street - Memorial St to Canboro Rd urbanize road section | 2034 | 2035 | 4,500,000 | 4,500,000 |
| Roads | 301197 - Canboro Road Urbanization | 2034 | 2035 | 4,000,000 | 4,000,000 |
| Roads | 301199 - Clare Ave urbanization | 2034 | 2035 | 2,340,000 | 2,340,000 |
| Roads | 301200 - Line Ave urbanization | 2034 | 2035 | 4,545,000 | 4,545,000 |
| Roads | 301201 - Haist Street urbanization | 2028 | 2032 | 990,000 | 990,000 |
| Wastewater | 700376 - Clare Ave new sani | 2034 | 2035 | 1,248,000 | 1,248,000 |
| Water | 700280 - Lorimer Street: Hurricane to South Limit, Watermain Replacement | 2029 | 2032 | 171,750 | 171,750 |
| Water | 700282 - Merritt: Pelham St to Line Ave, Watermain Replacement | 2027 | 2028 | 211,245 | 211,245 |
| Water | 700283 - Merritt Road Watermain replacement | 2027 | 2028 | 1,320,455 | 1,320,455 |
| Grand Total | | | | 35,527,850 | 35,632,850 |

| Rev V Expe | Exp | | | | |
|--------------------|--|---------------|----------|------------------------|-------------------|
| Sum Change | (Multiple Items) | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Facilities | 301117 - Rental Table & Chair Replacement (bi-annual program) | 2026 | 2025 | 10,000 | 20,000 |
| Facilities | 301145 - Rental Table & Chair Replacement (bi-annual program) | 2030 | 2029 | 10,000 | 10,000 |
| Facilities | 301166 - Rental Table & Chair Replacement (bi-annual program) | 2032 | 2031 | 10,000 | 10,000 |
| Fire | 200146 - Tanker 1 | 2032 | 2028 | 600,000 | 600,000 |
| Fleet | 300921 - Lawn Mower (Replaces unit 529 - 2015 John Deere X754) | 2026 | 2025 | 18,000 | 25,000 |
| Parks | 500216 - North Pelham Multi Purpose Court redevelopment | 2028 | 2025 | 70,000 | 400,000 |
| Parks | 500254 - Replace outdoor pool and electrical | 2026 | 2025 | 4,000,000 | 4,000,000 |
| Parks | 500261 - East Fenwick Parkland | 2033 | 2031 | 1,000,000 | 1,150,000 |
| Wastewater | 700191 - Welland Rd upgrade existing sewer from 200mm to 300 mm | 2033 | 2031 | 1,310,000 | 1,310,000 |
| Wastewater | 700195 - Hurricane Rd upgrade existing Station to Hwy 20 | 2033 | 2029 | 2,290,000 | 2,290,000 |
| Wastewater | 700246 - East Fenwick Secondary Plan upgrades - Part 1 of 4 | 2034 | 2030 | 1,929,000 | 1,929,000 |
| Wastewater | 700360 - Station Street sani upgrade (Port Robinson to Hwy 20) | 2028 | 2027 | 1,728,000 | 1,728,000 |
| Water | 700296 - Station Street Extension, Watermain Construction | 2028 | 2025 | 450,000 | 450,000 |
| Water | 700323 - East Fenwick Secondary Plan - proposed upgrades - Part 4 of 4 | 2034 | 2030 | 1,021,400 | 1,021,400 |
| Grand Total | | | | 14,446,400 | 14,943,400 |
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| Town of Pelham Exp | | | | | |
|--------------------|--|---------------|----------|------------------------|-------------------|
| Sum Change | (Multiple Items) | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Fleet | 300912 - 2018 Lease Payments-Heavy Duty Work Truck w landscape box(\$13908),SUV Fac(\$7416),SUV Building(\$7416) | 2025 | 0 | 28,740 | - |
| Fleet | 300913 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2025 | 0 | 32,000 | - |
| Fleet | 300914 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2025 | 0 | 25,550 | - |
| Fleet | 300917 - 2018 Lease Payments-Heavy Duty Work Truck w landscape box(\$13908),SUV Fac(\$7416),SUV Building(\$7416) | 2026 | 0 | 28,740 | - |
| Fleet | 300918 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2026 | 0 | 32,000 | - |
| Fleet | 300919 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2026 | 0 | 25,550 | - |
| Fleet | 300928 - 2018 Lease Payments-Heavy Duty Work Truck w landscape box(\$13908),SUV Fac(\$7416),SUV Building(\$7416) | 2027 | 0 | 28,740 | - |
| Fleet | 300929 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2027 | 0 | 32,000 | - |
| Fleet | 300930 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2027 | 0 | 25,550 | - |
| Fleet | 300934 - 2018 Lease Payments-Heavy Duty Work Truck w landscape box(\$13908),SUV Fac(\$7416),SUV Building(\$7416) | 2028 | 0 | 28,740 | - |
| Fleet | 300935 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2028 | 0 | 25,200 | - |
| Fleet | 300943 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2029 | 0 | 32,000 | - |
| Fleet | 300944 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2029 | 0 | 25,550 | - |
| Fleet | 300948 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2030 | 0 | 32,000 | - |
| Fleet | 300949 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2030 | 0 | 25,550 | - |
| Fleet | 300960 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2031 | 0 | 32,000 | - |
| Fleet | 300961 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2031 | 0 | 25,550 | - |
| Fleet | 300964 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2032 | 0 | 25,200 | - |
| Fleet | 300965 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2032 | 0 | 25,550 | - |
| Fleet | 300970 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2033 | 0 | 25,200 | - |
| Fleet | 300971 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2033 | 0 | 25,550 | - |
| Fleet | 300979 - Seasonal rental of summer fleet - 4 Seasonal Vehicles for use in Parks and Facilities (7 months) | 2034 | 0 | 25,200 | - |
| Fleet | 300980 - (2) Tractors w/plow & spreader (Replaced Truck 422-2003, 5 Tonne Sterling)-Rent 5 mth seasonal rent | 2034 | 0 | 25,550 | - |
| Parks | 500233 - Playground Turf Repair | 2025 | 0 | 12,000 | - |
| Parks | 500240 - Playground Turf Repair | 2026 | 0 | 12,000 | - |
| Parks | 500245 - Playground Turf Repair | 2027 | 0 | 5,000 | - |
| Parks | 500251 - Playground Turf Repair | 2028 | 0 | 5,000 | - |
| Parks | 500255 - Playground Turf Repair | 2029 | 0 | 5,000 | - |
| Roads | 300680 - Engineering | 2025 | 0 | 35,000 | - |
| Roads | 300696 - Engineering | 2026 | 0 | 35,000 | - |
| Roads | 300711 - Engineering | 2027 | 0 | 35,000 | - |
| Roads | 300729 - Engineering | 2028 | 0 | 35,000 | - |
| Roads | 300744 - Engineering | 2029 | 0 | 35,000 | - |
| Roads | 300757 - Engineering | 2030 | 0 | 35,000 | - |
| Roads | 300773 - Engineering | 2031 | 0 | 35,000 | - |
| Roads | 300788 - Engineering | 2032 | 0 | 35,000 | - |
| Roads | 300801 - Engineering | 2033 | 0 | 35,000 | - |
| Roads | 300814 - Engineering | 2034 | 0 | 35,000 | - |
| Grand Total | | | | 1,026,710 | - |

| Town of Pelham Exp | | | | | |
|-----------------------------|---|---------------|----------|------------------------|-------------------|
| Sum Change (Multiple Items) | | | | | |
| Department | Project Name Title | Original Year | New Year | Sum of Original Budget | Sum of New Budget |
| Other | 200172 - Training Vehicle 1 | 0 | 2026 | - | 75,000 |
| Other | 200173 - Fire Radio Equipment | 0 | 2034 | - | 750,000 |
| Other | 301217 - Welland: Canboro Rd to E of Balfour - Recons | 0 | 2031 | - | 2,800,000 |
| Other | 301218 - MCC Gym Maintenance | 0 | 2030 | - | 20,000 |
| Other | 301219 - MCC Gym Maintenance | 0 | 2035 | - | 25,000 |
| Other | 301220 - MCC Youth Activity Area | 0 | 2025 | - | 50,000 |
| Other | 301221 - MCC Building Condition Assessment | 0 | 2025 | - | 10,000 |
| Other | 301222 - OPTH Floors & Windows | 0 | 2026 | - | 55,000 |
| Other | 301223 - OPTH - Septic Replacement Design | 0 | 2025 | - | 25,000 |
| Other | 500519 - Playground Equipment - Kunda/Forest park | 0 | 2028 | - | 350,000 |
| Other | 500520 - Playground Equipment - Safron Meadows park | 0 | 2026 | - | 350,000 |
| Other | 500521 - East Fonthill Storm pond landscaping | 0 | 2025 | - | 150,000 |
| Other | 500523 - Parks LED light upgrade - Centennial Park Soccer # 1 | 0 | 2027 | - | 150,000 |
| Other | 500524 - Parks LED light upgrade - Centennial Park Pickleball Court | 0 | 2027 | - | 125,000 |
| Other | 500525 - Parks LED light upgrade - Centennial Park Tennis Court | 0 | 2026 | - | 190,000 |
| Other | 500526 - Parks LED light upgrade - Centennial Park Ball Diamond 1 | 0 | 2026 | - | 230,000 |
| Other | 500527 - Parks LED light upgrade - Centennial Park Ball Diamond 2 | 0 | 2027 | - | 180,000 |
| Other | 500528 - Parks LED light upgrade - Harold Black Park Soccer Field | 0 | 2026 | - | 150,000 |
| Other | 500529 - Parks LED light upgrade - Harold Black Park Ball Diamond # 1 | 0 | 2027 | - | 230,000 |
| Other | 500530 - Woodstream Park | 0 | 2027 | - | 250,000 |
| Other | 500531 - Cherry Ridge Mister | 0 | 2029 | - | 75,000 |
| Other | 700371 - Annual Watermain Replacement 2027 | 0 | 2027 | - | 490,000 |
| Other | 700372 - Annual Watermain Replacement 2028 | 0 | 2028 | - | 1,380,000 |
| Other | 700373 - Annual Watermain Replacement 2029 | 0 | 2029 | - | 236,000 |
| Other | 700378 - Maple St - Memorial Sanitary Design | 0 | 2025 | - | 250,000 |
| Other | 700379 - Annual Watermain Replacement 2030 | 0 | 2030 | - | 865,000 |
| Other | 700380 - Annual Watermain Replacement 2031 | 0 | 2031 | - | 1,215,000 |
| Other | 700381 - Annual Watermain Replacement 2032 | 0 | 2031 | - | 601,000 |
| Other | 700382 - Maple Street and Memorial Drive Sanitary Sewer Installation | 0 | 2026 | - | 3,500,000 |
| Grand Total | | | | - | 14,777,000 |

| | |
|--|-------------------------------------|
| Organization Name: <small>Joint Accessibility Advisory Committee of Lincoln, West Lincoln, Pelham, Thorold, NOTL, Grimsby and Port Colborne</small> | |
| Contact Name: <small>Donna Herrington</small> | |
| Address: [Redacted] | |
| City: [Redacted] | Postal Code: [Redacted] |
| Phone: [Redacted] | Email Address: [Redacted] |
| Proclamation Requested: <small>National AccessAbility Week</small> | |
| Date(s) of Proclamation: <small>May 26 - June 1, 2024</small> | |
| Purpose of Proclamation: <small>National AccessAbility Week is a week for Canadians to promote inclusion and accessibility in our communities and workplaces, and to celebrate our progress to be inspired to further break down accessibility barriers;</small> <hr/> <hr/> <hr/> | |
| Description of Organization <i>(Please provide a brief description. Additional information may be attached to this form)</i> JAAC supports its municipal partners in ensuring accessible communities are achieved and maintained. <hr/> <hr/> <hr/> | |
| Has the same or a similar proclamation been requested <input type="checkbox"/> Yes <input type="checkbox"/> No of the Town of Pelham Council in past years? | |
| You must provide the draft wording for your proclamation in order to receive an official signed proclamation from the Mayor. | |
| Personal information on this form is collected pursuant to the Municipal Freedom of Information and Protection of Privacy Act and will be used for the purpose of processing your request. Question about this collection should be directed to the Town Clerk, 20 Pelham Town Square, P.O. Box 400, Fonthill, ON, L0S 1E0, 905-892-2607 Ext. 315. | |
| Please complete and submit your completed form at least two weeks in advance of the occasion. | |
| Donna Herrington _____ Signature | May 2, 2024 _____ Date |

