

SPECIAL CITY COUNCIL AGENDA

Special City Council Meeting
Tuesday, March 20, 2018
Tom Davies Square

MAYOR BRIAN BIGGER, CHAIR

3:00 p.m. CLOSED SESSION, COMMITTEE ROOM C-12

4:00 p.m. OPEN SESSION, COUNCIL CHAMBER

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ROLL CALL

Resolution to move to Closed Session to deal with Two (2) Labour Relations or Employee Negotiations Matters on the agenda, the first regarding negotiations with CLAC, Local 920 and the second regarding labour relations matters in the Community Safety Department, in accordance with the Municipal Act, 2001, s. 239(2)(d).

(RESOLUTION PREPARED)

RECESS

MOMENT OF SILENT REFLECTION

ROLL CALL

DECLARATIONS OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF

MATTERS ARISING FROM THE CLOSED MEETING

Deputy Mayor Sizer will rise and report on any matters discussed during the Closed Session.
Council will then consider any resolutions emanating from the Closed Session.

MATTERS ARISING FROM THE PLANNING COMMITTEE

March 5, 2018

Council will consider, by way of one resolution, resolutions PL2018-36 to PL2018-39 and PL2018-40 to PL2018-42, all of which are found at <http://agendasonline.greatersudbury.ca/?pg=agenda&action=navigator&id=1219&itemid=rec>. Any questions regarding the resolutions should be directed to Councillor McIntosh, Chair, Planning Committee.

(RESOLUTION PREPARED)

ADOPTING, APPROVING OR RECEIVING ITEMS IN THE CONSENT AGENDA

(RESOLUTION PREPARED FOR ITEMS C-1 TO C-4)

CONSENT AGENDA

(For the purpose of convenience and for expediting meetings, matters of business of repetitive or routine nature are included in the Consent Agenda, and all such matters of business contained in the Consent Agenda are voted on collectively.

A particular matter of business may be singled out from the Consent Agenda for debate or for a separate vote upon the request of any Councillor. In the case of a separate vote, the excluded matter of business is severed from the Consent Agenda, and only the remaining matters of business contained in the Consent Agenda are voted on collectively.

Each and every matter of business contained in the Consent Agenda is recorded separately in the minutes of the meeting.)

MINUTES

- C-1. Planning Committee Minutes of February 12, 2018
(RESOLUTION PREPARED - MINUTES ADOPTED)

11 - 24

C-2.	City Council Minutes of February 13, 2018 (RESOLUTION PREPARED - MINUTES ADOPTED)	25 - 36
C-3.	Special City Council Minutes of February 21, 2018 (RESOLUTION PREPARED - MINUTES ADOPTED)	37 - 39
C-4.	Planning Committee Minutes of February 26, 2018 (RESOLUTION PREPARED - MINUTES ADOPTED)	40 - 50

CORRESPONDENCE FOR INFORMATION ONLY

C-5.	Report dated March 1, 2018 from the General Manager of Corporate Services regarding By-laws 87-340 and 87-341 Requiring Owners to Connect Water and Wastewater Works 2018 Exemption Amount. (FOR INFORMATION ONLY) (This report updates the level of financial exemption for mandatory connections to water and wastewater systems in accordance with policy.)	51 - 52
C-6.	Report dated March 2, 2018 from the General Manager of Growth and Infrastructure regarding 2017 Water Works Summary Report. (FOR INFORMATION ONLY) (This report provides a summary of the Ministry of the Environment and Climate Control (MOECC) inspection results for all water systems operated in the CGS.)	53 - 100

REGULAR AGENDA

MANAGERS' REPORTS

R-1.	Report dated March 2, 2018 from the General Manager of Growth and Infrastructure regarding Development Charges Rebate Program. (RESOLUTION PREPARED) (The Ontario Ministry of Housing is requesting Expressions of Interest in the Development Charges Rebate Rebate Program which is aimed at increasing the supply of purpose-built rental housing. A Council resolution is required to support to the submission of an Expression of Interest in accordance with the program guidelines.)	101 - 134
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BY-LAWS

Draft by-laws are available for viewing by members of the public in the Clerk's Services Department on the day of the meeting. Approved by-laws are publically posted with the meeting agenda on the day after passage.

- 2018-43 A By-law of the City of Greater Sudbury to Confirm the Proceedings of Council at its Meeting of February 21st, 2018
- 2018-44 A By-law of the City of Greater Sudbury to Confirm the Proceedings of Council at its Meeting of March 20th, 2018
- 2018-45 A By-Law of the City of Greater Sudbury to Establish a Water and Wastewater Policy and Water and Wastewater Rates and Charges in General and for Special Projects
- (This by-law implements the 2018 water and wastewater charges replacing By-law 2018-2, to correct a clerical error.)
- 2018-46 A By-law of the City of Greater Sudbury to Authorize the Payment of Grants from the Healthy Community Initiative Fund, Wards 1, 2, 3, 4, 5, 6, 9, 11 and 12
- City Council Resolution #CC2018-40
- (This by-law authorizes grants funded through the Healthy Community Initiative Fund for Wards 1, 2, 3, 4, 5, 6, 9, 11 and 12.)
- 2018-47 A By-law of the City of Greater Sudbury to Amend By-law 2017-2 being a By-law of the City of Greater Sudbury Respecting the Appointment of Officials of the City
- (This by-law updates certain appointments to reflect staff changes.)
- 2017-48 A By-law of the City of Greater Sudbury to Authorize the Sale of 4614 Desmarais Road in Val Therese Described as PIN 73504-2278(LT) and Part of PIN 73504-1661(LT), being Part 1 on Plan SR-2975 to 2541528 Ontario Limited
- Planning Committee Resolution #PL2018-29
- 2018-49Z A By-law of the City of Greater Sudbury to Amend By-law 2010-100Z being the Comprehensive Zoning By-law for the City of Greater Sudbury
- Planning Committee Resolution #PL2018-26
- (This by-law does not rezone the subject property. Pursuant to Section 39 of the Planning Act, Council has approved a temporary use by-law in order to permit a motion picture staging and equipment rental company - Nickel District Conservation Authority, 828 Beatrice Crescent, Sudbury.)
- 2018-50Z A By-law of the City of Greater Sudbury to Amend By-law 2010-100Z being the Comprehensive Zoning By-law for the City of Greater Sudbury
- Planning Committee Resolution #PL2017-52
- (This by-law rezones the subject property to "RS(4)", Rural Shoreline Special in order to permit seasonal dwellings with an enhanced shoreline buffer area on Whitson Lake - James Muir, Charity Muir and Sean Goodwin, 370-405 Fire Road 3, Val Caron.)
- 2018-51Z A By-law of the City of Greater Sudbury to Amend By-law 2010-100Z being the Comprehensive Zoning By-law for the City of Greater Sudbury
- Planning Committee Resolution #PL2018-19
- (This by-law rezones the subject lands from "R1-5", Low Density Residential One

to "R3(65)", Medium Density Residential Special to permit six (6) dwelling units, four in the former church building and two in the former rectory - Huu Nguyen Tran, 1815 & 1821 Paris Street, Sudbury.)

ADDENDUM

CIVIC PETITIONS

QUESTION PERIOD AND ANNOUNCEMENTS

NOTICE OF MOTION

ADJOURNMENT



RÉUNIONS EXTRAORDINAIRES DU CONSEIL MUNICIPAL

ORDRE DU JOUR

Réunion des Réunions extraordinaires du Conseil municipal

20 mars 2018

Place Tom Davies

MAYOR BRIAN BIGGER, PRÉSIDENT(E)

15 h RÉUNION À HUIS CLOS, SALLE DE RÉUNION C-12

16 h RÉUNION PUBLIQUE, SALLE DU CONSEIL

Les réunions du Conseil de la Ville du Grand Sudbury et de ses comités sont accessibles et sont diffusés publiquement en ligne et à la télévision en temps réel et elles sont enregistrées pour que le public puisse les regarder sur le site Web de la Ville à l'adresse <https://agendasonline.greatersudbury.ca>.

Sachez que si vous faites une présentation, si vous prenez la parole ou si vous vous présentez sur les lieux d'une réunion pendant qu'elle a lieu, vous, vos commentaires ou votre présentation pourriez être enregistrés et diffusés.

En présentant des renseignements, y compris des renseignements imprimés ou électroniques, au Conseil municipal ou à un de ses comités, vous indiquez que vous avez obtenu le consentement des personnes dont les renseignements personnels sont inclus aux renseignements à communiquer au public.

Vos renseignements sont recueillis aux fins de prise de décisions éclairées et de transparence du Conseil municipal en vertu de diverses lois municipales et divers règlements municipaux, et conformément à la *Loi de 2001 sur les municipalités*, à la *Loi sur l'aménagement du territoire*, à la *Loi sur l'accès à l'information municipale et la protection de la vie privée* et au *Règlement de procédure* de la Ville du Grand Sudbury.

Pour obtenir plus de renseignements au sujet de l'accessibilité, de la consignation de vos renseignements personnels ou de la diffusion en continu en direct, veuillez communiquer avec le Bureau de la greffière municipale en composant le 3-1-1 ou en envoyant un courriel à l'adresse clerks@grandsudbury.ca.

APPEL NOMINAL

Résolution de séance à huis clos pour délibérer sur deux (2) questions de relations du travail ou négociations avec les employés prévues à l'ordre du jour, la première concernant les négociations avec la section locale 920 de la CLAC et la seconde, des questions de relations du travail dans le Service de sécurité communautaire conformément à la *Loi de 2001 sur les municipalités*, art. 239(2)(d)

(RÉSOLUTION PRÉPARÉE)

SUSPENSION DE LA SÉANCE

MOMENT DE SILENCE

APPEL NOMINAL

DÉCLARATION D'INTÉRÊTS PÉCUNIAIRES ET LEUR NATURE GÉNÉRALES

QUESTIONS DÉCOULANT DE LA SÉANCE À HUIS CLOS

Maire adjoint Sizer rapportera toutes questions traitée pendant la séance à huis clos. Le Conseil examinera ensuite les résolutions.

QUESTIONS DÉCOULANT DE LA RÉUNION DU COMITÉ DE LA PLANIFICATION

5 mars, 2018

Le Conseil municipal étudiera, par voie d'une résolution, les résolutions PL2018-36 à PL2018-39 et PL2018-40 à PL2018-42 , qui se trouve à <http://agendasonline.greatersudbury.ca/?pg=agenda&action=navigator&id=1219&itemid=rec>. Toute question concernant ces résolutions devrait être adressée à la conseillère McIntosh, présidente du Comité de la planification.

(RÉSOLUTION PRÉPARÉE)

ADOPTION, APPROBATION OU RÉCEPTION D'ARTICLES DANS L'ORDRE DU JOUR DES CONSENTEMENTS

**(RÉSOLUTION PRÉPARÉE POUR LES ARTICLES DE L'ORDRE DU JOUR DES
RÉSOLUTION C-1 À C-4)**

Order du jour des résolutions

(Par souci de commodité et pour accélérer le déroulement des réunions, les questions d'affaires répétitives ou routinières sont incluses à l'ordre du jour des résolutions, et on vote collectivement pour toutes les questions de ce genre.

À la demande d'un conseiller, on pourra traiter isolément d'une question d'affaires de l'ordre du jour des résolutions par voie de débat ou par vote séparé. Dans le cas d'un vote séparé, la question d'affaires isolée est retirée de l'ordre du jour des résolutions et on ne vote collectivement qu'au sujet des questions à l'ordre du jour des résolutions.

Toutes les questions d'affaires à l'ordre du jour des résolutions sont inscrites séparément au procès-verbal de la réunion.)