National AccessAbility Week May 26 – June 1, 2024

WHEREAS Section 133 of the *Accessible Canada Act, 2019*, indicates that throughout Canada, in each year, the week starting on the last Sunday in May is to be known as National AccessAbility Week;

AND WHEREAS National AccessAbility Week is a week for Canadians to promote inclusion and accessibility in our communities and workplaces, and to celebrate our progress to be inspired to further break down accessibility barriers;

AND WHEREAS Promoting accessibility creates a more inclusive society, fostering understanding and respect for the rights of all individuals, regardless of ability;

AND WHEREAS this year’s theme is “accessibility is within reach”;

AND WHEREAS over 15 percent of Ontarians live with some form of a disability, and many persons living with disabilities face barriers in areas of employment, information and technology, transportation, housing, education, and recreation;

AND WHEREAS we all benefit from a community and economy without barriers to inclusion, and when persons with disabilities can participate in all aspects of society, including accessing employment, resources and services, it enriches Canada and its economy;

AND WHEREAS the Town of Pelham is committed to creating a community where accessibility is within reach, providing inclusive environments, services and programming that are accessible and welcoming to its’ staff, residents, community members, and visitors.

THEREFORE, BE IT RESOLVED THAT the Corporation of the Town of Pelham does hereby proclaim May 26-June 1, 2024, as National AccessAbility Week.

DATED AT the Town of Pelham this 15th day of May, 2024.

Mayor Marvin Junkin
Town of Pelham

Treasury Board Secretariat
Emergency Management Ontario
25 Morton Shulman Avenue
Toronto ON M3M 0B1
Tel: 647-329-1200

Secrétariat du Conseil du Trésor
de la gestion des situations d'urgence
Ontario
25 Morton Shulman Avenue
Toronto ON M3M 0B1
Tél. : 647-329-1200



April 15, 2024

Town of Pelham

Dear Bob Lymburner - CEMC:

Emergency Management Ontario (EMO) is proud to support your efforts to deliver on our common mission to ensure Ontarians are safe, practiced and prepared before, during and after emergencies.

The Emergency Management and Civil Protection Act (EMCPA) requires each municipality to develop and implement an Emergency Management (EM) program that includes:

- Municipal hazard and identification risk assessment;
- Municipal critical infrastructure list;
- Municipal emergency plan;
- Program By-law;
- Annual Review;
- Annual training;
- Annual exercise;
- Public education program;
- An Emergency Operations Center;
- A Community Emergency Management Coordinator;
- An Emergency Management Program Committee;
- A Municipal Emergency Control Group (MECG) and;
- An Emergency Information Officer.

Emergency Management Ontario (EMO) assists municipalities by making available our Field Officers and other resources to provide advice and guidance, deliver training, participate in exercises, and other advisory services including annually advising municipalities on achieving their EMCPA requirements.

Thank you for sharing your EM program related information and the effort undertaken to do so. Upon review of the documentation submitted, EMO is pleased to advise that our assessment indicates that your municipality has satisfied all thirteen (13) program elements required under the EMCPA.

Congratulations on your municipality's efforts in meeting your EMCPA requirements in

2023.

You may also be interested in learning of the following information for further context:

- 412 of 444 municipalities sought EMO's advice on their progress to meet their EMCPA requirements in 2023, of which 405 were advised they appeared to satisfy their EMCPA requirements.
- Of the 7 municipalities who were advised they did not appear to meet all 13 program elements required under the EMCPA, the most prevalent reasons were:
 - Not designating an Emergency Information Officer;
 - CEMC did not complete training;
 - Not completing the annual MCEG training; and/or
 - Not completing an annual review of their EM program.

There is nothing more important than the safety and wellbeing of our families and loved ones, and the importance of ensuring that your municipality is as prepared as possible for any potential emergency cannot be understated.

Once again, EMO is here to assist municipalities in achieving their EMCPA requirements. For further information or if you have any questions or concerns about this letter, please contact our Field Officer assigned to your Sector; their contact information is below.

Name: Cameron Wilson

Email: cameron.n.wilson@ontario.ca

Phone: 647-760-6477

Sincerely,

Heather Levecque
Assistant Deputy Minister and Chief, Emergency Management
Treasury Board Secretariat

cc: Mayor Marvin Junkin

NOTICE OF THE ANNUAL GENERAL MEETING OF SHAREHOLDERS

PENINSULA WEST POWER INC.

NOTICE IS HEREBY GIVEN that the Annual General Meeting of Shareholders of **PENINSULA WEST POWER INC.** (the “Corporation”) will be held at the Township of West Lincoln Municipal Building on May 21, 2024 at 4:00 in the afternoon (local time). The purpose of the meeting is as follows:

1. To elect the following six nominees as directors of the Corporation:

CHERYL GANAAN
BOB HILDEBRANDT
KEVIN KER
ADAM RUSSELL
LYNN TIMMERS
JASON TROMBETTA

2. To approve the Corporation’s audited financial statements for the fiscal period ended December 31, 2023.
3. To appoint the auditors of the Corporation.
4. To ratify, sanction, approve and confirm the actions of the Board of Directors.
5. To transact such other business as may properly come before the Meeting.

DATED AT FONTHILL, ONTARIO, MAY 5, 2024.

BY ORDER OF THE BOARD OF DIRECTORS.

Brian Walker, President and Secretary-Treasurer

**Committee of Adjustment
Minutes**

Meeting #: 04-2024
Date: Tuesday, April 2, 2024
Time: 4:00 pm
Location: Town of Pelham Municipal Office - Council Chambers
20 Pelham Town Square, Fonthill

Members Present Brenda Stan
Don Rodbard
Isaiah Banach

Members Absent Colin McCann
John Cappa

Staff Present Sarah Leach
Andrew Edwards
Jodi Legros
Gimuel Ledesma

1. Attendance

Applicants, Agents and viewing members of the public via hybrid in-person and live-stream through the Town of Pelham YouTube Channel.

2. Call to Order, Declaration of Quorum and Introduction of Committee and Staff

Noting that a quorum was present, Chair Banach called the meeting to order at approximately 4:00 pm. The Chair read the opening remarks to inform those present on the meeting protocols and he introduced the hearing panel and members of staff present.

3. Land Recognition Statement

Ms. Sarah Leach, Secretary-Treasurer, recited the land recognition statement.

4. Approval of Agenda

Moved By Don Rodbard

Seconded By Brenda Stan

THAT the agenda for the April 02, 2024, Committee of Adjustment meeting be adopted, as circulated.

Carried

5. Disclosure of Pecuniary Interest and General Nature Thereof

There were no pecuniary interests disclosed by any of the members present.

6. Requests for Withdrawal or Adjournment

Ms. Leach stated the applicant for A4-2024P, 1313 Victoria Avenue, has requested deferral of one of the four requested variances:

- **Sections 3.1(c) On-Farm Diversified Uses** – *relating to front yard setback of 12 metres to a 40m² accessory structure related to an on-farm diversified use (covered tent), whereas on-farm diversified uses are not permitted in the required front yard*

7. Applications for Minor Variance

7.1 A4-2024P - 1313 Victoria Avenue

Purpose of the Application

Application for relief is made, to permit a mobile food truck as an On-farm Diversified Use that requires relief from the following section(s) of the Zoning By-law:

Section 3.2.2(a) On-Farm Diversified Uses - Requesting the on-farm diversified use be permitted notwithstanding the use is not directly related to the existing permitted agricultural use(s) on the lot and shall primarily serve the existing permitted agricultural use(s) on the lot and the existing permitted agricultural use(s) on surrounding lots in the area; and

Section 3.2.2(b) On-Farm Diversified Uses - Requesting the on-farm diversified use be permitted notwithstanding the product is not produced by, or derived from, the principal agricultural use(s) on the lot as the primary source of the majority of the product; and

Section 3.1(c) On-Farm Diversified Uses - Requesting a front yard setback of 14 metres to a 18m² accessory structure related to an on-farm

diversified use (food truck), whereas on-farm diversified uses are not permitted in the required front yard.

Representation

The Agents, Jesse Auspitz and Robert Smit, and the Applicants, Teresa and John Rusin were present.

Correspondence Received

1. Town of Pelham Planning
2. Town of Pelham Public Works
3. Town of Pelham Building
4. Niagara Region

Applicants Comments

The Chair stated the proposal complies with the Official Plan, reflects OMAFRA guidelines, is minor, and is desirable. The Chair asked how the intent and purpose of the Zoning By-law is being met. The Agent, Robert Smit, responded the intent of the on-farm diversified use provision is that the use be compatible with the agricultural use on the property while permitting flexibility for the owner to diversify their business.

Public Comments

Ms. Leach, Secretary-Treasurer indicated she checked the clerks@pelham.ca email address at 4:18 pm and confirmed no e-mails have been received with regard to the subject application. Ms. Leach indicated the public comment portion of the application could be closed. The Committee agreed to close the public portion of the meeting and deliberate.

Moved By Brenda Stan

Seconded By Don Rodbard

That the public portion of the meeting be closed.

Carried

Member Comments

A Member identified that the period of operation is between April and October and asked if this regulation was enforced through a site plan agreement. Town Planner, Andrew Edwards, confirmed.

The Chair indicated he would not vote on the matter.

Moved By Brenda Stan

Seconded By Don Rodbard

Application A4-2024P for relief of 3.2.2(a) On-Farm Diversified Uses - Requesting the on-farm diversified use be permitted notwithstanding the use is not directly related to the existing permitted agricultural use(s) on the lot and shall primarily serve the existing permitted agricultural use(s) on the lot and the existing permitted agricultural use(s) on surrounding lots in the area, is hereby: GRANTED

The above decision is based on the following reasons:

- 1. The variance is minor in nature as the OFDU is limited in area, is located on a portion of the site that is not actively farmed, is similar in character to the surrounding area, and is not anticipated to have negative impacts in terms of traffic and noise.**
- 2. The general purpose and intent of the Zoning By-Law is maintained.**
- 3. The intent of the Official Plan is maintained.**
- 4. The proposal is desirable for the appropriate development and/or use of the land because the use is not anticipated to be incompatible with the surrounding agricultural area, is not anticipated to cause adverse impacts in terms of traffic volumes, noise, or taking agricultural lands out of active production.**
- 5. This application is granted without prejudice to any other application in the Town of Pelham.**
- 6. The Committee of Adjustment considered the written and oral comments and agrees with the minor variance report analysis and recommendation that this application meets the Planning Act tests for minor variance.**

Application for relief of Section 3.2.2(b) On-Farm Diversified Uses - Requesting the on-farm diversified use be permitted notwithstanding

the product is not produced by, or derived from, the principal agricultural use(s) on the lot as the primary source of the majority of the product, is hereby: GRANTED

The above decision is based on the following reasons:

- 1. The variance is minor in nature as the OFDU is limited in area, is located on a portion of the site that is not actively farmed, is similar in character to the surrounding area, and is not anticipated to have negative impacts in terms of traffic and noise.**
- 2. The general purpose and intent of the Zoning By-Law is maintained.**
- 3. The intent of the Official Plan is maintained.**
- 4. The proposal is desirable for the appropriate development and/or use of the land because the use is not anticipated to be incompatible with the surrounding agricultural area, is not anticipated to cause adverse impacts in terms of traffic volumes, noise, or taking agricultural lands out of active production.**
- 5. This application is granted without prejudice to any other application in the Town of Pelham.**
- 6. The Committee of Adjustment considered the written and oral comments and agrees with the minor variance report analysis and recommendation that this application meets the Planning Act tests for minor variance.**

Application for relief of Section 3.1(c) On-Farm Diversified Uses - Requesting a front yard setback of 14 metres to a 18m2 accessory structure related to an on-farm diversified use (food truck), whereas on-farm diversified uses are not permitted in the required front yard, is hereby: GRANTED

The above decision is based on the following reasons:

- 1. The variance is minor in nature as the agricultural character of the neighbourhood is not anticipated to be impacted, the lot area remains available to handle stormwater runoff and has adequate area for the OFDU to function.**
- 2. The general purpose and intent of the Zoning By-Law is maintained.**
- 3. The intent of the Official Plan is maintained.**

4. **The proposal is desirable for the appropriate development and/or use of the land because the reduced setback will enable the proposed use to be located close to the street for visibility, however, maintaining a generous setback as to not affect sightlines and to alter the character of the surrounding agricultural area.**
5. **This application is granted without prejudice to any other application in the Town of Pelham.**
6. **The Committee of Adjustment considered the written and oral comments and agrees with the minor variance report analysis and recommendation that this application meets the Planning Act tests for minor variance.**

The above decisions are subject to the following conditions:

1. **To the Satisfaction of the Director of Community Planning and Development**
 1. **Apply for site plan approval and enter into a site plan agreement with the Town of Pelham.**

Carried

7.2 A5-2024P - 35 Philmori Boulevard

Purpose of the Application

Application for relief is made, to facilitate the construction of shed. The applicant seeks relief from the following section(s) of the Zoning By-law:

Section 3.1(c) "Accessory Uses, Buildings, and Structures" – to permit an exterior side yard setback of 1.2m whereas the By-law requires an exterior side yard setback of 3.0m.

Representation

Representation was not present.

Correspondence Received

1. Town of Pelham Planning
2. Town of Pelham Public Works
3. Town of Pelham Building

Applicants Comments

None.

Public Comments

Ms. Leach, Secretary-Treasurer indicated she checked the clerks@pelham.ca email address at 4:25 pm and confirmed no e-mails have been received with regard to the subject application. Ms. Leach indicated the public comment portion of the application could be closed. The Committee agreed to close the public portion of the meeting and deliberate.

Moved By Don Rodbard

Seconded By Brenda Stan

That the public portion of the meeting be closed.

Carried

Member Comments

A Member asked if the easement referenced is a drainage easement. Engineering Technologist, Gimuel Ledesma, confirmed.

Moved By Don Rodbard

Seconded By Brenda Stan

Application A5-2024P for relief of Section 3.1(c) “Accessory Uses, Buildings, and Structures” – to permit an exterior side yard setback of 1.2m whereas the By-law requires an exterior side yard setback of 3.0m, is hereby: GRANTED

The above decision is based on the following reasons:

- 1. The variance is minor in nature as the reduction to the setback is not anticipated to result in a negative impact on the adjacent uses or substantially remove any of the amenity space of the lot.**
- 2. The general purpose and intent of the Zoning By-Law is maintained.**
- 3. The intent of the Official Plan is maintained.**

4. **The proposal is desirable for the appropriate development and/or use of the land because it would allow for development of a pool and accessory structures associated with the pool on an existing lot.**
5. **This application is granted without prejudice to any other application in the Town of Pelham.**
6. **The Committee of Adjustment considered the written and oral comments and agrees with the minor variance report analysis and recommendation that this application meets the Planning Act tests for minor variance.**

The above decision is subject to the following conditions:

1. **To the Satisfaction of the Director of Community Planning and Development**
 1. **Obtain a Pool Permit from the Town's By-law Department**
2. **To the Satisfaction of the Director of Public Works**
 1. **Submit a comprehensive Lot Grading & Drainage Plan demonstrating that the drainage neither relies, nor negatively impacts neighbouring properties, to the satisfaction of the Director of Public Works, or designate.**
 2. **That the Applicant submit a written acknowledgment that the trees located within the rear yard easement will not impact the function of the rear yard swales and that there are no structures to be constructed in the easement along the rear lot line. Any future maintenance work required by the Town to maintain the easement could result in the removal of the trees and they will not be replaced.**

Carried

8. Applications for Consent

8.1 B7-2024P - 61 Port Robinson Road

Purpose of the Application

Application is made for consent to a partial discharge of mortgage and consent to convey 634.4 square metres of land (Part 1), for future construction of a semi-detached dwelling. Part 2 is to be retained for

continued residential use of the dwelling known municipally as 61 Port Robinson Road.

Representation

The Agent, Craig Rohe was present.

Correspondence Received

1. Town of Pelham Planning
2. Town of Pelham Public Works
3. Town of Pelham Building

Applicants Comments

Craig Rohe advised that a rezoning on the property was previously sought and secured. He stated it is the intention that the single detached dwelling remains on the remnant parcel at the time, with the potential for redevelopment in the future.

Public Comments

Shuai Dong expressed concern for water runoff and drainage. Mr. Rohe responded that a site servicing and grading plan is a condition of approval, which will demonstrate that flows can be accommodated. Mr. Rohe assured the grading plan would need to be approved by the Public Works department before building permit issuance.

Ms. Leach, Secretary-Treasurer indicated she checked the clerks@pelham.ca email address at 4:38 pm and confirmed no e-mails have been received with regard to the subject application. Ms. Leach indicated the public comment portion of the application could be closed. The Committee agreed to close the public portion of the meeting and deliberate.

Moved By Brenda Stan

Seconded By Don Rodbard

That the public portion of the meeting be closed.

Carried

Member Comments

The Chair acknowledged the neighbour's concerns and indicated the condition for a grading and drainage plan should satisfy concerns.

Moved By Brenda Stan

Seconded By Isaiah Banach

Application B7-2024P is made for consent to partial discharge of mortgage and consent to convey 634.4 square metres of land (Part 1), for future construction of a semi-detached dwelling. Part 2 is to be retained for continued residential use of the dwelling known municipally as 61 Port Robinson Road, is hereby:

The above decision is subject to the following conditions:

To the Satisfaction of the Director of Public Works

- 1. Town of Pelham Public Works Staff require that the applicant submit an overall lot grading and drainage plan to demonstrate that the drainage does not negatively impact nor rely on neighboring properties. The Plan shall show all proposed service connection locations.**
- 2. That the applicant confirm that no existing utilities currently cross the proposed new property line. Should any services cross this new property line, the applicant will be responsible for costs associated with their relocation and/or removal.**
- 3. A Construction of new or modification of existing driveways requires a Driveway Entrance Permit. This permit is obtained through the Public Works Department. All associated costs with this permit are the responsibility of the owner.**
- 4. Part 1 is to be individually serviced with its own sanitary and water connections. Installation of any services will require a Temporary Works Permit obtained through the Public Works Department. These works are to be completed prior to final consent and the applicant shall bear all costs associated with these works. Locate cards are to be provided to the Town once works are complete.**

To the Satisfaction of the Director of Community Planning & Development

- 1. A demolition permit approval is required for the existing detached garage on Part 1 and the site restored to the satisfaction of the Chief Building Official.**
- 2. Sign the Town of Pelham's standard "Memorandum of Understanding" explaining that development charges and**

cash-in-lieu of the dedication of land for park purposes are required prior to the issuance of a Building Permit.

To the Satisfaction of the Secretary-Treasurer

- 1. That the Secretary-Treasurer be provided with a registrable legal description of the subject parcel, together with a copy of the deposited reference plan, if applicable, for use in the issuance of the Certificate of Consent.**
- 2. That the final certification fee of \$436, payable to the Treasurer, Town of Pelham, be submitted to the Secretary-Treasurer. All costs associated with fulfilling conditions of consent shall be borne by the applicant.**

This decision is based on the following reasons:

- 1. The application conforms to the policies of the Town of Pelham Official Plan, Regional Policy Plan and Provincial Policy Statement, and complies with the Town's Zoning By-law.**
- 2. This Decision is rendered having regard to the provisions of Sections 51(24) and 51(25) of the Planning Act, R.S.O., as amended.**
- 3. The Committee of Adjustment considered all written and oral submissions and finds that, subject to the conditions of provisional consent, this application meets Planning Act criteria, is consistent with the Provincial Policy Statement and complies with the Growth Plan, the Niagara Region Official Plan and the Town Official Plan.**
- 4. The Owner agrees no demolition, grading or other soil disturbances shall take place on the subject land prior to the issuance of a Ministry of Citizen and Multiculturalism letter confirming that all archaeological resource concerns have been mitigated and meet licensing and resource conservation requirements.**
- 5. The Owner acknowledges the newly created lots are to be self-draining. The swale on the east property line of the new lot must be on private property, not on the property line.**
- 6. The Owner acknowledges the sump pump must discharge to grade, and not connect to the proposed RYCB.**

7. **The Owner acknowledges that water service for the existing house will need to be relocated to accommodate the proposed driveway, as the Town does not allow water services to be located under driveways.**

Carried

8.2 B4-2024P 201 Canboro Road - Part 1

Application B4-2024P and B5-2024P were considered concurrently.

Purpose of the Application

Application B4-2024P is made for consent to partial discharge of mortgage and consent to convey 380.9 square metres of land (Part 1), for future construction of a semi-detached dwelling unit. Part 3 is to be dedicated to the Town of Pelham for a road widening (no longer required). Part 4 is to be retained for continued residential use.

Application B5-2024P is made for consent to partial discharge of mortgage and consent to convey 348 square metres of land (Part 2), for future construction of a semi-detached dwelling. Part 3 is to be dedicated to the Town of Pelham for a road widening (no longer required). Part 4 is to be retained for continued residential use.