PROCS-VERBAL

C-1.	Procs Verbal du 12 février, 2018, Comité de planification (RÉSOLUTION PRÉPARÉE - PROCÈS-VERBAL ADOPTÉ)	11 - 24
C-2.	Procs Verbal du 13 février, 2018, Conseil municipal (RÉSOLUTION PRÉPARÉE - PROCÈS-VERBAL ADOPTÉ)	25 - 36
C-3.	Procs Verbal du 21 février 2018, Réunions extraordinaires du Conseil municipal (RÉSOLUTION PRÉPARÉE - PROCÈS-VERBAL ADOPTÉ)	37 - 39
C-4.	Procs Verbal du 26 février, 2018, Comité de planification (RÉSOLUTION PRÉPARÉE - PROCÈS-VERBAL ADOPTÉ)	40 - 50

CORRESPONDANCE À TITRE DE RENSEIGNEMENTS SEULEMENT

C-5.	Rapport Directeur général des Services corporatifs, daté du 01 mars 2018 portant sur Montant de l'exemption de 2018 aux règlements 87-340 et 87-341 exigeant des propriétaires qu'ils se raccordent aux services de distribution d'eau et d'évacuation des eaux usées. (A TITRE D'INFORMATION) (Ce rapport met à jour le niveau d'exemption financière des raccordements obligatoires aux services de distribution d'eau et d'évacuation des eaux usées conformément à la politique.)	51 - 52
C-6.	Rapport directeur général, Croissance et Infrastructure , daté du 02 mars 2018 portant sur Rapport sommaire sur le réseau de distribution d'eau de 2017 . (A TITRE D'INFORMATION) (Ce rapport donne un résumé des résultats d'inspection du ministère de l'Environnement et de l'Action en matière de changement climatique pour tous les réseaux de distribution d'eau qui fonctionnent dans la VGS.)	53 - 100

Ordre du jour régulier

RAPPORTS DES GESTIONNAIRES

R-1.	Rapport directeur général, Croissance et Infrastructure , daté du 02 mars 2018 portant sur Programme de remise sur les redevances d'aménagement. (RÉSOLUTION PRÉPARÉE) (Le ministère du Logement de l'Ontario demande des déclarations d'intérêt à l'égard du Programme de remise sur les redevances d'aménagement qui vise à augmenter l'offre de logements locatifs construits spécialement. Une résolution du Conseil municipal est nécessaire pour appuyer la présentation d'une déclaration d'intérêt conformément aux lignes directrices du programme.)	101 - 134
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RÈGLEMENTS

Les membres du public peuvent consulter les projets de règlement municipal au Bureau de la greffière municipale le jour de la réunion. Les règlements municipaux approuvés sont affichés publiquement avec l'ordre du jour de la réunion le lendemain de leur adoption.

- 2018-43 Règlement de la Ville du Grand Sudbury pour confirmer les délibérations du Conseil municipal lors de sa réunion tenue le 21 février 2018
- 2018-44 Règlement de la Ville du Grand Sudbury pour confirmer les délibérations du Conseil municipal lors de sa réunion tenue le 20 mars 2018
- 2018-45 Règlement de la Ville du Grand Sudbury établissant une politique en matière de l'eau et des eaux usées et des taux d'eau et d'eaux usées et des redevances en général ainsi que pour des projets spéciaux
(Ce règlement municipal met en œuvre les frais d'eau/eaux usées de 2018.)
- 2018-46 Règlement de la Ville du Grand Sudbury autorisant le paiement des subventions provenant du fonds de l'initiative communauté en santé, Quartiers 1, 2, 3, 4, 5, 6, 9, 11 et 12

Résolution du Conseil municipal numéro CC2018-40

(Ce règlement autorise une subvention financée par l'entremise du fonds de l'initiative communauté en santé des quartiers 1, 2, 3, 4, 5, 6, 9, 11 et 12.)
- 2018-47 Règlement de la Ville du Grand Sudbury modifiant le règlement 2017-2 sur la nomination d'officiels de la Ville du Grand Sudbury

(Ce règlement reflète de récents changements à la dotation en personnel.)
- 2017-48 Règlement de la Ville du Grand Sudbury autorisant la vente de 4614, chemin Desmarais à Val Therese décrite comme la parcelle numéro 73504-2278(LT) et une partie de la parcelle numéro PIN 73504-1661(LT) étant la partie 1 du plan SR-2975 à 2541528 Ontario Limited

Résolution du Comité de planification numéro PL2018-29
- 2018-49Z Règlement de la Ville du Grand Sudbury modifiant le règlement 2010-100Z étant le règlement général sur le zonage de la Ville du Grand Sudbury

Résolution du Comité de planification numéro PL2018-26

(Ce règlement municipal ne rezone pas le terrain en question. Conformément à l'article 39 de la Loi sur l'aménagement du territoire, le Conseil municipal a approuvé un règlement municipal d'utilisation temporaire pour permettre une entreprise de location de plateau de prise de vue et de matériel de films – 828, croissant Beatrice, à Sudbury – Office de protection de la nature du district du Nickel.)

2018-50Z Règlement de la Ville du Grand Sudbury modifiant le règlement 2010-100Z étant le règlement général sur le zonage de la Ville du Grand Sudbury

Résolution du Comité de planification numéro PL2017-52

(Ce règlement municipal rezone la propriété en question « RS(4) », zone rurale riveraine spéciale, afin de permettre des logements saisonniers ainsi qu'une zone tampon riveraine améliorée sur le lac Whitson - 370-405, chemin Fire 3, à Val Caron.)

2018-51Z Règlement de la Ville du Grand Sudbury modifiant le règlement 2010-100Z étant le règlement général sur le zonage de la Ville du Grand Sudbury

Résolution du Comité de planification numéro PL2018-19

(Ce règlement municipal rezone les terres en question de « R1-5 », zone résidentielle de faible densité un, à « R3(65) », zone résidentielle de densité moyenne spéciale, afin de permettre six (6) logements, soit quatre dans l'immeuble de l'ancienne église et deux dans l'ancien presbytère - Huu Nguyen Tran, 1815 et 1821, rue Paris, à Sudbury.)

ADDENDA

PÉTITIONS CIVIQUES

PÉRIODE DE QUESTIONS ET ANNONCES

AVIS DE MOTIONS

LEVÉE DE LA SÉANCE

Location:	Tom Davies Square
Commencement:	5:31 PM
Adjournment:	7:58 PM

Minutes

Planning Committee Minutes of 2/12/18

Councillor McIntosh, In the Chair

Present	Councillors Lapierre, Jakubo [D 5:35 p.m. A 6:13 p.m.], Sizer, McIntosh, Landry-Altmann [D 6:23 p.m., A 6:27 p.m., D 6:28 p.m., A 6:42 p.m., D 6:49 p.m.]
City Officials	Jason Ferrigan, Director of Planning Services; Eric Taylor, Manager of Development Approvals; Robert Webb, Supervisor of Development Engineering; Alex Singbush, Senior Planner; Mauro Manzon, Senior Planner; Adam Kosnick, Manager of Regulated Services/Deputy City Clerk; Rachel Adriaans, Legislative Compliance Coordinator; Renée Stewart, Clerk's Services Assistant

Declarations of Pecuniary Interests and the general nature thereof

Councillor Jakubo declared a conflict of interest in relation to Public Hearing 1.

At 5:35 p.m. Councillor Jakubo departed.

Public Hearings

- 1 1679592 Ontario Inc. – Application for Zoning By-law Amendment in order to permit a personal service shop, 761 & 771 Lasalle Boulevard, Sudbury

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated January 18, 2018 from the General Manager of Growth and Infrastructure regarding 1679592 Ontario Inc. – Application for Zoning By-law Amendment in order to permit a personal service shop, 761 & 771 Lasalle Boulevard, Sudbury.

Julie DeSimone, the applicant, Dave Dorland and Amber Salach, agents for the applicant, were present.

Eric Taylor, Manager of Development Approvals, outlined the report.

Mr. Dorland stated that they have resolved everything except for the 3.2 metre driving aisle. When the application was previously heard by the Committee, they were primarily seeking a change of use on this property to permit the expansion of Ms. DeSimone's professional practice by constructing a new building and updating the old one. They contemplated a smaller building but when the design details evolved in order to best serve her clients, the building footprint was expanded. Prior to going through with all of the detailed design for the building that Ms. Salach is almost finished with, they did seek approval from the Traffic and Transportation department for the 3.2 metre reduced driving width. At the last meeting, the approval of the driving aisle reduction was indicated as being acceptable by Traffic and Transportation staff which he had previously circulated a copy of. They realize that because this is a By-law issue, they need approval of the Committee and he hopes they will be comfortable in allowing a 3.2 metre reduced driving aisle to be treated as a variance that can be dealt with once the final Site Plan is circulated.

Ms. Salach provided an electronic presentation regarding the proposed design of the development, the 3.2 metre drive aisle and the mitigation techniques involved with the proposed development. She further outlined the planning rationale behind the proposed development. She stated that the drive aisle is a passive, non commercial passage that will be primarily used by staff. The proposed development would contribute to the Lasalle Nodes and Corridors planning initiative by providing an enhanced façade/streetscape and a new contemporary building with attractive landscaping. Some of the mitigation factors they are proposing for the 3.2 metre drive aisle are tactile and visual speedbumps, yield signs, etc. There were two (2) separate entrances to the property but through this design there will be only one (1) entrance which provides for a natural traffic calming effect to the property.

Ms. DeSimone stated that the back parking lot is for staff parking. They would be starting work in the morning and no one would be leaving until everyone else is gone. There would not be clients parking in the back and there is ample parking for clients in the front. She believes that taking away the second entrance will slow everything down. She stated the site as it is today is more dangerous than the proposed development.

Ward Councillor Landry-Altmann asked if the architect has considered the width of emergency vehicles.

Ms. Salach stated that this is a building code issue relative to the number of streets that are fire route accesses. Only fire route accesses are required to be six (6) metres wide. She would need to check the building code in order to see the number of faces of the buildings the fire route would need to access. This is a function of how big the building is, how many storeys it has, and if it is constructed of combustible or non-combustible material. There are a number of factors that contribute to how close the fire truck needs to be to get to certain areas of the building.

Ward Councillor Landry-Altmann stated that she is speaking about how they will physically get a fire truck with a width of 122 inches through an entrance of 125 inches to the back of the building in case of an emergency. This information came from the Fire Chief.

Mr. Dorland stated that Ontario regulation 332/12 building code states that fire trucks do not have to go through that space. They can adequately fight the fire from the front parking lot given the frontage on Lasalle and the area that abuts the building.

Ward Councillor Landry-Altmann stated that the concern is if a car is on fire in the back parking lot and a fire truck needs to access it; three (3) inches is not sufficient.

Jason Ferrigan, Director of Planning Services, stated that there are two (2) land use planning questions the Committee is considering tonight. The first is if the Committee feels as though a personal service shop is an appropriate use for this location. The staff report is supporting this as a use as it fits with the surrounding context and is consistent with the policies. The second question being asked is whether or not the Planning Committee is willing to vary the six (6) metre wide two (2) way drive aisle to three (3) metres. They brought the question forward in hope of saving the applicant time and money of having to go through the minor variance process.

Ward Councillor Landry-Altmann asked if there was any other option on sighting the other building to give a larger distance and offer more space for the emergency vehicles.

Jason Ferrigan, Director of Planning Services, stated that when the application had previously been looked at by the Committee, they had approved a 1.6 metre wide side yard setback along the east of the new building. The Site Plan currently before the Committee increased the side yard setback to just under three (3) metres. They could decrease the length of the building form envelope and regain gross floor area by extending the building further to the east.