Representation

The Agent, William Heikoop was present.

Correspondence Received

1. Town of Pelham Planning
2. Town of Pelham Public Works
3. Town of Pelham Building
4. Niagara Region
5. NPCA

Applicants Comments

William Heikoop provided a brief presentation to further explain the proposal. A copy is available through the Secretary-Treasurer.

Mr. Heikoop expressed satisfaction with the majority of proposed conditions and asked the Committee to reconsider imposing the condition for the NPCA works permit.

Public Comments

Karen Buckley discussed Canada's climate goals and stated the woodlot at 201 Canboro Road supports the existing habitat and greenbelt. Ms. Buckley advised of a stipulation at the time of sale requiring that any changes not exceed the total area of the existing house. Ms. Buckley requested the past precedent of protecting the woodlot be upheld and asked if the total area is going to be changed from what is existing. The Chair clarified that the Committee's role in decision-making relies on assessing the Planning Act tests.

Sophie Buckley expressed the woodlot is a special place. She stated nature is important for both children and mental health. Sophie asked the Committee to consider the current and future children of Pelham.

Brian Young and Angela MacRae indicated the proposal appeared like too much intensification. Mr. Young and Ms. MacRae expressed concern for the maintenance of the private sewage system. They expressed further concern for traffic, speed, parking for visitors, and the safety of residents backing out of this development onto Canboro Road. Mr. Young asked what happens during snow clearing when the ditch becomes full, and identified that the culvert is not currently working properly. Mr. Young and Ms. MacRae expressed concern for stormwater runoff and drainage.

Nora Peat discussed her history with the property and the surrounding area. Ms. Peat agreed with the concerns expressed regarding traffic, parking, and safety. Ms. Peat expressed concern for stormwater runoff and drainage which would exacerbate existing issues and potentially lead to erosion. Ms. Peat discussed the threat of moral injury and gentrification. Ms. Peat asked about the change regarding the road widening and stated the proposal was poorly considered for the property.

The Chair asked why the road widening was no longer required. Engineering Technologist, Gimuel Ledesma, explained that the road was previously a regional road with road widening requirements.

The Chair asked if there is a restrictive covenant on title. The Agent, William Heikoop indicated he was not aware of any restrictive covenants and advised that any agreement would be subject to a civil matter outside of the Committee's purview. Mr. Heikoop advised that an environmental

impact study had been conducted and indicated several recommendations were made to ensure the applicant is not negatively impacting the woodlot feature.

Mr. Heikoop stated the geotechnical top-of-slope assessment indicated the slope was stable in the long term. Mr. Heikoop stated the proposed dwellings are closer to the road than the existing which increases the separation between the woodlot and the residential area. He assured the application does not fragment the feature.

Mr. Heikoop advised the dwellings will be serviced through a force main system. He discussed the requirement for a lot grading and drainage plan which should address drainage concerns and demonstrate that the development will maintain a similar drainage pattern. The Chair asked about the requirements for a force main once taken over by the municipality. Mr. Heikoop indicated it was a matter of maintenance.

With respect to traffic and driveway concerns, Mr. Heikoop stated that speed is an enforcement issue. Mr. Heikoop advised that the Zoning By-law parking requirements are met. He further advised that a driveway entrance permit and a new culvert are required to ensure that the flow of water isn't impeded. Concerning snow clearing, Mr. Heikoop indicated that while the Town deposits collected snow, there is a portion between the property line and the road that should accommodate additional snow if necessary.

A Member agreed that the location was not optimal for backing out of the driveway. Mr. Heikoop advised there are sufficient sightlines which should not be an issue if individuals are following the speed limit. Mr. Heikoop indicated alternatives are not visually desirable.

Mr. Heikoop explained the difference between what is permitted in the urban and rural boundaries, including service requirements and proposed use. Mr. Heikoop explained that the proposal could be brought forward through a site plan agreement but expressed desirability to obtain provisional approval through the consent process. He stated the dwellings are not meant to be luxury homes and are proposed to be between 800 and 1000 square feet.

Ms. Leach, Secretary-Treasurer indicated she checked the clerks@pelham.ca email address at 5:54 pm and confirmed no e-mails had been received with regard to the subject application. Ms. Leach indicated the public comment portion of the application could be closed.

The Committee agreed to close the public portion of the meeting and deliberate.

Moved By Brenda Stan
Seconded By Don Rodbard

That the public portion of the meeting be closed.

Carried

Member Comments

The Chair stated that the use and parking as proposed is permitted. He stated that the NPCA, Niagara Region, and Town have looked at all aspects of the proposal and there is no reason to doubt their conclusions. The Chair expressed the proposal appeared to satisfy the requirements of the Planning Act.

Moved By Brenda Stan
Seconded By Isaiah Banach

Application B4-2024P is made for consent to partial discharge of mortgage and consent to convey 380.9 square metres of land (Part 1), for future construction of a semi-detached dwelling unit. Part 3 is to be dedicated to the Town of Pelham for a road widening (no longer required). Part 4 is to be retained for continued residential use, is hereby: GRANTED

The above decision is subject to the following conditions:

To the Satisfaction of the Director of Public Works

- 1. That the Applicant confirm that no existing utilities currently cross the proposed new property line. Should any services cross this new property line, the applicant will be responsible for costs associated with their relocation and/or removal.**
- 2. That the Applicant submit an overall lot grading and drainage plan to demonstrate that the drainage does not negatively impact nor rely on neighboring properties.**

3. **2 units in the proposed Part 1 lot are to be individually serviced with its own sanitary and water connections if permitted. This work is to be done by the owner, at the owner's expense, and will require a Temporary Works Permit. Should these services cross property lines, Public Works will not support the consent to sever. These works are to be completed prior to consent and the applicant shall bear all costs associated with these works. Locate cards are to be provided to the Town once works are complete.**
4. **That the Applicant submit a Site Servicing Plan.**
5. **A Construction of new or modification of existing driveways requires a Driveway Entrance Permit. This permit is obtained through the Public Works Department. All associated costs with this permit are the responsibility of the owner.**

To the Satisfaction of the Director of Community Planning & Development

1. **That the Applicant sign the Town of Pelham's standard "Memorandum of Understanding" explaining that development charges and cash-in-lieu of the dedication of land for park purposes are required prior to the issuance of a Building Permit.**
2. **That the Applicant enter into a Development Agreement with the Town for Part 1, to ensure that all recommendations of the Environmental Impact Study (dated November 29, 2023) are implemented to the satisfaction of the Director of Community Planning and Development, including but not limited to:**
 - a. **That a Tree Preservation Plan (TPP) be prepared, to the satisfaction of Niagara Region, that indicates any trees that need to be removed to allow for the development of Part 1. The TPP should be prepared in accordance with the Region's Woodland Conservation By-law (By-law 20-79).**
 - b. **That the development agreement contain wording wherein the owner agrees to implement the approved Tree Preservation Plan, prior to construction.**
 - c. **Any necessary tree removal and demolition of the existing buildings or structures will take place between October 1 and April 30 to avoid the active season for bats. Should minor tree removal be required between May 1 and September 30, a qualified professional will complete an exit survey of suitable maternal roosting sites identified for removal a maximum of 24 hours before removal. The exit survey must make use of a bat**

detector and will occur for no less than the time period between sunset and 60 minutes after sunset. If an Endangered bat is identified during the survey, Ministry of the Environment, Conservation and Parks (MECP) should be contacted to obtain further direction prior to removal of the tree.

- d. If construction activities occur during the active bat season (i.e., May 1 and September 30), work will be restricted to daylight hours only and the use of artificial lighting will be avoided.**
- e. Any lighting incorporated into the final building designs should be directed downward (i.e., towards the ground) and/or away from the adjacent woodlot (i.e., directed eastward) to the extent practicable.**
- f. The removal of trees will be restricted to areas in direct conflict with the footprints of the proposed development features (e.g., residence, septic system, driveway, etc.) and grading, along with any hazardous trees in the immediate vicinity that pose an unacceptable risk to human life or property.**
- g. All necessary vegetation removal will be completed outside the primary bird nesting period (i.e., to be completed between September 1 and March 31). Should minor vegetation removal be proposed during the bird nesting period, a bird nesting survey will be undertaken to confirm the presence or absence of nesting birds or bird nests within or adjacent to the areas subject to vegetation clearance. The survey is to take place within 48 hours of vegetation removal.**
- h. Incorporation of Bird-Friendly Guidelines into the residence design such as those published in City of Toronto's "Best Practices for Bird-Friendly Glass" and "Best Practices for Effective Lighting" should be considered at detailed design.**
- i. Any Landscape Plans prepared as part of the development approval should incorporate species native to the local landscape.**
- j. That a light duty silt fence be installed at the limit of any excavation and grading to delineate the work area and help minimize impacts (e.g., sedimentation and accidental encroachment) to adjacent vegetation and that the silt fence be properly embedded (as per Ontario Provincial Standard Specification 805) into the ground to reduce any offsite movement of silt. The silt fence used should be one that does not**

include a mesh component, to avoid risk of entanglement of wildlife.

- k. That the contractor has a spill kit on site to minimize potential contamination from accidental spills. The equipment should be inspected for leaks and refueling be completed in accordance with best management practices and at least 30 m away from the woodland.
 - l. That continuous, permanent fencing be installed along the rear property line, adjacent to the Significant Woodland, to delineate property boundaries to limit potential encroachment into the woodland.
3. That the Applicant Enter into a Development Agreement with the Town for Part 4, to ensure that all recommendations of the Environmental Impact Study (dated November 29, 2023) are implemented to the satisfaction of the Director of Community Planning and Development, including but not limited to:
- a. That a Woodland Enhancement Plan be prepared, to the satisfaction of Niagara Region, for the area indicated on Figure 3 of the EIS. The Plan shall consist of a diversity of native tree and shrub plantings and incorporate wildlife habitat enhancement elements. Plantings of Pignut Hickory shall be incorporated into the Woodland Enhancement Plan
 - b. That a Tree Preservation Plan (TPP) be prepared, to the satisfaction of Niagara Region, that indicates any trees that need to be removed to allow for the development of Part 4. The TPP should be prepared in accordance with the
 - c. Region's Woodland Conservation By-law (By-law 20-79).
 - d. That the development agreement contain wording wherein the owner agrees to implement the approved Tree Preservation Plan and Woodland Enhancement Plan, prior to construction.
 - e. That tree protection fencing be installed surrounding the Eastern Flowering Dogwood at the time of construction to avoid incidental mechanical damage to the trunk, branches, or roots.
 - f. Any necessary tree removal and demolition of the existing buildings or structure will take place between October 1 and April 30 to avoid the active season for bats. Should minor tree removal be required between May 1 and September 30, a qualified professional will complete an exit survey of suitable maternal roosting sites identified for removal a maximum of 24 hours before removal. The exit survey must make use of a bat detector

and will occur for no less than the time period between sunset and 60 minutes after sunset. If an Endangered bat is identified during the survey, Ministry of the Environment, Conservation and Parks (MECP) should be contacted to obtain further direction prior to removal of the tree.

- g. If construction activities occur during the active bat season (i.e., May 1 and September 30), work will be restricted to daylight hours only and the use of artificial lighting will be avoided.
 - h. The removal of trees will be restricted to areas in direct conflict with the footprints of the proposed development features (e.g., residence, septic system, driveway, etc.) and grading, along with any hazardous trees in the immediate vicinity that pose an unacceptable risk to human life or property.
 - i. All necessary vegetation removal will be completed outside the primary bird nesting period (i.e., to be completed between September 1 and March 31). Should minor vegetation removal be proposed during the bird nesting period, a bird nesting survey will be undertaken to confirm the presence or absence of nesting birds or bird nests within or adjacent to the areas subject to vegetation clearance. The survey is to take place within 48 hours of vegetation removal.
 - j. Any Landscape Plans prepared as part of the development approval should incorporate species native to the local landscape.
 - k. That a light duty silt fence be installed at the limit of any excavation and grading to delineate the work area and help minimize impacts (e.g., sedimentation and accidental encroachment) to adjacent vegetation and that the silt fence be properly embedded (as per Ontario Provincial Standard Specification 805) into the ground to reduce any offsite movement of silt. The silt fence used should be one that does not include a mesh component, to avoid risk of entanglement of wildlife.
 - l. That the contractor has a spill kit on site to minimize potential contamination from accidental spills. The equipment should be inspected for leaks and refueling be completed in accordance with best management practices and at least 30 m away from the woodland
4. That the following archaeological advisory clause be inserted in the Development Agreement between the landowner and Town of Pelham:

“Should deeply buried archaeological remains/resources be found during construction activities, all activities impacting archaeological resources must cease immediately, and the proponent must notify the Archaeology Programs Unit of the Ministry of Citizenship and Multiculturalism (MCM) (416-212-8886) and contact a licensed archaeologist to carry out an archaeological assessment in accordance with the Ontario Heritage Act and the Standards and Guidelines for Consultant Archaeologists.

In the event that human remains are encountered during construction, all activities must cease immediately and the Niagara Regional police as well as the Cemeteries Regulation Unit of the Ministry of Public and Business Services Delivery (416-326-8800) must be contacted. In situations where human remains are associated with archaeological resources, the MCM should also be notified to ensure that the site is not subject to unlicensed alterations which would be a contravention of the Ontario Heritage Act.”

- 5. That final approval of all necessary zoning approvals be obtained for Part 1, through the approval of minor variance application A6-2024P.**

To the Satisfaction of the Secretary-Treasurer

- 1. That the Secretary-Treasurer be provided with a registrable legal description of the subject parcel, together with a copy of the deposited reference plan, if applicable, for use in the issuance of the Certificate of Consent.**
- 2. That the final certification fee of \$436, payable to the Treasurer, Town of Pelham, be submitted to the Secretary-Treasurer. All costs associated with fulfilling conditions of consent shall be borne by the applicant.**

This decision is based on the following reasons:

- 1. The application conforms to the policies of the Town of Pelham Official Plan, Regional Policy Plan and Provincial Policy Statement, and complies with the Town’s Zoning By-law.**
- 2. This Decision is rendered having regard to the provisions of Sections 51(24) and 51(25) of the Planning Act, R.S.O., as amended.**
- 3. The Committee of Adjustment considered all written and oral submissions and finds that, subject to the conditions of provisional consent, this application meets Planning Act criteria, is consistent**

with the Provincial Policy Statement and complies with the Growth Plan, the Niagara Region Official Plan and the Town Official Plan.

4. The Applicant is aware that no sideyard walkways that impede sideyard swales are permitted and that the Town does not allow any service connections for Part 4 as it is not within the urban boundary.
5. The Applicant is aware that any proposed development will require NPCA approval and possible work permits.

Carried

Moved By Brenda Stan

Seconded By Isaiah Banach

Application B5-2024P is made for consent to partial discharge of mortgage and consent to convey 348 square metres of land (Part 2), for future construction of a semi-detached dwelling. Part 3 is to be dedicated to the Town of Pelham for a road widening (no longer required). Part 4 is to be retained for continued residential use, is hereby: **GRANTED**

The above decision is subject to the following conditions:

To the Satisfaction of the Director of Public Works

1. That the Applicant confirm that no existing utilities currently cross the proposed new property line. Should any services cross this new property line, the applicant will be responsible for costs associated with their relocation and/or removal.
2. That the Applicant submit an overall lot grading and drainage plan to demonstrate that the drainage does not negatively impact nor rely on neighboring properties.
3. 2 units in the proposed Part 2 lot are to be individually serviced with its own sanitary and water connections if permitted. This work is to be done by the owner, at the owner's expense, and will require a Temporary Works Permit. Should these services cross property lines, Public Works will not support the consent to sever. These works are to be completed prior to consent and the applicant shall bear all costs associated with these works. Locate cards are to be provided to the Town once works are complete.

- 4. That the Applicant submit a Site Servicing Plan.**
- 5. A Construction of new or modification of existing driveways requires a Driveway Entrance Permit. This permit is obtained through the Public Works Department. All associated costs with this permit are the responsibility of the owner.**

To the Satisfaction of the Director of Community Planning & Development

- 1. That the Applicant sign the Town of Pelham's standard "Memorandum of Understanding" explaining that development charges and cash-in-lieu of the dedication of land for park purposes are required prior to the issuance of a Building Permit.**
- 2. Enter into a Development Agreement with the Town for Part 2, to ensure that all recommendations of the Environmental Impact Study (dated November 29, 2023) are implemented to the satisfaction of the Director of Community Planning and Development, including but not limited to:
 - a. That a Tree Preservation Plan (TPP) be prepared, to the satisfaction of Niagara Region, that indicates any trees that need to be removed to allow for the development of Part 2. The TPP should be prepared in accordance with the Region's Woodland Conservation By-law (By-law 20-79).**
 - b. That the development agreement contain wording wherein the owner agrees to implement the approved Tree Preservation Plan, prior to construction.**
 - c. Any necessary tree removal and demolition of the existing buildings or structures will take place between October 1 and April 30 to avoid the active season for bats. Should minor tree removal be required between May 1 and September 30, a qualified professional will complete an exit survey of suitable maternal roosting sites identified for removal a maximum of 24 hours before removal. The exit survey must make use of a bat detector and will occur for no less than the time period between sunset and 60 minutes after sunset. If an Endangered bat is identified during the survey, Ministry of the Environment, Conservation and Parks (MECP) should be contacted to obtain further direction prior to removal of the tree.****

- d. If construction activities occur during the active bat season (i.e., May 1 and September 30), work will be restricted to daylight hours only and the use of artificial lighting will be avoided.**
- e. Any lighting incorporated into the final building designs should be directed downward (i.e., towards the ground) and/or away from the adjacent woodlot (i.e., directed eastward) to the extent practicable.**
- f. The removal of trees will be restricted to areas in direct conflict with the footprints of the proposed development features (e.g., residence, septic system, driveway, etc.) and grading, along with any hazardous trees in the immediate vicinity that pose an unacceptable risk to human life or property.**
- g. All necessary vegetation removal will be completed outside the primary bird nesting period (i.e., to be completed between September 1 and March 31). Should minor vegetation removal be proposed during the bird nesting period, a bird nesting survey will be undertaken to confirm the presence or absence of nesting birds or bird nests within or adjacent to the areas subject to vegetation clearance. The survey is to take place within 48 hours of vegetation removal.**
- h. Incorporation of Bird-Friendly Guidelines into the residence design such as those published in City of Toronto's "Best Practices for Bird-Friendly Glass" and "Best Practices for Effective Lighting" should be considered at detailed design.**
- i. Any Landscape Plans prepared as part of the development approval should incorporate species native to the local landscape.**
- j. That a light duty silt fence be installed at the limit of any excavation and grading to delineate the work area and help minimize impacts (e.g., sedimentation and accidental encroachment) to adjacent vegetation and that the silt fence be properly embedded (as per Ontario Provincial Standard Specification 805) into the ground to reduce any offsite movement of silt. The silt fence used should be one that does not include a mesh component, to avoid risk of entanglement of wildlife.**
- k. That the contractor has a spill kit on site to minimize potential contamination from accidental spills. The equipment should be inspected for leaks and refueling be completed in accordance with best management practices and at least 30 m away from the woodland.**
- l. That continuous, permanent fencing be installed along the rear property line, adjacent to the Significant Woodland, to delineate**

property boundaries to limit potential encroachment into the woodland.

3. That the Applicant Enter into a Development Agreement with the Town for Part 4, to ensure that all recommendations of the Environmental Impact Study (dated November 29, 2023) are implemented to the satisfaction of the Director of Community Planning and Development, including but not limited to:
 - a. That a Woodland Enhancement Plan be prepared, to the satisfaction of Niagara Region, for the area indicated on Figure 3 of the EIS. The Plan shall consist of a diversity of native tree and shrub plantings and incorporate wildlife habitat enhancement elements. Plantings of Pignut Hickory shall be incorporated into the Woodland Enhancement Plan
 - b. That a Tree Preservation Plan (TPP) be prepared, to the satisfaction of Niagara Region, that indicates any trees that need to be removed to allow for the development of Part 4. The TPP should be prepared in accordance with the
 - c. Region's Woodland Conservation By-law (By-law 20-79).
 - d. That the development agreement contain wording wherein the owner agrees to implement the approved Tree Preservation Plan and Woodland Enhancement Plan, prior to construction.
 - e. That tree protection fencing be installed surrounding the Eastern Flowering Dogwood at the time of construction to avoid incidental mechanical damage to the trunk, branches, or roots.
 - f. Any necessary tree removal and demolition of the existing buildings or structure will take place between October 1 and April 30 to avoid the active season for bats. Should minor tree removal be required between May 1 and September 30, a qualified professional will complete an exit survey of suitable maternal roosting sites identified for removal a maximum of 24 hours before removal. The exit survey must make use of a bat detector and will occur for no less than the time period between sunset and 60 minutes after sunset. If an Endangered bat is identified during the survey, Ministry of the Environment, Conservation and Parks (MECP) should be contacted to obtain further direction prior to removal of the tree.
 - g. If construction activities occur during the active bat season (i.e., May 1 and September 30), work will be restricted to daylight hours only and the use of artificial lighting will be avoided.