Ms. Salach stated they have looked at sighting the building in a different location but there are constraints due to the required distance to front yard setback as well as the pinch point which they were respecting in terms of the side yard setback. What Mr. Taylor has proposed would require a reconfiguration of the building. However, based on the work done with the civil engineers there are servicing items that would need to be reviewed, elevation differences, retaining walls, etc. She does not believe that if they shift the building over they would be able to accommodate the six (6) metre wide drive aisle as it is very tight.

Jason Ferrigan, Director of Planning Services, stated that the Planning Committee does not have to make the decision of the driveway aisle. There is additional technical work that would need to be done in order to determine whether this is an acceptable proposal. He stated they could continue to work with the applicant on the Site Plan to determine if it is viable. If it is not, the Committee of Adjustment process is still available to the applicant to seek relief from the zoning standard. He does not want the Committee to have to make a decision on the driveway aisle when they do not have all of the technical information before them.

Mr. Dorland stated that they would ask that they proceed as recommended by staff and will attempt to revisit the side yard and front yard setbacks. He further stated that they will verify with the fire department to see if it is necessary to get a fire truck through the drive aisle to fight fires adequately.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

The following alternate resolution was presented:

PL2018-17 Lapierre/Sizer: THAT the City of Greater Sudbury approves the application by 1679592 Ontario Inc. to amend Zoning By-law 2010-100Z by changing the zoning classification from "C3(20)", Limited General Commercial Special and "R3-1", Medium Density Residential to "C3(S)", Limited General Commercial Special on a portion of those lands

described as PINs 02123-0272 & 02123-0273, Parcels 34030 & 12066, Parts 1 to 3, Plan 53R-16350, Parts 1 & 3, Plan 53R-4474 and Part 1, Plan 53R-6951, Lot 3, Concession 5, Township of McKim, as outlined in the report entitled "1679592 Ontario Inc." from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of January 8, 2018, and continued at the Planning Committee meeting of February 12, 2018, subject to the following conditions:

1. That the permitted uses be amended to add a personal service shop.
2. That prior to the enactment of the amending by-law:
 - a. The owner shall have entered into an amended site plan control agreement with the City and register said amended site plan control agreement on-title to the satisfaction of the Director of Planning Services; and,
 - b. The owner shall have finalized any open and outstanding or otherwise required building permits applicable to the lands, including a demolition permit if necessary relating to the removal of the detached garage, or the two lots are consolidated, making the medical office the new principal use of the lands to the satisfaction of the Chief Building Official.
3. Conditional approval shall lapse on February 27, 2020 unless condition #2 above has been met or an extension has been granted by Council.
4. That Resolution PL2017-93 be superceded in so far as item 2 c. with the following,
"c. That the existing building located on Part 1, Plan 53R-16350 shall be permitted as located on the lot."

YEAS: Councillor Lapierre, Sizer, McIntosh and Landry-Altmann.

CARRIED

As no public comment, written or oral, was received, there was no effect on the Planning Committee's decision.

Councillor Jakubo, having declared a conflict of interest in the foregoing matter, did not take part in the discussion, vote on any matter or try to influence the vote in respect thereof.

At 6:13 p.m. Councillor Jakubo returned.

- 2 Maxime Rivard – Application for rezoning in order to permit a dwelling with three (3) units, 1124 Gordon Avenue, Sudbury.

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated January 22, 2018 from the General Manager of Growth and Infrastructure regarding Maxime Rivard – Application for rezoning in order to permit a dwelling with three (3) units, 1124 Gordon Avenue, Sudbury.

Max Rivard, the applicant, was present.

Mauro Manzon, Senior Planner, outlined the report.

Eric Taylor stated that there was a building permit issued in 2016 and the permit was for a duplex. The plans on the permit showed an unfinished space in the basement. The Building Services department had the owner sign an acknowledgment saying that the property could only

be used as a duplex and it would be illegal to use it for any other purpose. He has no specific information in regards to the letter about 3 meters being there as the Building Services department did not provide this information.

Mr. Rivard stated that when he built the duplex, the Building Services department allowed him to rough in for a triplex because he had the intention on applying for a rezoning.

At 6:23 p.m. Councillor Landry-Altmann departed.

Ray Grenier, concerned area resident, stated that he brought up the issue of there being three (3) meters for gas and hydro. He has had many discussions with Mr. Rivard and has nothing against him. However, there is an issue in the area as there is constant construction of rebuilt homes which is what happened with Mr. Rivard's property. When he moved into the area 44 years ago, it was an area zoned R-3. Because of the sewer and water system, the City decided they no longer could have the area zoned R-3, therefore it was changed to R-2. Some of the buildings on the street are grandfathered in as R-3 buildings, but any new developments were supposed to remain zoned R-2. When the cul-de-sac was created on Gordon Avenue a few years ago, they were able to view the new watermain. It was a six (6) inch main that is now the size of a four (4) inch main; they cannot keep increasing the density of population unless they want to upgrade the watermains also. If one door is being opened in order to allow the triplex, it may open multiple doors for anyone who wishes to do the same. He believes there is ample proof that the applicant had the intention on building a triplex from the beginning.

At 6:27 p.m. Councillor Landry-Altmann returned.

Mr. Rivard stated he did not build the three (3) units at the same time, he had built two (2) then slowly worked on the third.

At 6:28 p.m. Councillor Landry-Altmann departed.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

The following resolution was presented:

PL2018-18 Jakubo/Lapierre: THAT the City of Greater Sudbury approves the application by Maxime Rivard to amend Zoning By-law 2010-100Z by changing the zoning classification from "R2 2", Low Density Residential Two to "R2-2(S)", Low Density Residential Two Special on lands described as PIN 02127-0328, Parcel 12738 S.E.S., Lot 6, Plan M-172 in Lot 4, Concession 5, Township of McKim, as outlined in the report entitled "Maxime Rivard", from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 12, 2018, subject to the following conditions:

- a) That prior to the adoption of the amending by-law, the owner shall address the following:
 - i) Submit a building permit application addressing the third dwelling unit to the satisfaction of the Chief Building Official;
 - ii) Install an opaque fence with a minimum height of 1.8 metres along the southerly interior side lot line from the rear lot line to the front building line to the satisfaction of the Director of Planning Services;

b) That the amending by-law includes the following site-specific provisions:

i) A maximum of three (3) dwelling units shall be permitted;

ii) An opaque fence with a minimum height of 1.8 metres shall be provided along the southerly interior side lot line from the rear lot line to the front building line.

c) Conditional approval shall lapse on February 27, 2020 unless Condition a) above has been met or an extension has been granted by Council.

YEAS: Councillors Lapierre, Jakubo, Sizer and McIntosh.

CARRIED

Public comment was received and considered and had no effect on Planning Committee's decision as the application represents good planning.

With concurrence of the Planning Committee, City staff were directed to provide a report to the Committee in regards to applications where individuals have unlawfully constructed more units in a building than permitted and are now seeking approval for these units and/or additional units.

At 6:42 p.m. Councillor Landry-Altmann returned.

3 Huu Nguyen Tran – Application for rezoning to permit six dwelling units, 1815 & 1821 Paris Street, Sudbury

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated January 22, 2018 from the General Manager of Growth and Infrastructure regarding Huu Nguyen Tran – Application for rezoning to permit six dwelling units, 1815 & 1821 Paris Street, Sudbury.

Alex Singbush, Senior Planner, outlined the report.

At 6:49 p.m. Councillor Landry-Altmann departed.

Alex Singbush stated that through the Site Plan Control process there will be an opportunity to deal with screening issues including fencing. Normally, a property zoned R-3, such as this one, would be required to have the full three (3) metre landscape strip or a reduced landscape strip with a fence.

Len Hirvela, concerned area resident, stated that he lives in the building across the street. Further, he asked if this is going to be one building or a townhouse style development, and if it will be enclosed parking or general parking for that property.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

The following resolution was presented:

PL2018-19 Lapierre/Jakubo: THAT the City of Greater Sudbury approves the application by Huu Nguyen Tran to amend Zoning By law 2010-100Z to change the zoning classification

from "R1-5", Low Density Residential One to "R3(S)", Medium Density Residential Special on those lands described as PINs 73595-0074 & 73595-0260, Parcels 9469 & 13020 S.E.S., Part of Lots 14, 15, & 17, Plan M-161, Parts 1 & 2, Plan 53R-12998, Lot 6, Concession 1, Township of McKim, as outlined in the report entitled "Huu Nguyen Tran", from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 12, 2018, subject to the following conditions:

- a. That a maximum of six dwelling units shall be permitted;
- b. That the existing buildings, as located, shall be permitted;
- c. That a minimum 1.0 m planting strip be provided abutting Lot 16, Plan M-161.
- d. That the required parking spaces shall be located in the rear yard; and
- e. That the lands be designated as a Site Plan Control Area pursuant to Section 41(3) of the Planning Act, as amended, and no alteration will be permitted unless the owners enter into an agreement with the City of Greater Sudbury regarding the facilities to be provided in accordance with the approved plan of development.

YEAS: Councillors Lapierre, Jakubo, Sizer and McIntosh.

CARRIED

Public comment was received and considered and had no effect on Planning Committee's decision as the application represents good planning.

4

Baikinson Land Corp - Applications for rezoning and draft plan of subdivision amendment in order to permit 44 row dwelling units in a draft approved subdivision and to extend draft plan approval for a period of three (3) years, Baikinson Subdivision, Chelmsford

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated January 22, 2018 from the General Manager of Growth and Infrastructure regarding Baikinson Land Corp - Applications for rezoning and draft plan of subdivision amendment in order to permit 44 row dwelling units in a draft approved subdivision and to extend draft plan approval for a period of three (3) years, Baikinson Subdivision, Chelmsford.

Barry Kindrat, the applicant, was present.

Mauro Manzon, Senior Planner, outlined the report.

Mauro Manzon, Senior Planner, stated that the Committee can refer to the Draft Plan conditions contained within the staff report. Condition #35 which requires that an agreement with the City to be registered on title, to include in all Agreements of Purchase and Sale wording informing the purchasers of Lots 31 to 49 as shown on the draft plan that the lot backs onto lands containing a private aerodrome, and that activities related to the aerodrome include the taking-off and landing of aircraft, and may result in noise from time to time which may affect the enjoyment of their property.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

Rules of Procedure

With concurrence of the committee, the reading of both resolutions was waived.