- h. The removal of trees will be restricted to areas in direct conflict with the footprints of the proposed development features (e.g., residence, septic system, driveway, etc.) and grading, along with any hazardous trees in the immediate vicinity that pose an unacceptable risk to human life or property.**
 - i. All necessary vegetation removal will be completed outside the primary bird nesting period (i.e., to be completed between September 1 and March 31). Should minor vegetation removal be proposed during the bird nesting period, a bird nesting survey will be undertaken to confirm the presence or absence of nesting birds or bird nests within or adjacent to the areas subject to vegetation clearance. The survey is to take place within 48 hours of vegetation removal.**
 - j. Any Landscape Plans prepared as part of the development approval should incorporate species native to the local landscape.**
 - k. That a light duty silt fence be installed at the limit of any excavation and grading to delineate the work area and help minimize impacts (e.g., sedimentation and accidental encroachment) to adjacent vegetation and that the silt fence be properly embedded (as per Ontario Provincial Standard Specification 805) into the ground to reduce any offsite movement of silt. The silt fence used should be one that does not include a mesh component, to avoid risk of entanglement of wildlife.**
 - l. That the contractor has a spill kit on site to minimize potential contamination from accidental spills. The equipment should be inspected for leaks and refueling be completed in accordance with best management practices and at least 30 m away from the woodland**
- 4. That the following archaeological advisory clause be inserted in the Development Agreement between the landowner and Town of Pelham:**
- “Should deeply buried archaeological remains/resources be found during construction activities, all activities impacting archaeological resources must cease immediately, and the proponent must notify the Archaeology Programs Unit of the Ministry of Citizenship and Multiculturalism (MCM) (416-212-8886) and contact a licensed archaeologist to carry out an archaeological assessment in accordance with the Ontario Heritage Act and the Standards and Guidelines for Consultant Archaeologists.*”**

In the event that human remains are encountered during construction, all activities must cease immediately and the Niagara Regional police as well as the Cemeteries Regulation Unit of the Ministry of Public and Business Services Delivery (416-326-8800) must be contacted. In situations where human remains are associated with archaeological resources, the MCM should also be notified to ensure that the site is not subject to unlicensed alterations which would be a contravention of the Ontario Heritage Act.”

- 5. That final approval of all necessary zoning approvals be obtained for Part 2, through the approval of minor variance application A7-2024P.**

To the Satisfaction of the Secretary-Treasurer

- 1. That the Secretary-Treasurer be provided with a registrable legal description of the subject parcel, together with a copy of the deposited reference plan, if applicable, for use in the issuance of the Certificate of Consent.**
- 2. That the final certification fee of \$436, payable to the Treasurer, Town of Pelham, be submitted to the Secretary-Treasurer. All costs associated with fulfilling conditions of consent shall be borne by the applicant.**

This decision is based on the following reasons:

- 1. The application conforms to the policies of the Town of Pelham Official Plan, Regional Policy Plan and Provincial Policy Statement, and complies with the Town’s Zoning By-law.**
- 2. This Decision is rendered having regard to the provisions of Sections 51(24) and 51(25) of the Planning Act, R.S.O., as amended.**
- 3. The Committee of Adjustment considered all written and oral submissions and finds that, subject to the conditions of provisional consent, this application meets Planning Act criteria, is consistent with the Provincial Policy Statement and complies with the Growth Plan, the Niagara Region Official Plan and the Town Official Plan.**
- 4. The Applicant is aware that no sideyard walkways that impede sideyard swales are permitted and that the Town does not allow any service connections for Part 4 as it is not within the urban boundary.**
- 5. The Applicant is aware that any proposed development will require NPCA approval and possible work permits.**

8.3 B5-2024P - 201 Canboro Road - Part 2

File B5-2024P was heard concurrently with B4-2024P. See B4-2024P for minutes and decisions.

9. Applications for Minor Variance

Applications A6-2024P and A7-2024P were heard concurrently.

9.1 A6-2024P - 201 Canboro Road - Part 1

Purpose of the Application

Application A6-2024P for relief is made, to facilitate the construction of a semi-detached dwelling on Part 1 and to rectify zoning deficiencies as a result of a consent application B4-2024P. The applicant seeks relief from the following section(s) of the Zoning By-law: Section 6.2.3 (Semi-Detached Dwelling) “Minimum Rear Yard” – to permit a minimum rear yard setback of 5.75m whereas the By-law requires a minimum rear yard setback of 7.5m.

Application A7-2024P for relief is made, to facilitate the construction of a semi-detached dwelling on Part 2 and to rectify zoning deficiencies as a result of a consent application B5-2024P. The applicant seeks relief from the following section(s) of the Zoning By-law: Section 6.2.3 (Semi-Detached Dwelling) “Minimum Rear Yard” – to permit a minimum rear yard setback of 4.5m whereas the By-law requires a minimum rear yard setback of 7.5m.

Representation

The Agent, William Heikoop and the Applicant, Rocco DiPaola were present.

Correspondence Received

1. Town of Pelham Planning
2. Town of Pelham Public Works
3. Town of Pelham Building
4. Niagara Region
5. NPCA

Applicants Comments

Mr. Heikoop stated the proposal creates more rear yard amenity space than what exists. He advised no rear yard neighbours would be impacted. Mr. Heikoop indicated that it is likely the variance requests are solely for the pinch point and may considerably exceed what will be executed. Mr. Heikoop stated the proposal meets the four minor variance tests under the Planning Act.

Public Comments

Brian Young and Angela MacRae expressed concern regarding the installation of a fence that will prohibit access to the woodlot, as well as concerns regarding drainage and erosion. Mr. Young asked how many stories are proposed.

Nora Peat expressed concern with drainage and destabilizing the slope. Ms. Peat asked the acreage of Parts 1 and 2 and how many dwellings would be permitted. The Chair referred to the measurements as shown on the severance sketch and clarified what the Committee must consider as part of their decision-making. Ms. Peat stated the setback is insufficient.

Mr. Heikoop identified the requirement to install a chain link fence and protect the woodland from human disturbances. He indicated the geotechnical report addresses the concern regarding erosion, soil disturbance, and load-bearing capacities. Mr. Heikoop stated there is no finalized design but anticipates the dwellings to be 2-storey. Mr. Heikoop stated the proposed dwellings meet the minimum lot area requirement and the rear yard amenity area is greater than what currently exists.

The Chair asked why variances are requested without a finalized building design. Mr. Heikoop responded that the applicant did not want to invest in a building design without provisional consent and stated that visual appearance has no bearing on the decision.

The Committee recessed for 10 minutes.

Ms. Leach, Secretary-Treasurer indicated she checked the clerks@pelham.ca email address at 6:40 pm and confirmed no e-mails have been received with regard to the subject application. Ms. Leach indicated the public comment portion of the application could be closed. The Committee agreed to close the public portion of the meeting and deliberate.

Moved By Don Rodbard
Seconded By Brenda Stan

That the public portion of the meeting be closed.

Carried

Member Comments

The Chair acknowledged that while ideally plans would be provided to illustrate the development there appears to be no significant adverse impact.

Moved By Brenda Stan
Seconded By Isaiah Banach

Application A6-2024P for relief of Section 6.2.3 (Semi-Detached Dwelling) “Minimum Rear Yard” – to permit a minimum rear yard setback of 5.75m whereas the By-law requires a minimum rear yard setback of 7.5m, is hereby: GRANTED

The above decision is based on the following reasons:

- 1. The variance is minor in nature as a functional private amenity area is still maintained on the site.**
- 2. The general purpose and intent of the Zoning By-Law is maintained.**
- 3. The intent of the Official Plan is maintained.**
- 4. The proposal is desirable for the appropriate development and/or use of the land because as it is not anticipated to have a significant negative impact on the streetscape or adjacent properties and appropriate private amenity area will be maintained.**
- 5. This application is granted without prejudice to any other application in the Town of Pelham.**
- 6. The Committee of Adjustment considered the written and oral comments and agrees with the minor variance report analysis and recommendation that this application meets the Planning Act tests for minor variance.**

7. **The Applicant is aware that no sideyard walkways that impede sideyard swales are permitted and that the Town does not allow any service connections for Part 4 as it is not within the urban boundary.**

The above decision is subject to the following conditions:

1. **That all necessary building and demolition permits are obtained prior to construction commencing, to the satisfaction of the Chief Building Official.**

Prior to Building Permit:

1. **To the Satisfaction of the Director of Community Planning and Development**
 1. **That the approval of the minor variance is subject to Consent Files B4-2024P and B5-2024P obtaining final approval.**
2. **To the Satisfaction of the Director of Public Works**
 1. **That the Applicant submit a comprehensive lot grading and drainage plan demonstrating that stormwater runoff will not negatively impact nor rely upon neighboring properties, to the satisfaction of the Director of Public Works or his designate.**

Carried

Moved By Brenda Stan

Seconded By Isaiah Banach

Application A7-2024P for relief of Section 6.2.3 (Semi-Detached Dwelling) “Minimum Rear Yard” – to permit a minimum rear yard setback of 4.5m whereas the By-law requires a minimum rear yard setback of 7.5m, is hereby: GRANTED

The above decision is based on the following reasons:

1. **The variance is minor in nature as a functional private amenity area is still maintained on the site.**

2. **The general purpose and intent of the Zoning By-Law is maintained.**
3. **The intent of the Official Plan is maintained.**
4. **The proposal is desirable for the appropriate development and/or use of the land because as it is not anticipated to have a significant negative impact on the streetscape or adjacent properties and appropriate private amenity area will be maintained.**
5. **This application is granted without prejudice to any other application in the Town of Pelham.**
6. **The Committee of Adjustment considered the written and oral comments and agrees with the minor variance report analysis and recommendation that this application meets the Planning Act tests for minor variance.**
7. **The Applicant is aware that no sideyard walkways that impede sideyard swales are permitted and that the Town does not allow any service connections for Part 4 as it is not within the urban boundary.**

The above decision is subject to the following conditions:

1. **That all necessary building and demolition permits are obtained prior to construction commencing, to the satisfaction of the Chief Building Official.**

Prior to Building Permit:

1. **To the Satisfaction of the Director of Community Planning and Development**
 1. **That the approval of the minor variance is subject to Consent Files B4-2024P and B5-2024P obtaining final approval.**
2. **To the Satisfaction of the Director of Public Works**
 1. **That the Applicant submit a comprehensive lot grading and drainage plan demonstrating that stormwater runoff will not negatively impact nor rely upon neighboring properties, to the satisfaction of the Director of Public Works or his designate.**

Carried

9.2 A7-2024P - 201 Canboro Road - Part 2

File A7-2024P was heard concurrently with A6-2024P. See A6-2024P for minutes and decisions.

10. Minutes for Approval

Moved By Isaiah Banach

Seconded By Don Rodbard

THAT the Committee of Adjustment minutes dated January 8, 2024 and March 4, 2024, be approved.

Carried

11. Adjournment

The hearing was adjourned at 6:43 pm.

Moved By Don Rodbard

Seconded By Isaiah Banach

BE IT RESOLVED THAT this Meeting of the Committee of Adjustment be adjourned until the next regular meeting scheduled for May 6, 2024, at 4:00 p.m.

Carried



Isaiah Banach, Chair



Sarah Leach, Secretary-Treasurer

Subject: The Assumption of River Realty Estates Phase 2 Subdivision

Recommendation:

BE IT RESOLVED THAT Council receive Report #2024-0118, Assumption of River Realty Estates Phase 2 Subdivision, for information;

AND THAT Council assumes the municipal services in River Realty Estates Phase 2 Subdivision and opens the street within the subdivision as a 'public highway' by by-law in accordance with the subdivision Agreement.

Background:

River Realty Estates Phase 2 Subdivision is located on the eastern boundary of Fonthill, in the Town of Pelham. The site is located west of the residential lots on Lametti Drive, north of Port Robinson Road, east of Station Street and south of Summersides Boulevard.

The subdivision developer has satisfied its obligations concerning the conditions specified in the subdivision agreement and has now requested that the Town assume the subdivision. By-law #3458 (2014) and By-law #3459 (2014) cover the Subdivision Agreement.