The following resolutions were presented:

Resolution regarding Draft Plan of Subdivision Amendment:

PL2018-20 Lapierre/Jakubo: THAT the City of Greater Sudbury's delegated official be directed to amend the conditions of draft approval for the draft plan of subdivision on lands described as PINs 73348-0611 & 73348-0644 in Lot 2, Concession 2, Township of Balfour, City of Greater Sudbury, File 780 5/12006, as follows:

a) That Condition #1 be deleted and replaced with the following:

"1. That this draft approval applies to the draft plan of subdivision of PINs 73348-0611 & 73348-0644 in Lot 2, Concession 2, Township of Balfour, as shown on a plan of subdivision prepared by D.S. Dorland, O.L.S., and dated August 12, 2014, as amended by a plan prepared by Adrian Bortolussi, O.L.S., and dated October 5, 2017."

b) By deleting Condition #2.

c) By deleting the reference to "General Manager of Growth and Development" and replacing the references to the "General Manager of Infrastructure Services" with "General Manager of Growth and Infrastructure" in Conditions #4, 12 and 22.

d) That Condition #13 be deleted and replaced with the following:

"13. That this draft approval shall lapse on April 7, 2021."

e) That Condition #17 be deleted and replaced with the following:

"17. The owner shall revise the Traffic Impact Study to the satisfaction of the Director of Infrastructure Capital Planning to address the following:

-analyze the connection to Laura Drive; and,

-review the phasing of the development to ensure that road connections are made in a manner that balances traffic volumes within the existing neighbourhood."

f) By adding the following to Condition #25:

"A soils caution agreement shall be registered on title, if required, to the satisfaction of the Chief Building Official and City Solicitor. The owner shall be responsible for the legal costs of preparing and registering the agreement."

g) By deleting Condition #26 and replacing it with the following:

"26. The proposed internal subdivision roadways are to be built to urban standards, including curbs, gutters, new asphalt binder course, storm sewers and related appurtenances to the City of Greater Sudbury Engineering Standards at the time of submission."

h) By adding the following to Condition #27:

"A lot grading agreement shall be registered on title, if required, to the satisfaction of the Director of Planning Services and the City Solicitor. The owner shall be responsible for the legal costs of preparing and registering the agreement."

i) By deleting Condition #29 and replacing it with the following:

“29. The owner/applicant shall provide, as part of the submission of servicing plans, a Siltation Control Plan, detailing the location and types of sediment and erosion control measures to be implemented during construction. Said plan shall be to the satisfaction of the General Manager of Growth and Infrastructure and the Nickel District Conservation Authority. The siltation control shall remain in place until all disturbed areas have been stabilized. All sediment and erosion control measures shall be inspected daily to ensure that they are functioning properly and are maintained and/or updated as required. If the sediment and erosion control measures are not functioning properly, no further work shall occur until the sediment and/or erosion problem is addressed.”

j) By deleting Condition #32 and replacing it with the following:

“32. The owner/applicant will provide a utilities servicing plan, designed by a consulting engineer with a valid Certificate of Authorization from the Association of Professional Engineers of Ontario, for the lots being created, to the satisfaction of the General Manager of Growth and Infrastructure. The utilities servicing plan, as a minimum, shall show the location of all utilities including City services, Greater Sudbury Hydro Plus or Hydro One, Bell, Union Gas, Eastlink and Canada Post. This plan must be to the satisfaction of the Director of Planning Services and must be provided prior to construction for any individual phase. The owner/applicant shall be responsible for all costs associated with the installation of said services.”

k) By replacing the reference to “Growth and Development Department” with “Planning Services Division” in Condition #40.

l) By adding the following as Condition #41:

“41. The owner shall provide sodded rear yard drainage swales as a condition of initial acceptance of the subdivision infrastructure to the satisfaction of the Director of Planning Services.”

m) By adding the following as Condition #42:

“42. The owner will be required to provide permanent silt and erosion control drainage works to the subdivision’s storm water outlet to the satisfaction of the General Manager of Growth and Infrastructure.”

n) By adding the following as Condition #43:

“43. The owner will be required to ensure that the corner radius for all intersecting streets is to be 9.0 metres.”

o) By adding the following as Condition #44:

“44. That in accordance with Section 59(4) of the Development Charges Act, a notice of agreement shall be registered on title to ensure that persons who first purchase the subdivided land after registration of the plan of subdivision are informed, at the time the land is transferred, of all development charges related to development.”

YEAS: Councillors Lapierre, Jakubo, Sizer and McIntosh.

CARRIED

Resolution regarding Zoning By-law Amendment:

PL2018-21 Jakubo/Lapierre: THAT the City of Greater Sudbury approves the application by Baikinson Land Corp. to amend Zoning By law 2010-100Z by changing the zoning classification from “R1-5”, Low Density Residential One, “R3.D30(51)”, Medium Density Residential Special and “R3.D40(52)”, Medium Density Residential Special to a revised “R3(S)”, Medium Density Residential Special on lands described as Part of PIN 73348-0644, Parts 1, 2 & 8, Part of Parts 9 & 10, Plan 53R-20598 in Lot 2, Concession 2, Township of Balfour, as outlined in the report entitled “Baikinson Land Corp”, from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 12, 2018, subject to the following conditions:

a) That the owner provides the Development Approvals Section with a registered survey plan outlining the lands to be rezoned to enable the preparation of an amending zoning by-law;

b) That the amending by-law includes the following site-specific provisions:

i) The only permitted uses shall be single detached dwellings, duplex dwellings, semi-detached dwellings, row dwellings and related accessory uses;

ii) The following site-specific provisions shall be applied to row dwellings:

(a) The maximum building height for row dwellings shall be one (1) storey;

(b) The minimum setback for a main building from the northerly interior side lot line abutting Lot 14, Plan M-331 shall be 15 metres;

(c) For row dwellings located on corner lots on Parts 8 and 10, Plan 53R-20598, the following provisions shall apply:

-The minimum rear yard setback shall be 1.2 metres;

-No planting strip shall be required;

-A minimum 1.8-metre high opaque fence shall be provided along the easterly rear lot line from the interior side lot line to the front building line;

(d) For row dwellings located on corner lots where the main building façade faces a public road, a minimum one (1) parking space per dwelling unit is required and the driveways for each pair of units shall be paired and centred at the common wall;

(e) For the purposes of Subclause (d) above, the main building façade facing a corner side yard may include an attached garage.

c) Conditional approval shall lapse on February 27, 2020 unless Condition a) above has been met or an extension has been granted by Council.

YEAS: Councillors Lapierre, Jakubo, Sizer and McIntosh.

CARRIED

As no public comment, written or oral, was received, there was no effect on the Planning Committee’s decision.

5 Dalron Construction Limited – Application for rezoning to permit semi-detached dwelling units. Hidden Valley Subdivision, Val Caron

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated January 22, 2018 from the General Manager of Growth and Infrastructure regarding Dalron Construction Limited – Application for rezoning to permit semi-detached dwelling units, Hidden Valley Subdivision, Val Caron.

Jaz Perry, the applicant, was present.

Alex Singbush, Senior Planner, outlined the report.

Mr. Perry stated that the rezoning is more of a technical nature as they are not changing anything from the current approved consolidated Draft Plan that already went through its due process. They are aligning the zoning and the new approved Draft Plan in order to have them operate in conjunction with one another. They agree with staff's recommendations and request that the Planning Committee give consideration for approval of the application.

Eric Taylor, Manager of Development Approvals, stated that the portion shown as City lands as outlined in the sketch, are owned by the City and there is a larger area zoned park. The lands to the south that are zoned park are owned by Dalron, and were subject to the 2007 rezoning application zone them residential to permit the lots in the Draft Plan. There is a street and a cul-de-sac that has been approved as part of the Draft Plan by the City, and were previously subject to zoning approval.

Alex Singbush, Senior Planner, stated that the park land would be the lands indicated as city lands, additional park land has been provided elsewhere in the community. There has been a conversation for larger park land to be provided south and west of this location.

Mr. Perry stated that the semi-detached lots in this subdivision would be like others they have developed. These homes would be more suited to the existing fabric of the neighbourhood, they would be single and two (2) storey semi-detached dwellings.

Joseph Buckle, concerned area resident, stated that it seems that there will be physical barrier between Third Street and the proposed development and inquired if this is accurate. Occasionally, they see off-roading vehicles come out of the vacant land onto Third Street. Those vehicles then come down Third Street, and cross Regional Road 80 to get to the vacant land. Neighbours on the street are respectful of each other; however, these vehicles that come onto their street are not respectful of their properties. Once the development begins, the additional houses will provide no barrier between Third Street and the subdivision.

Erin Liukko, concerned resident, stated that she is speaking on behalf of her parents that live on Fifth Street. She stated that their main issue is with the cul-de-sac that was supposed to be built at the end of Fifth Street. In the 2007 Draft Plan, a cul-de-sac was supposed to be installed in two (2) years and this was stated eight (8) years ago. The traffic on Fifth Street is unreasonable as it is the entrance to get into the Hidden Valley subdivision. Her parents' backyard on Fifth Street has been flooding since the development as well as some on Fourth Street. She inquired where and what streets will be used as the entrance for the construction, and why the entrance to the highway was blocked. She inquired as to how long the construction would take as it is very disruptive. They have already gone through eight (8) years of construction and they do not look forward to more. Kids cannot play on the street as there is a large amount of traffic.

Anne Poliquin-Chaput, concerned area resident, stated that she wanted to ensure the Committee received the email and petition that was sent.

Mr. Perry stated that once the development is complete, Third Street will be a cul-de-sac and will not have access to Anton Avenue. Whether or not if people will continue to use

recreational vehicles to use that access to get around he cannot answer. However, he believes it will not be as easy because the area will be more developed and more closed off in this regard. Third and Fifth Street are culs-de-sac and 4th will be connected to Anton Avenue. He anticipates that Hidden Valley Drive of Municipal Road 80 will be the primary entrance during the construction. Moving forward they would try to keep as much construction traffic on site as possible, as it is costly to move the large machinery around. He is uncertain as to which entrance to the highway was blocked. He believes it might be Hidden Valley Drive the resident was referring to. Hidden Valley Drive is a private access road that is not yet a municipal road, which did have some issues in relation to trespassing. They will be lifting the boulders in order to get access to Hidden Valley Drive for construction purposes. This is a large site that will be developed over time. They hope to start servicing the area this summer and anticipate two (2) to two and a half (2 ½) years before completion of the project. The next phase would encompass some of the lots being rezoned, but not all of them. He further stated that the overall first plan was approved in 2011.

Eric Taylor, Manager of Development Approval, stated that there was a zoning approval from 2004 for a portion of the Draft Plans that were consolidated together. The original M-Plans that appear in the zoning go back much earlier. There are M-Plan numbers 1130, 1131 and 1132 which would put the original approvals date as late as the early 1960's. These plans are all being reconfigured as part of the current Draft Plan to which the file dates back to 2004. They are working on consolidating three (3) Draft Plans under one which started in 2011. He further clarified that upon further research, the original M-Plans dated back to the early 1980s, not the 1960s.

Jason Ferrigan, Director of Planning Services, stated that there has been an intention to develop these lands for several decades.

Brent Pidgeon, concerned area resident, stated that according to the plan, the semi-detached dwellings at the end of Third Street are in a drainage ditch where the water coming from Valleyview Road comes down the hill and floods his home. He does not understand how they plan on developing these homes unless they intend on putting a culvert on all of the developments. The drainage ditch is eight (8) feet deep and twelve (12) feet wide. He further stated that he hopes they will not use Second Avenue as an access for the construction.

Robert Webb, Supervisor of Development Engineering, stated that there are provisions as part of the Draft Plan of Subdivision approval to deal with the extensions of the municipal drains in the area and the connections for them. The portion of the sketch that looks like a laneway on the back of Anton Avenue is a portion of the drainage ditch. This ditch will be going through what is labeled "City Lands" and out to the west where the Drainage Department will be deepening the Municipal drain to a future storm management pond.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

The following resolution was presented:

PL2018-22 Jakubo/Lapierre: THAT the City of Greater Sudbury approves the application by Dalron Construction Limited to amend Zoning By law 2010-100Z to change the zoning classification from "R1-5", Low Density Residential One and "P", Park to "R2-2", Low Density Residential Two on those lands described as Part of PIN 73501-2227, part of Lot 36, Plan

85S, Parts 1 & 2, Plan 53R-20727, Lot 5, Concession 4, Township of Blezard, as outlined in the report entitled “Dalron Construction Limited”, from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 12, 2018, subject to the following conditions:

- a. That prior to the enactment of the amending by-law the owner provide the Development Approvals Section with a registered survey plan outlining the lands to be rezoned to enable the preparation of an amending by-law.
- b. That the City’s delegated official amend the conditions of draft plan approval for the Hidden Valley Subdivision, file 780-7/04003, to add a condition as follows:

“That prior to the final approval of any phase encompassing the development of lots with frontage on Street “L”, Fourth Street, and Anton Avenue north of Fifth Street the required works for the Horizon Municipal Drain 2011 reconstruction shall have been completed to satisfaction of the General Manager of Growth & Infrastructure.”
- c. Conditional approval shall lapse two (2) years from February 27, 2018 unless Condition a. above has been met or an extension has been granted by Council.