Engineering drawings of the subdivision are attached as Appendix A for reference. The Developer of the subdivision has requested that the Town assume the subdivision as per the Subdivision Agreement, Section 17, and has submitted all necessary documentation required to support this.

Analysis:

River Realty Estates Phase 2 Subdivision was constructed by River Realty Development (1976) and has completed its maintenance period as of December 2023.

The Developer has recently requested the assumption after receiving confirmation that the maintenance period has concluded and has rectified all identified deficiencies.

The residential development consists of 38 single-family units, 28 street town units fronting Summersides Boulevard, and 16 condominium residential units within Block 47.

The primary and secondary services are complete, and the maintenance period has elapsed. As-built drawings for the development have been received. Holdback securities will be released upon Council's approval and assumption of the subdivision. The Developer has completed their obligations.

Financial Considerations:

None

Alternatives Reviewed:

None

Strategic Plan Relationship: Community Development and Growth

Assumption is the final step in the development process and will bring all the infrastructure under Town ownership.

Consultation:

Upper Canada Consultants were the engineering consultants for River Realty Estates Phase 2 Subdivision. The consultant has agreed that the works have been completed satisfactorily and recommends the assumption of the works.

Other Pertinent Reports/Attachments:

APPENDIX A - As-Constructed General Servicing Plan for River Realty Estates Phase 2 Subdivision.

Prepared by:

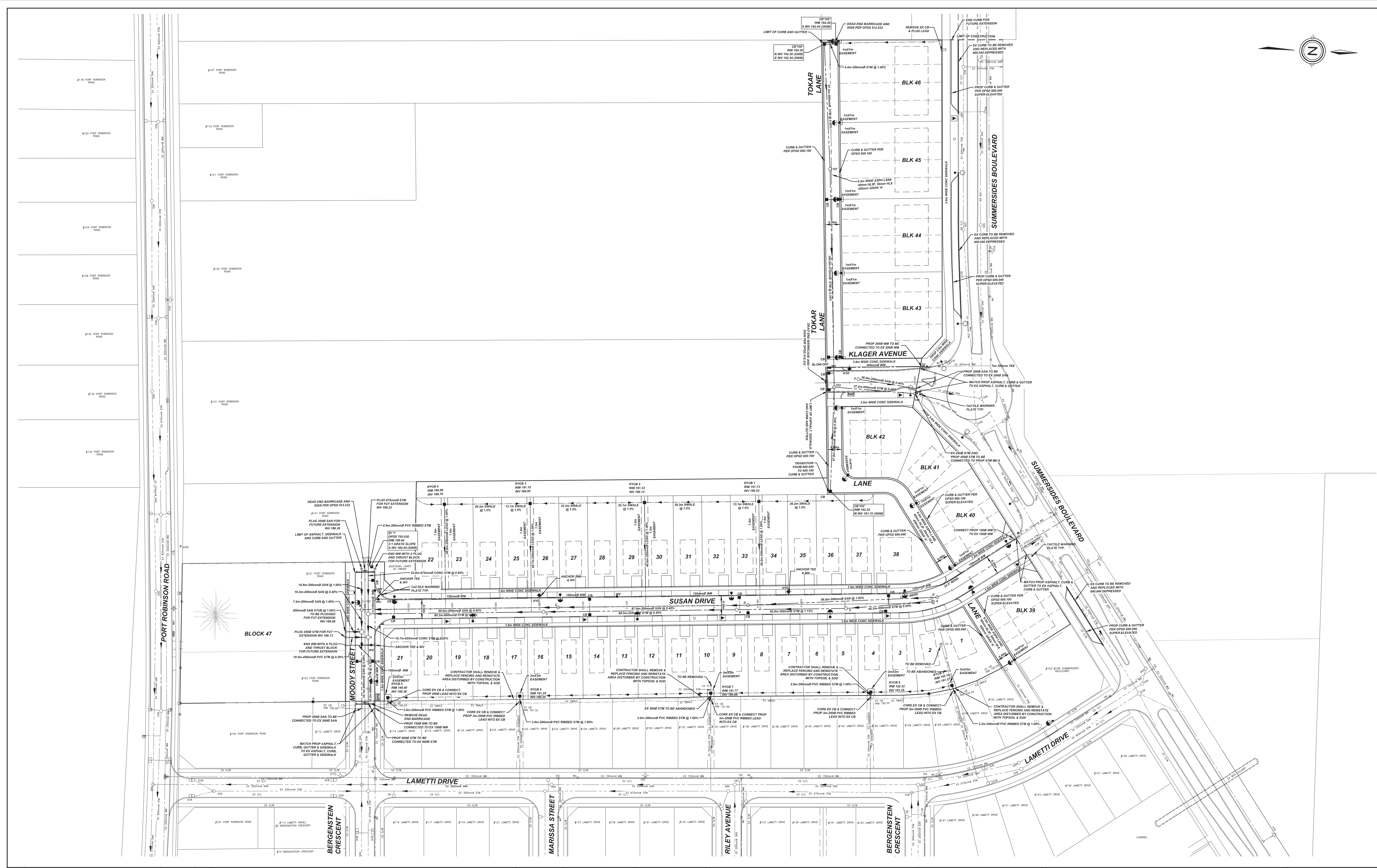
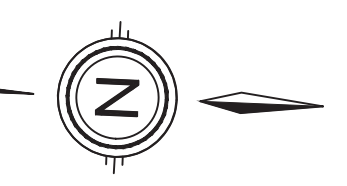
Gimuel Ledesma, C.E.T., RCJI
Engineering Technologist

Recommended by:

Jason Marr, P. Eng.
Director of Public Works

Prepared and Submitted by:

David Cribbs, BA, MA, JD, MPA
Chief Administrative Officer

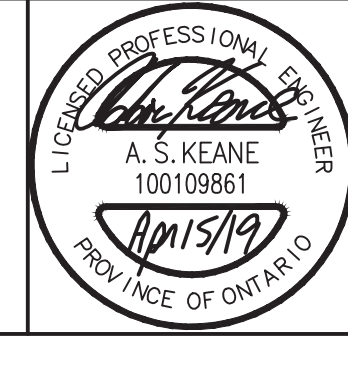


| # | REVISION | DATE | INIT |
|---|-------------------------------------|------------|------|
| 5 | ADDED RYCB'S | 2019-04-15 | TA |
| 4 | REVISED PER TOWN COMMENTS | 2019-04-01 | TA |
| 3 | REVISED PER MEETING WITH TOWN STAFF | 2019-03-21 | TA |
| 2 | ISSUED FOR TENDER | 2019-02-13 | TA |
| 1 | REVISED PER TOWN COMMENTS | 2019-02-07 | TA |
| 0 | ISSUED FOR APPROVAL | 2018-12-06 | AK |

NOTES/LEGEND

- THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWER AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND, WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED BEFORE STARTING WORK. THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.
- PROPERTY LINES WERE PLOTTED USING REGISTERED PLANS AND BARS LOCATED IN THE FIELD, TO VERIFY THE ACCURACY OF THESE PROPERTY LINES. A LEGAL SURVEY SHOULD BE PERFORMED PRIOR TO CONSTRUCTION.
- ALL CONSTRUCTION MUST COMPLY WITH THE NIAGARA PENINSULA STANDARD CONTRACT DOCUMENT.

DRAFTING TA
 DESIGN MH
 CHECKED BY AK
 APPROVED BY AK



Pelham NIAGARA

UPPER CANADA CONSULTANTS
 ENGINEERS & ARCHITECTS

30 HANOVER DRIVE
 UNIT #2
 ST. CATHARINES, ON
 L7M 1A3
 PHONE: (905)888-9400
 FAX: (905)888-5274

OWNER
RIVER REALTY DEVELOPMENT (1976) INC.
 6265 MORRISON STREET
 NIAGARA FALLS, ON
 L2E 7H1

RIVER ESTATES PHASE 2 GENERAL SERVICES PLAN

| | | | |
|---------------------|------------|------------|---------|
| CONSULTANT FILE No. | DATE | PRINTED | SCALE |
| | 2019-04-15 | 2019-04-15 | 1:750 m |
| REF. No. | DWG No. | REV. | |
| | 17131-GSP | 5 | |

Subject: Marlene Stewart Streit Park Hydro Meter Investigation

Recommendation:

BE IT RESOLVED THAT Council receive Report #2024-0121 Marlene Stewart Streit Park Hydro Meter Investigation, for information;

AND THAT Council direct staff to include a 2025 Capital Facilities Project in the amount of approximately \$7,400, required to reduce the number of hydro accounts from two to one, for 55 Park Lane, and 33 Park Lane Facilities.

Background:

At its regular meeting of March 27, 2024, Council endorsed the following motion:

BE IT RESOLVED THAT Council direct staff to prepare a comprehensive staff report examining the five electricity meters within Marlene Stewart Streit Park, focusing on consolidation/reduction of the number of electricity accounts and related services;

AND THAT Staff address the potential implications of such consolidation/reduction on the IT capital project 05-24 Video Surveillance Upgrade at Marlene Stewart Streit Park;

AND THAT Staff report back to Council in Q2 of 2024

This report provides Council with the investigation results of the five electricity meters within Marlene Stewart Streit Park and the potential costs and savings realized through consolidation or reduction.

Analysis:

Marlene Stewart Streit Park (MSSP) is located on Park Lane, which is 30m west of Pelham Street along Regional Road 20. MSSP is a large Community Park with several amenities including, a skateboard park (former baseball diamond), splash pad (former outdoor hockey rink), a picnic pavilion, play structure, community pool, pool building which includes public washrooms, changerooms, and storage, and a Public Works storage facility.

The Public Works Storage Building (33 Park Lane) was once shared with Fonthill Hydro and later Niagara Peninsula Energy. Due to the cooperative use of this building, there was a necessity to attribute the use and cost of energy to the two co-habitants. As such this building has two separate electrical systems, meters, and accounts being 109507-00 and 109711-01. The building is used for equipment and part storage susceptible to freezing, and a small work area is utilized by the Facilities division under Public Works.

The Pool Building (55 Park Lane) has two separate electrical systems and meters. One measures the amount of electricity used by the pool building and the operation of the splash pad. The other is a legacy meter that was used historically to bill local sports leagues to illuminate the former baseball diamond.

The fifth electricity meter is located in the Pool Filter Room and is used to power the systems related directly to the operation of the pool.

Conceivably, one meter may be removed from both the Public Works Storage Building and the Pool Building. Preliminary quotes received to complete this work including the installation of new meter sockets and internal panel replacement and related wiring are in the range of \$6,400 and \$7,400.

There are no implications on the IT capital project 05-24 Video Surveillance Upgrade through the consolidation/reduction of electricity meters at MSSP.

Financial Considerations:

MSSP is within Niagara Peninsula Energy's (NPE) service area. NPE charges a fixed amount per account that is included in the "Delivery Fee" line of the bill along with a variable charge depending on consumption.

While NPE does not provide specifics on the fixed portion, staff believe it to be \$47.15 based on accounts with no monthly consumption. Removing two accounts will result in a monthly savings of \$94.30 and an annual savings of \$1,131.60 or a return on investment of 5.5 to 6.5 years.