YEAS: Councillors Lapierre, Jakubo, Size and McIntosh
CARRIED

Public comment was received and considered and had no effect on Planning Committee’s decision as the application represents good planning.

Adopting, Approving or Receiving Items in the Consent Agenda

The following resolution was presented:

PL2018-23 Lapierre/Jakubo: THAT the City of Greater Sudbury approves Consent Agenda Item C-1.

CARRIED

The following are the Consent Agenda items:

Routine Management Reports

C-1 Rod & Elizabeth Wendler – Consent Referral Request for Consent Application B0092/2017, 2077 Melin’s Road, Sudbury

Report dated January 22, 2018 from the General Manager of Growth and Infrastructure regarding Rod & Elizabeth Wendler – Consent Referral Request for Consent Application B0092/2017, 2077 Melin’s Road, Sudbury.

PL2018-24 Jakubo/Lapierre: THAT the City of Greater Sudbury approves the request by Rod & Elizabeth Wendler to allow Consent Application B0092/2017 on those lands described as PIN 73473-0285, Parcel 4981, Lot 12, Concession 3, Township of Broder, to proceed by way of the consent process, as outlined in the report entitled “Rod & Elizabeth Wendler” from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 12, 2018.

CARRIED

Addendum

No Addendum was presented.

Civic Petitions

No Civic Petitions were submitted.

Question Period and Announcements

No Questions were asked.

Notices of Motion

No Notices of Motion were presented.

Adjournment

Jakubo/Lapierre: THAT this meeting does now adjourn. Time: 7:58 p.m.

CARRIED

Adam Kosnick, Deputy City Clerk

Location:	Tom Davies Square
Commencement:	4:33 PM
Adjournment:	8:27 PM

Minutes

City Council Minutes of 2/13/18

His Worship Mayor Brian Bigger, In the Chair

Present	Councillors Signoretti, Vagnini [A 4:54 p.m.], Kirwan, Lapierre, Jakubo, Sizer, McIntosh [A 4:36 p.m.], Cormier, Reynolds, Landry-Altmann and Mayor Bigger
City Officials	Ed Archer, Chief Administrative Officer; Kevin Fowke, General Manager of Corporate Services; Ed Stankiewicz, Executive Director of Finance, Assets and Fleet [A 5:02 p.m.]; Eric Labelle, City Solicitor and Clerk; Kristen Newman, Deputy City Solicitor / Deputy City Clerk; Scott MacHattie, Assistant City Solicitor; David Shelsted, Project Director for the Event Centre [D 5:02 p.m.]; Jeff Pafford, Director of Leisure Services [D 5:02 p.m.]; Eliza Bennett, Director Communications and Community Engagement; Melissa Zanette, Chief of Staff
Closed Session	<p>The following resolution was presented:</p> <p>CC2018-24 Kirwan/Reynolds: THAT the City of Greater Sudbury move to Closed Session to deal with two (2) items on the agenda - One (1) Acquisition or Disposition of Land Matter regarding property on the Kingsway, Sudbury and One (1) Solicitor-Client Privilege Matter regarding a Local Board in accordance with the Municipal Act, 2001, s. 239(2)(c) and (f).</p> <p>CARRIED</p> <p>Council moved into closed session at 4:34 p.m.</p>
Recess	At 5:30 p.m. Council recessed.
Reconvene	At 6:20 p.m., Council commenced the Open Session in the Council Chambers

His Worship Mayor Brian Bigger, In the Chair

Present	Councillors Signoretti, Vagnini [D 8:01 p.m.], Montpellier, Kirwan, Lapierre, Jakubo, Sizer, McIntosh, Cormier, Reynolds, Landry-Altmann, Mayor Bigger
City Officials	Ed Archer, Chief Administrative Officer; Kevin Fowke, General Manager of Corporate Services; Tony Cecutti, General Manager of Growth and Infrastructure Services; Eric Labelle, City Solicitor and Clerk; Ed Stankiewicz, Executive Director of Finance, Assets and Fleet; Eliza Bennett, Director of Communications and Community and Engagement; Melissa Zanette, Chief of Staff; Kristen Newman, Deputy City Solicitor/Deputy City Clerk; Joseph Nicholls, Interim General Manager of Community Safety; Barbara Dubois, Manager of Community Initiatives, Performance Support and Quality Improvement; Brendan Adair, Manager of Security and By-law; Christine Hodgins, Legislative Compliance Coordinator; Renée Stewart, Clerk's Services Assistant

Declarations of Pecuniary Interests and the general nature thereof

None declared

Presentations

1 Ontario Municipal Commuter Cycling Program Grant

Report dated January 24, 2018 from the General Manager of Growth and Infrastructure regarding Ontario Municipal Commuter Cycling Program Grant.

Joe Rocca, Traffic and Asset Management Supervisor and Marisa Talarico, Active Transportation Coordinator provided an electronic presentation regarding the Ontario Municipal Commuter Cycling Program Grant for decision.

The following resolutions were presented:

Resolution #1:

CC2018-25 Reynolds/Kirwan: THAT the City of Greater Sudbury endorses the municipality's participation in the Ontario Municipal Commuter Cycling Program for the eligible projects included in Appendix A, as outlined in the report entitled "Ontario Municipal Commuter Cycling Program Grant" from the General Manager of Growth and Infrastructure, dated February 13, 2018.

CARRIED

Resolution #2:

CC2018-26 Reynolds/Kirwan: THAT the City of Greater Sudbury approves its 20% share of funding (\$280,636) for the projects identified under the Ontario Municipal Commuter Cycling Program and combines it with the Province's 80% share (\$1,122,543) for a total of \$1,403,179 in funding toward cycling infrastructure projects as outlined in the report entitled "Ontario Municipal Commuter Cycling Program Grant" from the General Manager of Growth and

Infrastructure, dated February 13, 2018.

CARRIED

Resolution #3:

CC2018-27 Kirwan/Reynolds: THAT the General Manager of Growth and Infrastructure be authorized to commence work on OMCC projects including the necessary procurements in accordance with requirements of the Ontario Municipal Commuter Cycling Program as outlined in the report entitled "Ontario Municipal Commuter Cycling Program Grant" from the General Manager of Growth and Infrastructure, dated February 13, 2018.

CARRIED

Resolution #4:

CC2018-28 Kirwan/Reynolds: THAT a by-law be passed authorizing the General Manager of Growth and Infrastructure to execute the applicable funding agreements with the Provincial Government as outlined in the report entitled "Ontario Municipal Commuter Cycling Program Grant" from the General Manager of Growth and Infrastructure, dated February 13, 2018.

CARRIED

Resolution #5:

CC2018-29 Reynolds/Kirwan: THAT the City of Greater Sudbury amend the Reserves, Reserve Funds and Trust Funds By-Law to create a new obligatory reserve fund to meet the requirements of the recently announced Ontario Municipal Commuter Cycling Program contribution funding agreement which requires funds to be set aside with earned interest, as outlined in the report entitled "Ontario Municipal Commuter Cycling Program Grant" from the General Manager of Growth and Infrastructure, dated February 13, 2018.

CARRIED

Matters Arising from the Closed Session

Deputy Landry-Altmann, as Chair of the Closed Session, reported that Council met in Closed Session to deal with two (2) items on the agenda - One (1) Acquisition or Disposition of Land Matter regarding property on the Kingsway, Sudbury and One (1) Solicitor-Client Privilege Matter regarding a Local Board in accordance with the Municipal Act, 2001, s. 239(2)(c) and (f). No direction or resolution emanated from this meeting.

Matters Arising from Audit Committee

January 16, 2018

Councillor McIntosh, as Chair of the Audit Committee, reported on the matters arising from the Audit Committee meeting of January 16, 2018.

The following resolution was presented:

CC2018-30 Kirwan/Reynolds: THAT the City of Greater Sudbury approves Audit Committee resolutions AC2018-01 and AC2018-02 inclusive from the meeting of January 16, 2018.

CARRIED

The following are the Audit Committee resolutions:

Appointment of Chair and Vice-Chair – Audit Committee

AC2018-01 Cormier/Reynolds: THAT the City of Greater Sudbury appoints Councillor McIntosh as Chair and Councillor Jakubo as Vice-Chair of the Audit Committee for the term ending November 30, 2018.

CARRIED

Audit Plan – 2018 to 2020

AC2018-02 Cormier/Reynolds: THAT the City of Greater Sudbury approves the Audit Plans for 2018 to 2020 as outlined in the report entitled "Audit Plans for 2018 to 2020", from the Auditor General, presented at the Audit Committee meeting on January 16, 2018.

CARRIED

Matters Arising from Community Services Committee

January 15, 2018

Councillor Lapierre, as Chair of the Community Services Committee, reported on the matters arising from the Community Services meeting of January 15, 2018.

The following resolution was presented:

CC2018-31 Reynolds/Kirwan: THAT the City of Greater Sudbury approves the Community Services Committee resolutions CS2018-01 to CS2018-03 inclusive from the meeting of January 15, 2018.

CARRIED

The following are the Community Services Committee resolutions:

Appointment of Chair and Vice-Chair – Community Services Committee

CS2018-01 Sizer/Kirwan: THAT the City of Greater Sudbury appoints Councillor Lapierre as Chair and Councillor Jakubo as Vice-Chair of the Community Services Committee for the term ending November 30, 2018.

CARRIED

Community Homelessness Prevention Initiative

CS2018-02 Kirwan/Sizer: THAT the City of Greater Sudbury approves the additional Community Homelessness Prevention Initiative funding including work of an independent consultant to complete a review of the current emergency shelter system as outlined in the report "Housing First Program and Provincial Community Homelessness Prevention Initiative" from the General Manager of Community Development presented at the Community Services Committee of January 15, 2018.

CARRIED

Social Services Discretionary Policy Update

CS2018-03 Sizer/Kirwan: THAT the City of Greater Sudbury approves revisions to the Social Services Discretionary Benefits Budget policy as outlined in the report entitled "Social Services Discretionary Policy Update" from the General Manager of Community Development presented at the Community Services meeting on January 15, 2018.

CARRIED

Matters Arising from Operations Committee

January 15, 2018

Councillor Kirwan, as Chair of the Operations Committee, reported on the matters arising from the Operations Committee meeting of January 15, 2018.

The following resolution was presented:

CC2018-32 Kirwan/Signoretti: THAT the City of Greater Sudbury approves Operations Committee resolutions OP2018-01 to OP2018-03 inclusive from the meeting of January 15, 2018.

CARRIED

The following are the Operations Committee resolutions:

Appointment of Chair and Vice-Chair - Operations Committee

OP2018-01 Dutrisac/Reynolds: THAT the City of Greater Sudbury appoints Councillor Kirwan as Chair and Councillor Dutrisac as Vice-Chair of the Operations Committee for the term ending November 30, 2018.

CARRIED

Bill 65 – Safer School Zones Act

OP2018-02 Reynolds/Dutrisac: THAT the City of Greater Sudbury continues to work on the development of the Automated Speed Enforcement program through the Automated Speed Enforcement Working Group, as outlined in the report entitled "Bill 65 - Safer School Zones Act," from the General Manager of Growth and Infrastructure, presented at the Operations Committee meeting on January 15, 2018.