Alternatives Reviewed:

Staff investigated further reduction of electricity meters and accounts including consolidating the Pool Building and Pool Filter Room however it quickly became apparent that the cost of completing this, compared to the potential fixed rate savings was simply not feasible.

Strategic Plan Relationship: Financial Health

Through the consolidation or reduction of two electricity meters with a onetime capital cost of \$7,400 will result in annual savings of \$1,131.60.

Consultation:

The Town of Pelham Facilities Technician, Accounts Payable Clerk, Niagara Peninsula Energy and Pelham Utility Sustainability Working Group were consulted in the authoring of this report.

Other Pertinent Reports/Attachments:

There are no other pertinent reports or attachments.

Prepared and Recommended by:

Ryan Cook, Dipl.M.M., CRS
Manager of Public Works

Jason Marr, P. Eng.
Director of Public Works

Prepared and Submitted by:

David Cribbs, BA, MA, JD, MPA
Chief Administrative Officer



The Corporation of the Town of Pelham

By-law No. 30-2024

Being a By-law to assume the subdivision known as River Realty Estates Phase 2 and to designate the streets as shown on Registered Plan of Subdivision 59M-471 as public highway and to name the street accordingly.

WHEREAS section 8 of the *Municipal Act, 2001*, S.O. 2001, c. 25 ("*Municipal Act, 2001*" or "the statute") provides that the powers of a municipality under the statute or any other Act shall be interpreted broadly so as to confer broad authority to enable the municipality to govern its affairs as it considers appropriate and to enhance the municipality's ability to respond to municipal issues;

AND WHEREAS section 9 of the *Municipal Act, 2001* provides that a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under the statute or any other Act;

AND WHEREAS by By-law #3458(2014) and By-Law #3459(2014), the Council of the Corporation of the Town of Pelham entered into a Subdivision Agreement with River Realty Corporation (1976) with respect to the lands and development known as River Realty Estates Phase 2

AND WHEREAS all of the terms and conditions under the said subdivision agreement have been met;

AND WHEREAS the Council of the Corporation of the Town of Pelham deems it desirable to assume the River Realty Estates Phase 2 subdivision which is situated in the Town of Pelham;

AND WHEREAS the Council of the Corporation of the Town of Pelham deems it desirable and necessary to designate, as public highways, the lands as shown on Registered Plan 59M-471 known as River Realty Estates Phase 2;

NOW THEREFORE the Council of the Corporation of the Town of Pelham enacts as follows:

- 1. THAT** all services pursuant to the River Realty Estates Phase 2 Subdivision are hereby accepted by the Town and the Town hereby assumes the said subdivision for municipal purposes, the said subdivision being described in Schedule "A" attached hereto.
- 2. THAT** the roads and/or streets as shown on Registered Plan 59M-471 known as River Realty Estates Phase 2, be dedicated for the use of the public as a public highways and that the public highways be named "Tokar Lane" and "Susan Drive".

3. Effective Date

- 3.1. This By-law shall come into force on the date that it is enacted.

Read, enacted, signed and sealed this 15th day of May, 2024.

Marvin Junkin, Mayor

William Tigert, Town Clerk

Schedule "A" to By-law 06-2023

River Realty Estates Phase 2 – consisting 38 single family units, 28 street town units fronting Summersides Boulevard and 16 condominium residential units within Block 47, and two public streets being Tokar Lane and Susan Drive according to one plan deposited in the land registry office (No. 59) Land Titles Division of Niagara South Registered Plans 59M-471.



The Corporation of the Town of Pelham

By-law No. 31-2024

Being a By-law to exempt Blocks 144, 145, 147, Part Block 160, 59M-505 designated as Parts 1 to 5, both inclusive, 59R-17886, Part Block 163, 59M-505, designated as Parts 1 to 6, both inclusive, 59R-17917, municipally known as 104, 106, 108, 110, 116, and 118 Acacia Road, 44, 46, 48, 50, and 52 Samuel Avenue, and 15, 17, 19, 21, and 23 Saffron Way, from Part Lot Control.

**Saffron Meadows Phase 3 (Mountainview Building Group)
File No. PLC-02-2024**

WHEREAS the Council of the Corporation of the Town of Pelham deems that the lands described in Section 1 of this by-law should be exempted from the provisions of Section 50 (5) of the *Planning Act* since such lands are to be used for street townhouse and semi-detached dwelling units as permitted by Zoning By-law No. 4481 (2022), as amended.

NOW THEREFORE the Council of the Corporation of the Town of Pelham enacts as follows:

1. **THAT** the provisions of Section 50 (5) of the *Planning Act, R.S.O. 1990, c.P.13* as amended shall not apply to the lands described as follows:
 - (a) Block 144 on Plan 59M-505, being Parts 1, 2, and 3 on Reference Plan 59R-17901, for the purpose of creating two (2) lots for semi-detached dwelling units as follows:
 1. Part 1 on Reference Plan 59R-17901; and,
 2. Parts 2 and 3 on Reference Plan 59R-17901.
 - (b) Block 145 on Plan 59M-505, being Parts 1, 2, and 3 on Reference Plan 59R-17889, for the purpose of creating two (2) lots for semi-detached dwelling units as follows:
 1. Parts 1 and 2 on Reference Plan 59R-17889; and,
 2. Part 3 on Reference Plan 59R-17889.
 - (c) Block 147 on Plan 59M-505, being Parts 1, 2, 3, and 4 on Reference Plan 59R-17987, for the purpose of creating two (2) lots for semi-detached dwelling units as follows:
 1. Parts 1 and 2 on Reference Plan 59R-17987; and,
 2. Parts 3 and 4 on Reference Plan 59R-17987.
 - (d) Part Block 160 on Plan 59M-505, designated as Parts 1, 2, 3, 4, and 5 on Reference Plan 59R-17886, for the purpose of creating five (5) lots for street townhouse dwelling units as follows:
 1. Part 1 on Reference Plan 59R-17886.

2. Part 2 on Reference Plan 59R-17886;
3. Part 3 on Reference Plan 59R-17886;
4. Part 4 on Reference Plan 59R-17886; and,
5. Part 5 on Reference Plan 59R-17886.

(e) Part Block 163 on Plan 59M-505, designated as Parts 1, 2, 3, 4, 5, and 6 on Reference Plan 59R-17917, for the purpose of creating five (5) lots for street townhouse dwelling units as follows:

1. Parts 1 and 2 on Reference Plan 59R-17917;
2. Part 3 on Reference Plan 59R-17917;
3. Part 4 on Reference Plan 59R-17917;
4. Part 5 on Reference Plan 59R-17917; and,
5. Part 6 on Reference Plan 59R-17917.

2. **THAT** in accordance with Section 50 (7.3) of the *Planning Act, R.S.O, 1990, c.P, 13 as amended*, this By-law shall expire three (3) years from the date of the registration of this By-law in the Land Registry Office at which time Section 50 (5) of the *Planning Act R.S.O 1990* shall apply to those lands in the registered plan described in Section 1 of this By-law.

3. **THAT** upon final passage of this By-law, the Town Clerk shall cause this By-law to be registered in the local Land Registry Office.

Read, enacted, signed and sealed this 15th day of May, 2024.

Marvin Junkin, Mayor

William Tigert, Town Clerk



The Corporation of the Town of Pelham

By-law No. 32-2024

Being a by-law to appoint Jodi Legros as Deputy Clerk for the Corporation of the Town of Pelham.

WHEREAS subsection 228(2) of the *Municipal Act, 2001*, S.O. 2001, c. 25 ("*Municipal Act, 2001*") provides that a municipality may appoint a Deputy Clerk who has all the powers and duties of the Clerk under this and any other Act;

NOW THEREFORE the Council of the Corporation of the Town of Pelham enacts as follows:

1. Appointments

- 1.1 Jodi Legros be and is hereby appointed as Deputy Clerk, in the absence of the Town Clerk and Deputy Clerk, commencing on May 15, 2024, and ending on December 31, 2024.
- 1.2 During this appointment, Jodi Legros shall be authorized to exercise the duties of the Deputy Clerk as set out in the *Municipal Act, 2001*.

2. Effective Date

- 2.1 This By-law shall come into force on the date that it is enacted.

Read, enacted, signed and sealed this 15th day of May, 2024.

Marvin Junkin, Mayor

William Tigert, Town Clerk



The Corporation of the Town of Pelham

By-law No. 33-2024

Being a By-law to appoint Leeland Baker (Officer No. 326) as a By-law Enforcement Officer, Property Standards Officer, and Provincial Offences Officer for the Corporation of the Town of Pelham.

WHEREAS section 15(1) of the *Police Services Act*, R.S.O. 1990, c. P. 15 provides that a municipal council may appoint persons to enforce the by-law of the municipality who shall be peace officers for the purpose of enforcing municipal by-laws;

NOW THEREFORE the Council of the Corporation of the Town of Pelham enacts as follows:

1. Appointment

- 1.1. Leeland Baker is hereby appointed as Municipal By-law Enforcement Officer, Property Standards Officer and Provincial Offences Officer for the Corporation of the Town of Pelham.
- 1.2. As a Municipal By-law Enforcement Officer, Property Standards Officer and Provincial Offences Officer, Leeland Baker shall be authorized and responsible for the enforcement of all by-laws passed by the Council of the Corporation of the Town of Pelham.

2. Repeal and Enactment

- 2.1. By-law 33-2023 is hereby repealed and replaced.

3. Effective Date

- 3.1. This By-law shall come into force on the date that it is enacted.

Read, enacted, signed and sealed this 15th day of May, 2024.

Marvin Junkin, Mayor

William Tigert, Town Clerk



The Corporation of the Town of Pelham

By-law No. 35-2024

Being a by-law to adopt, ratify and confirm the actions of the Council at its regular meeting held on the 15th day of May 2024.

WHEREAS section 5(3) of the *Municipal Act, 2001*, S.O. 2001, c. 25 ("*Municipal Act, 2001*" or "the statute") provides that, unless otherwise authorized, the powers of Council shall be exercised by by-law;

AND WHEREAS it is deemed desirable and expedient that the actions of the Council as herein set forth be adopted, ratified and confirmed by by-law;

NOW THEREFORE the Council of the Corporation of the Town of Pelham enacts as Follows:

1. (a) The actions of the Council at its meeting held on the 15th day of May, 2024, including all resolutions or motions approved, are hereby adopted, ratified and confirmed as if they were expressly embodied in this by-law.

(b) The above-mentioned actions shall not include:
 - i. any actions required by-law to be taken by resolution; or
 - ii. any actions for which prior Ontario Municipal Board approval is required, until such approval is obtained.
2. The Mayor and proper officials of the Corporation of the Town of Pelham are hereby authorized and directed to do all things necessary to give effect to the above-mentioned actions and to obtain approvals where required.
3. Unless otherwise provided, the Mayor and Clerk are hereby authorized and directed to execute and the Clerk to affix the seal of the Corporation of the Town of Pelham to all documents necessary to give effect to the above-mentioned actions.
4. This By-law shall come into force on the date that it is enacted.

Read, enacted, signed and sealed this 15th day of May 2024.

Marvin Junkin, Mayor

William Tigert, Town Clerk