CARRIED

Leading Pedestrian Interval Policy

OP2018-03 Dutrisac/Reynolds: THAT the City of Greater Sudbury approves the use of Leading Pedestrian Intervals at locations with a cumulative assessment score of 5 or more when using the Leading Pedestrian Interval Guidelines;

AND THAT The City of Greater Sudbury does not implement Leading Pedestrian Intervals at traffic signals that have a protected advanced left or right turn movement as outlined in the report entitled "Leading Pedestrian Interval Policy", from the General Manager of Growth and Infrastructure, presented at the Operations Committee meeting on January 15, 2018.

CARRIED

Matters Arising From the Planning Committee

January 22, 2018

Councillor McIntosh, as Chair of the Planning Committee, reported on the matters arising from the Planning Committee meeting of January 22, 2018.

The following resolution was presented:

CC2018-33 Signoretti/Kirwan: THAT the City of Greater Sudbury approves Planning Committee resolutions PL2018-13 to PL2018-16 inclusive from the meeting of January 22, 2018.

CARRIED

The following are the Planning Committee resolutions:

Part of Garson-Coniston Road, Garson - Road Closure and Declaration of Surplus Land

PL2018-13 Jakubo/Sizer: THAT the City of Greater Sudbury declare surplus to the City's needs part of Garson-Coniston Road, Garson, legally described as part of PIN 73562-0071 (LT), being part 18, Plan SR-1800 and part of part 47, Plan SR-2209, Township of Neelon, City of Greater Sudbury;

AND THAT the road be offered for sale to the abutting owner pursuant to the procedures governing the sale of limited marketability surplus land as outlined in Property By-law 2008-174;

AND THAT a by-law be prepared to authorize the closing of the road, as outlined in the report entitled "Part of Garson-Coniston Road, Garson - Road Closure and Declaration of Surplus Land" from the General Manager of Corporate Services dated January 3, 2018, presented at the Planning Committee meeting on January 22, 2018.

CARRIED

Part of Old Creighton Road, Creighton and Part of Goodwill Drive, Garson - Road Closure, Declaration of Surplus Land and Land Exchange

PL2018-14 Sizer/Jakubo: THAT the City of Greater Sudbury close by by-law and declare surplus to the City's needs part of Old Creighton Road, Creighton, legally described as part of PINs 73371-0184(L T), -0185(L T), 0176(L T) and 0177(L T), being Parts 1, 2, 4, 5, 6 and 7 on Plan 53R-12534 and PIN 73371-0193(L T), being Part 3 on Plan 53R-12534, Township of Snider;

AND THAT the road be transferred to the abutting owner, Vale Canada Limited, pursuant to the procedures governing the sale of limited marketability surplus land as outlined in Property By-law 2008-174, in exchange for that part of Goodwill Drive, Garson legally described as part of PIN 73493-0379 (LT), part of Lots 3 and 4, Concession 2, Township of Garson;

AND THAT the appropriate by-laws be prepared to authorize the closing of part of Old Creighton Road, Creighton, the land exchange and the execution of the documents required to complete the transaction as outlined in the report entitled "Part of Old Creighton Road, Creighton and part of Goodwill Drive, Garson - Road Closure, Declaration of Surplus Land and Land Exchange" from the General Manager of Corporate Services, dated January 3, 2018, presented at the Planning Committee meeting on January 22, 2018.

CARRIED

1916596 Ontario Ltd. – Preliminary Planning Report - Application for rezoning to permit a recreation and community centre in the form of a public arena, Kingsway, Sudbury

PL2018-15 Jakubo/Sizer: THAT the City of Greater Sudbury receives the comments and submissions made at the public hearing on File 751-6/17-27, as outlined in the report entitled "1916596 Ontario Ltd." from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of January 22, 2018;

AND THAT staff complete their review of application File 751 -6/17-27 and schedule a second public hearing on this matter before the Planning Committee when complete.

CARRIED

1916596 Ontario Ltd. – Preliminary Planning Report - Applications for Official Plan Amendment and Rezoning to permit a place of amusement in the form of a casino,

Kingsway, Sudbury

PL2018-16 Jakubo/Sizer: THAT the City of Greater Sudbury receives the comments and submissions made at the public hearing on Files 701-6/17-9 and 751-6/17-24, as outlined in the report entitled "1916596 Ontario Ltd ." from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of January 22, 2018;

AND THAT staff complete their review of the applications and schedule a second public hearing on these matters before the Planning Committee when complete.

CARRIED

Adopting, Approving or Receiving Items in the Consent Agenda

The following resolution was presented:

CC2018-34 Kirwan/Signoretti: THAT the City of Greater Sudbury approves Consent Agenda Items C-1 to C-6 inclusive.

CARRIED

The following are the Consent Agenda items:

Minutes

C-1 Planning Committee Minutes of January 8, 2018

CC2018-35 Lapierre/Kirwan: THAT the City of Greater Sudbury adopts the Planning Committee meeting minutes of January 8, 2018.

CARRIED

C-2 City Council Minutes of January 9, 2018

CC2018-36 Kirwan/Lapierre: THAT the City of Greater Sudbury adopts the City Council meeting minutes of January 9, 2018.

CARRIED

C-3 Operations Committee Minutes of January 15, 2018

CC2018-37 Kirwan/Lapierre: THAT the City of Greater Sudbury adopts the Operations Committee meeting minutes of January 15, 2018.

CARRIED

C-4 Community Services Committee Minutes of January 15, 2018

CC2018-38 Sizer/Signoretti: THAT the City of Greater Sudbury adopts the Community Services Committee meeting minutes of January 15, 2018.

CARRIED

C-5 Audit Committee Minutes of January 16, 2018

CC2018-39 Signoretti/Sizer: THAT the City of Greater Sudbury adopts the Audit Committee meeting minutes of January 16, 2018.

CARRIED

Routine Management Reports

C-6 Healthy Community Initiative Fund Applications

Report dated January 26, 2018 from the General Manager of Community Development regarding Healthy Community Initiative Fund Applications.

CC2018-40 Sizer/Signoretti: THAT the City of Greater Sudbury approves the Healthy Community Initiative Fund requests, as outlined in the report entitled "Healthy Community Initiative Fund Applications", from the General Manager of Community Development, presented at the City Council meeting on February 13, 2018;

AND THAT any necessary by-laws be prepared.

CARRIED

Referred & Deferred Matters

R-1 A By-law of the City of Greater Sudbury Regulating Noise

Report dated January 29, 2018 from the General Manager of Corporate Services regarding a By-law of the City of Greater Sudbury Regulating Noise.

For Information Only.

Managers' Reports

R-2 Social Housing Apartment Improvement Program

Report dated January 26, 2018 from the General Manager of Community Development regarding Social Housing Apartment Improvement Program.

The following resolution was presented:

CC2018-41 Signoretti/Sizer: THAT the City of Greater Sudbury approves participation in the Social Housing Apartment Improvement Program, as outlined in the report entitled "Social Housing Apartment Improvement Program" from the General Manager of Community Development, presented at the City Council meeting on February 13, 2018.

CARRIED

R-3 March of Dimes Canada Non Profit Housing Corporation Development Charge Exemption Request

Report dated January 26, 2018 from the General Manager of Community Development regarding March of Dimes Canada Non Profit Housing Corporation Development Charge Exemption Request.

The following resolution was presented:

CC2018-42 Sizer/Signoretti: THAT the City of Greater Sudbury approves the request from March of Dimes Canada Non Profit Housing Corporation to be exempt from paying development charges for the construction of the 12 unit affordable housing apartment building, and an agreement be developed and executed, as outlined in the report entitled "March of Dimes Canada Non Profit Housing Corporation Development Charge Exemption

Request" from the General Manager of Community Development, presented at the City Council meeting on February 13, 2018.

CARRIED

By-Laws

The following resolution was presented:

CC2018-43 Signoretti/Sizer: THAT the City of Greater Sudbury read and pass By-law 2018-18 to and including By-law 2018-34.

CARRIED

The following are the By-Laws:

- 2018-18 A By-law of the City of Greater Sudbury to Confirm the Proceedings of Council at its Meeting of February 13th, 2018
- 2018-19 A By-law of the City of Greater Sudbury to Authorize a Grant to Maison McCulloch Hospice as a Contribution for the Calendar Years 2018 – 2022 Towards the Capital Costs of Construction of an Addition to the Hospice
Finance and Administration Committee Resolution FA2017-36-A14
- 2018-20 A By-law of the City of Greater Sudbury to Authorize a Grant to the City of Greater Sudbury Community Development Corporation for Promotion of Community Economic Development for the 2018 Calendar Year
(This by-law authorizes the annual grant of \$1,000,000 which was confirmed in the budget process.)
- 2018-21 A By-law of the City of Greater Sudbury to Authorize a Grant to the City of Greater Sudbury Community Development Corporation for Funding for Arts and Culture in the 2018 Calendar Year
(This by-law authorizes the 2018 annual grant to the City of Greater Sudbury Community Development Corporation for funding of both the Operating Grants (\$470,386) and the Project Grants (\$93,974) in accordance with the Arts and Culture Grant Program Policy, which was confirmed in the budget process.)
- 2018-22 A By-law of the City of Greater Sudbury to Authorize a Grant to the Nickel District Conservation Authority for its 2018 Capital Program
(This by-law authorizes the annual grant of \$250,000 to the Nickel District Conservation Authority as a contribution towards its capital budget, approved as part of the 2015 budget process for each of the years 2015 to 2018.)
- 2018-23 A By-law of the City of Greater Sudbury to Authorize a Grant to the Junction Creek Stewardship Committee Inc. for the 2018 Calendar Year
(This by-law authorizes a grant of \$30,000 to the Junction Creek Stewardship Committee Inc., formerly advanced through Nickel District Conservation Authority, approved as part of the 2015 budget process for each of the years 2015 to 2018.)

- 2018-24 A By-law of the City of Greater Sudbury to Authorize a Grant to the Alzheimer's Society (This by-law authorizes the annual grant to Alzheimer's Society of \$11,000 as contribution toward their property taxes, which was confirmed in the budget process.)
- 2018-25 A By-law of the City of Greater Sudbury to Authorize a Grant to the Sudbury Finnish Rest Home Society Inc. Operating as Hoivakoti Nursing Home at 233 Fourth Avenue, Sudbury (This By-law authorizes the annual grant to the Sudbury Finnish Rest Home Society Inc. Operating as Hoivakoti Nursing Home of \$39,200 as a contribution towards the cost of the property taxes, which was confirmed in the budget process.)
- 2018-26 A By-law of the City of Greater Sudbury to Authorize a Grant to the Art Gallery of Sudbury (This by-law authorizes the annual grant of \$200,000 to the Art Gallery of Sudbury, which was confirmed budget process.)
- 2018-27 A By-law of the City of Greater Sudbury Regarding the Ontario Municipal Commuter Cycling (OMCC) Program Transfer Payment Agreement
Refer to Presentation 1
- 2018-28 A By-law of the City of Greater Sudbury to Amend By-law 2017-2 being a By-law of the City of Greater Sudbury Respecting the Appointment of Officials of the City
(This by-law updates certain appointments to reflect staff changes.)
- 2018-29 A By-law of the City of Greater Sudbury Regulating Noise
Refer to Item R-1
- 2018-30 A By-law of the City of Greater Sudbury to Amend By-Law 2006-280 Being a By-Law of the City of Greater Sudbury Dealing with the Collection, Removal and Disposal of Waste within the City of Greater Sudbury
Operations Committee Resolution #OP2017-46
- 2018-31 A By-law of the City Of Greater Sudbury to Amend By-law 2012-166 Being a By-law of the City of Greater Sudbury to Designate Areas of the City of Greater Sudbury as Town Centre Community Improvement Project Areas
Planning Committee Resolutions #PL2017-179 & PL2017-179A
- 2018-32 A By-law of the City of Greater Sudbury to Amend By-law 2012-167 Being a By-law of the City of Greater Sudbury By Adopting Amendment No. 1 to the City of Greater Sudbury Town Centre Community Improvement Plan
Planning Committee Resolutions #PL2017-179 & PL2017-179A
- 2018-33 A By-law of the City of Greater Sudbury to Authorize an Agreement with the Northern Water Sport Centre for the Provision of a Municipal Capital Facility at Bell Grove in Bell Park in the City to Exempt from Taxes Levied for Municipal and School Purposes
Council Resolution #CC2017-282

2018-34 A By-law of the City of Greater Sudbury to Adopt a Residential Inflow and Infiltration Subsidy Program
Operations Committee Resolution #OP2017-45

Motions

M-1 Rules of Procedure

With the concurrence of the mover, "to Regulate the Erection of Signs and Advertising Devices" was removed from the last paragraph of the resolution.

The following resolution was presented:

CC2018-44 Sizer/Signoretti: WHEREAS Provincial and Municipal elections occur within months of each other on the same year;

AND WHEREAS during an election year residents are faced with months of election signs posted across the City of Greater Sudbury;

AND WHEREAS Provincial elections generally occur in the month of June, specifically June 7th in 2018;

AND WHEREAS the nomination period for municipal elections runs from May 1st to the close of nominations on July 27th;

AND WHEREAS residents would appreciate some respite from the posted election signs during an election year;

THEREFORE BE IT RESOLVED that the City of Greater Sudbury directs staff to amend by-law 2007-250 to reflect that the posting of municipal election signs not be permitted until the close of nominations and that the by-law come into effect prior to the start of nominations being May 1st, 2018.

Rules of Procedure

Councillor Vagnini requested a simultaneous written recorded vote.

YEAS: Councillors Signoretti, Lapierre, Jakubo, Sizer, McIntosh, Cormier and Reynolds.

NAYS: Councillors Vagnini, Montpellier, Kirwan, Landry-Altmann and Mayor Bigger.

CARRIED

Addendum

No Addendum was presented.

Civic Petitions

No Civic Petitions were submitted.

Question Period and Announcements

Potholes

Councillor Signoretti asked when concerns regarding potholes will be addressed.

Tony Cecutti, General Manager of Growth and Infrastructure Services, stated that they have crews out everyday addressing potholes. They are guided by the minimum municipal standards as to when the potholes have to be addressed. This winter has been particularly challenging as there were multiple freezes and thaws which has repercussions on the asphalt. They will address the issue on a more permanent basis in the summer time.

Councillor Signoretti asked if the potholes are being cleaned out of water before the asphalt is put in.

Tony Cecutti, General Manager of Growth and Infrastructure Services, stated that this is one of the largest challenges with pothole repair in the winter. They do their best to make sure the pothole is as dry as possible but the more you heat the ground more water comes in from the surrounding area due to the frozen water adjacent to the holes.

Road Salt

Councillor Cormier asked if a report can be prepared for the Operations Committee regarding the pros and cons of road salt used for de-icing and its effects on the environment. As well as possible alternatives.

Tony Cecutti, General Manager of Growth and Infrastructure Services, stated that the last formal discussion on the subject with Council was during the discussion of the current winter maintenance policies. At this time, roughly around 2005-2006, the salt management plan was also adopted. He would be happy to update Council through the Operations Committee on this matter at the meeting in April.

Diversion Channel

Councillor Landry-Altmann asked for an update on the diversion channel.

Tony Cecutti, General Manager of Growth and Infrastructure Services, stated that the project remains a priority for the Engineering Department and he will provide an update for the Councillor.

Notices of Motion

No Notices of Motion were presented.

Adjournment

Signoretti/Sizer: THAT this meeting does now adjourn. Time: 8:27 p.m.

CARRIED

Mayor Brian Bigger, Chair

Eric Labelle, City Solicitor and Clerk

Location:	Tom Davies Square
Commencement:	4:02 PM
Adjournment:	6:57 PM

Minutes

Special City Council Minutes of 2/21/18

His Worship Mayor Brian Bigger, In the Chair

Present	Councillors Vagnini [D 4:45 p.m., A 4:47 p.m., D 5:20 p.m.], Montpellier [D 5:00 p.m., A 5:05 p.m.], Dutrisac, Kirwan, Lapierre [D 4:50 p.m., A 4:54 p.m.], Jakubo [D 4:47 p.m., A 4:48 p.m. D 6:55 p.m.], Sizer, McIntosh [D 5:04 p.m., A 5:05 p.m., D 6:50 p.m.], Cormier, Landry-Altmann [D 6:17 p.m.], Mayor Bigger
City Officials	Ed Archer, Chief Administrative Officer; Kevin Fowke, General Manager of Corporate Services; Eliza Bennett, Director of Communications and Community Engagement [D 5:20 p.m., A 5:25 p.m., D 6:08 p.m., A 6:20 p.m.] ; Melissa Zanette, Chief of Staff [D 6:04 p.m., A 6:06 p.m.]; Joanne Kelly, Director of Human Resources and Organizational Development [D 4:50 p.m., A 4:55 p.m.]; Kristen Newman, Deputy City Solicitor/Deputy City Clerk [D 4:32 p.m., A 4:55 p.m.]; Brigitte Sobush, Manager, Clerk's Services/Deputy City Clerk

Declarations of Pecuniary Interests and the general nature thereof

None declared

The following resolution was presented:

Rules of Procedure

Councillor Kirwan requested a Simultaneous Written Recorded Vote.

CC2018-45 Landry-Altmann/Cormier: THAT the City of Greater Sudbury provide Councillors Vagnini and Montpellier with a copy of the Workplace Harassment Investigation Report dated February 19, 2018 in camera.

YEAS: Councillors Vagnini, Montpellier, Dutrisac, Kirwan, Lapierre, McIntosh, Cormier, Landry-Altmann, Mayor Bigger

NAYS: Councillors Jakubo, Sizer
CARRIED

Closed Session The following resolution was presented:

CC2018-46 Sizer/Kirwan: THAT the City of Greater Sudbury move to Closed Session to deal with One (1) matter under the headings of Personal Matters (Identifiable Individual(s)) and Labour Relations or Employee Negotiations regarding a Workplace Harassment Investigation in accordance with the Municipal Act, 2001 s. 239(2)(b) and (d).

CARRIED

Council moved into closed session at 4:32 p.m.

Recess At 6:55 p.m. Council recessed.

Reconvene At 6:56 p.m. Council commenced the Open Session in the Council Chamber.

His Worship Mayor Brian Bigger, In the Chair

Matters Arising from the Closed Meeting

Deputy Mayor Sizer, as chair of the Closed Session, reported that Council met in Closed Session to deal with One (1) matter under the headings of Personal Matters (Identifiable Individual(s)) and Labour Relations or Employee Negotiations regarding a Workplace Harassment Investigation in accordance with the Municipal Act, 2001, s. 239(2)(b) and (d). Two (2) directions were provided to staff with respect to these matters.

Addendum

No Addendum was presented.

Civic Petitions

No Civic Petitions were submitted.

Notice of Motion

No Notices of Motion were presented.

Adjournment

Kirwan/Sizer: THAT this meeting does now adjourn. Time: 6:57 p.m.

CARRIED

Mayor Bigger, Chair

Brigitte Sobush, Deputy City Clerk

Location:	Tom Davies Square
Commencement:	4:56 PM
Adjournment:	6:23 PM

Minutes

Planning Committee Minutes of 2/26/18

Councillor McIntosh, In the Chair

Present	Councillors Lapierre, Jakubo, McIntosh
City Officials	Keith Forrester, Manager of Real Estate; Adam Kosnick Manager of Regulated Services/Deputy City Clerk
Closed Session	<p>The following resolution was presented:</p> <p>PL2018-25 Jakubo/Lapierre: THAT the Planning Committee move to Closed Session to deal with one (1) Proposed or Pending Acquisition or Disposition of Land Matter:</p> <ul style="list-style-type: none"> • Sale of Property - 4614 Desmarais Road, Val Therese <p>in accordance with the Municipal Act, 2001 s.239(2)(c).</p> <p>CARRIED</p> <p>At 4:57 p.m. the Planning Committee moved into Closed Session.</p>
Recess	At 5:07 p.m. the Planning Committee recessed.
Reconvene	At 5:31 p.m., the Planning Committee commenced the Open Session in the Council Chamber.

Councillor McIntosh, In the Chair

Present	Councillors Lapierre, Jakubo, McIntosh
City Officials	Jason Ferrigan, Director of Planning Services; Eric Taylor, Manager of Development Approvals; Robert Webb, Supervisor of Development Engineering; Alex Singbush, Senior Planner; Mauro Manzoni, Senior Planner; Mark Frayne, Director of Engineering Services; Jennifer Babin-Fenske; Coordinator of EarthCare Sudbury Initiatives; Adam Kosnick, Manager of Regulated Services/Deputy City Clerk; Christine Hodgins, Legislative Compliance Coordinator; Renée Stewart, Clerk's Services Assistant

Declarations of Pecuniary Interests and the general nature thereof

None declared

Public Hearings

- 1 Nickel District Conservation Authority – Application to continue the use of the existing building by a motion picture staging and equipment rental company for an additional period of three (3) years, 828 Beatrice Crescent, Sudbury

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated February 5, 2018 from the General Manager of Growth and Infrastructure regarding Nickel District Conservation Authority – Application to continue the use of the existing building by a motion picture staging and equipment rental company for an additional period of three (3) years, 828 Beatrice Crescent, Sudbury.

Meredith Armstrong, Manager of Tourism and Culture, representing the applicant was present.

Alex Singbush, Senior Planner, outlined the report.

Ms. Armstrong stated that this is the third time that Council has been asked to approve the temporary rezoning in order to continue this large project that supports economic development and job growth. The film studio has been involved in supporting over 70 film and television productions which has resulted in millions of dollars coming into the Sudbury community and hundreds of jobs. An active film studio is a crucial piece of infrastructure in order to support the ongoing growth of the film and television sector. The film studio has been very active with economic development staff and other community partners in exploring permanent solutions. They acknowledge that this is not a permanent solution but that it is a helpful contribution that the City has made to support this sector. She further stated that when the building completed its use as an arena, the building was used by the City but not constantly staffed, therefore it became subject to trespassing and vandalism. Since the film studio's arrival, the level of activity in the area has increased which helps the residents in the area feel safer. Generally they have received positive feedback from the area residents.

Jason Ferrigan, Director of Planning Services, stated that they have received one letter of concern in regards to this application. Many of the concerns in the letter are not Planning Act related, therefore the Committee can make the decision on this application with full confidence.

Paul Temelini, concerned resident, stated that most of what he would like to outline is in the letter he sent in. The property was expropriated from his family in order to allow flood plain control, not for arenas or film studios. He stated that this is an illegal activity that he intends to deal with in court should it be necessary.

Micheline Blais, resident, stated that she is representing a local casting company in Sudbury

and would like to speak to the economic impact that this project has had on the community. Her agency has hired and cast close to 6000 people in northern Ontario, ranging in age and in need of extra income. Many have relied on her company in conjunction with the film studio to give the opportunity for extra work. She and the film studio work very closely with Greater Sudbury Police Services (GSPS) in order to provide training programs and bring youth into their shows. This opportunity shows the youth that they can earn money or have a future in film and television should they be interested. In terms of cleaning up the neighbourhood and the outreach that has happened with the youth and individuals in the community, it has been extremely positive. The film industry has created a full-time position for herself that she did not have before which has given her success and a full-time lifestyle. She would love for these kinds of opportunities to continue in the area.

Rob Riselli, resident, stated that he is the film, program and reporting supervisor for “Music and Film in Motion” in Sudbury. Their mandate is to grow the film and television industry in Ontario by helping to bring film and television productions to the region. Part of the development in the industry is to ensure that infrastructure is in place in order to attract productions to the area. A key part of the industry is having a designated studio. Having a studio is necessary in order to allow for productions to replicate scenery that might not be available at the time. A studio is necessary in order to grow the industry and attract production to the region. Local and outside productions would rather not spend the time looking for and using buildings that may only be available once. A studio provides the continuity and stability to provide a space for long running productions such as television series. The film industry is growing and will continue to grow as long as they have the building blocks, stability and infrastructure to maintain it. Having a dedicated studio will encourage productions to continue to come.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

The following resolution was presented:

PL2018-26 Lapierre/Jakubo: THAT the City of Greater Sudbury approves the application by the Nickel District Conservation Authority to amend Zoning By law 2010-100Z to permit a motion picture staging and equipment rental company in accordance with Section 39 of the Planning Act for a temporary period of three (3) years on those lands described as PINs 02132-0402 & 02132-0597, Parcels 31700 & 38788, Lots 1-4, Plan M-797, Lot 6, Plan M-906, Lots 2 & 3, Concession 5, Township of McKim as outlined in the report entitled “Nickel District Conservation Authority”, from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018, subject to the following conditions:

- a) That the uses be limited to the existing arena building;
- b) That there shall be no outdoor storage of equipment or materials, and;
- c) That no additional parking, beyond the existing parking area, shall be required for the temporary use.

YEAS: Councillors Lapierre, Jakubo and McIntosh.

CARRIED

Public comment was received and considered and had no effect on Planning Committee's

decision as the application represents good planning.

2

Trustees of Trinity United Church Garson – Application for rezoning in order to permit the conversion of a former church into a three-unit multiple dwelling, 174 Church Street, Garson

The Planning Committee meeting was adjourned and the Public Hearing was opened to deal with the following application.

Report dated February 2, 2018 from the General Manager of Growth and Infrastructure regarding Trustees of Trinity United Church Garson – Application for rezoning in order to permit the conversion of a former church into a three-unit multiple dwelling, 174 Church Street, Garson.

Steve Mahaffy and Chanda Grylls-Mahaffy the applicants, were present.

Mauro Manzon, Senior Planner, outlined the report.

Mr. Mahaffy stated that the record of site condition has been completed and submitted to the Ministry of the Environment and they are waiting for it to be public in their systems. Phase 2 environmental study is not recommended at this time. He stated that they have been in touch with a contractor regarding the gravel/asphalt driveway. They intend to strictly use the asphalt portion of the driveway as their main entrance and cover the existing gravel with landscaping.

The Chair asked whether there was anyone in the audience who wished to speak in favour or against this application and seeing none:

The Public Hearing concerning this matter was closed and the Planning Committee resumed in order to discuss and vote on the application.

The following resolution was presented:

PL2018-27 Jakubo/Lapierre: THAT the City of Greater Sudbury approves the application by Trustees of Trinity United Church Garson to amend Zoning By-law 2010-100Z by changing the zoning classification from "I", Institutional to "R3", Medium Density Residential on lands described as PIN 73493-0007, Parcel 53377 S.E.S., Part 2, Plan 53R-4141 in Lot 4, Concession 2, Township of Garson, as outlined in the report entitled "Trustees of Trinity United Church Garson", from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018, subject to the following conditions:

- a) The maximum residential density shall be 60 dwelling units per hectare; and,
- b) That prior to the adoption of the amending by-law, the owner shall enter into an agreement with the City addressing the width of the driveway and the removal of asphalt from the gutter.

YEAS: Councillors Lapierre, Jakubo and McIntosh.

CARRIED

No public comment, written or oral, was received, there was no effect on the Planning Committee's decision.

Presentations

1 Greater Sudbury Food Strategy Implementation

Report dated February 6, 2018 from the General Manager of Growth and Infrastructure regarding Greater Sudbury Food Strategy Implementation.

Jennifer Babin-Fenske, Coordinator of EarthCare Sudbury Initiatives, provided an electronic presentation regarding the Greater Sudbury Food Strategy Implementation for decision.

The following resolution was presented:

PL2018-28 Lapierre/Jakubo: THAT the City of Greater Sudbury directs staff to assist with the implementation of the Greater Sudbury Food Strategy through existing resources allocated to the EarthCare Sudbury Program, as outlined in the report entitled "Greater Sudbury Food Strategy Implementation", from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018.

CARRIED

Matters Arising from the Closed Session

Councillor Lapierre reported that the Committee met in Closed Session to deal with one (1) Proposed or Pending Acquisition or Disposition of Land Matters and the following resolution emanated therefrom:

PL2018-29 Jakubo/Lapierre: THAT the City of Greater Sudbury authorize the sale of 4614 Desmarais Road, Val Therese, legally described as: PIN 73504-2278(L T), formerly Parcel 14128, SES, and part of PIN 73504-1661 (LT), formerly Parcel 35202, SES, being Part 1, Plan SR-2975, part of Lot 6, Concession 3, Township of Hanmer;

AND THAT the appropriate by-law be prepared to authorize the sale and execution of the documents required to complete the real estate transaction;

AND THAT the net proceeds of the sale be credited to the Land Acquisition Reserve Fund.

CARRIED

Adopting, Approving or Receiving Items in the Consent Agenda

The following resolution was presented:

PL2018-30 Lapierre/Jakubo: THAT the City of Greater Sudbury approves Consent Agenda Items C-1 to C-4.

CARRIED

The following are the Consent Agenda items:

Routine Management Reports

- C-1 Bonaventure Development Company Limited, Request to extend a draft approved plan of subdivision (Pinellas Road and Keith Avenue), Chelmsford

Report dated February 5, 2018 from the General Manager of Growth and Infrastructure regarding Bonaventure Development Company Limited, Request to extend a draft approved plan of subdivision (Pinellas Road and Keith Avenue), Chelmsford.

PL2018-31 Jakubo/Lapierre: THAT the City of Greater Sudbury's delegated official be directed to amend the conditions of draft plan approval for a plan of subdivision on those lands described as Lots 64-95, 91-117, 127-175, Block D, E and Part of Block C, Plan M-1058, Lot 1, Concession 3, Township of Balfour, as outlined in the report entitled "Bonaventure Development Company Limited" from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018, upon payment of City's processing fee in the amount of \$1938.17 as follows:

1. Replacing the words, "General Manager of Growth and Development" with "General Manager of Growth and Infrastructure" in Condition 16.
2. Replacing the words, "General Manager of Infrastructure Services" with "General Manager of Growth and Infrastructure" in Condition 24.
3. By adding the following at the end of Condition 4. "A soils caution agreement, if required, shall be registered on title to the satisfaction of the Chief Building Official and City Solicitor."
4. By adding the following at the end of Condition 5. "A lot grading agreement shall be registered on title, if required, to the satisfaction of the Director of Planning Services and City Solicitor. The owner shall be responsible for the legal costs of preparing and registering the associated lot grading agreement."
5. In Condition 25 deleting "April 25, 2018" and replacing it with "November 25, 2019".
6. That a new Condition 28 be added as follows:

"28. That prior to the signing of the final plan, the Planning Services Division is to be advised by the City Solicitor that Conditions 4, 5, 18, 20, 21, 22, 23 and 31, have been complied with to his satisfaction."
7. That a new Condition 29 be added as follows:

"29. Final approval for registration may be issued in phases to the satisfaction of the Director of Planning Services, provided that:

 - i) Phasing is proposed in an orderly progression, in consideration of such matters as the timing of road improvements, infrastructure and other essential services; and,
 - ii) all agencies agree to registration by phases and provide clearances, as required, for each phase proposed for registration; furthermore, the required clearances may relate to lands not located within the phases sought to be registered."
8. That a new Condition 30 be added as follows:

"30. That the owner shall have completed all major outstanding infrastructure deficiencies that are critical to the overall function of the subdivision in previous phases of the plan that have been registered, or have made arrangements for their completion, prior to registering a new phase of the plan, to the satisfaction of the General Manager of Growth and Infrastructure."
9. That a new Condition 31 be added as follows:

"31. That in accordance with Section 59(4) of the Development Charges Act, a notice agreement shall be registered on title to ensure that persons who first purchase the subdivided lands after registration of the plan of subdivision are informed, at the time the land is transferred, of all development charges related to development."

CARRIED

C-2

Dalron Construction Ltd. (Valleyview Meadows Subdivision) Request to extend a draft approved plan of subdivision (Main Street and Donald Street), Val Caron

Report dated February 5, 2018 from the General Manager of Growth and Infrastructure regarding Dalron Construction Ltd. (Valleyview Meadows Subdivision) Request to extend a draft approved plan of subdivision (Main Street and Donald Street), Val Caron.

PL2018-32 Lapierre/Jakubo: THAT the City of Greater Sudbury's delegated official be directed to amend the conditions of draft plan approval for a plan of subdivision on those lands described as Part of PIN 73502-0711, Lot 6, Concession 6, Township of Blezard, as outlined in the report entitled "Dalron Construction Ltd." from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018, upon payment of City's processing fee in the amount of \$2848.75 as follows:

1. Replacing the words, "General Manager of Infrastructure" with "General Manager of Growth and Infrastructure" in Conditions 11 and 16.
2. By replacing the "General Manager of Infrastructure Services" with "General Manager of Growth and Infrastructure" in Conditions 14, 15 and 18
3. By adding the following at the end of Condition 12. "A soils caution agreement, if required, shall be registered on title to the satisfaction of the Chief Building Official and City Solicitor."
4. By adding the following at the end of Condition 13. "A lot grading agreement shall be registered on title, if required, to the satisfaction of the Director of Planning Services and City Solicitor. The owner shall be responsible for the legal costs of preparing and registering the associated lot grading agreement."
5. By adding the following wording at the end of Condition 17. "The siltation control plan must show the location and types of sediment and erosion control measures to be implemented. The siltation controls shall remain in place until all disturbed areas have been stabilized. All sediment and erosion control measures shall be inspected daily to ensure that they are functioning properly and are maintained and/or updated as required. If sediment and erosion control measures are not functioning properly, no further work shall occur until the sediment and/or erosion problem is addressed."
6. In Condition 31 deleting "April 30, 2018" and replacing it with "November 30, 2020".
7. Deleting Condition 32.
8. Amending Condition 34 to delete reference to Condition "2" and add Conditions "12", "13", "38" and "41".
9. By adding the following wording at the end of Condition 37. "The utilities servicing plan must be designed by a consulting engineer with a valid Certification of Authorization from the Association of Professional Engineers of Ontario. The owner/applicant shall be responsible for all costs associated with the installation of said services."
10. That a new Condition 38 be added as follows:

"38. As part of the submission of servicing plans, the owner shall have rear yard slope treatments designed by a geotechnical engineer licenced in the Province of Ontario incorporated into the plans at locations required by the General Manager of Growth and

Infrastructure. Provisions shall be incorporated in the Subdivision Agreement to ensure that the treatment is undertaken to the satisfaction of the General Manager of Growth and Infrastructure.”

11. That a new Condition 39 be added as follows:

“39. Final approval for registration may be issued in phases to the satisfaction of the Director of Planning Services, provided that:

- i) Phasing is proposed in an orderly progression, in consideration of such matters as the timing of road improvements, infrastructure and other essential services; and,
- ii) all agencies agree to registration by phases and provide clearances, as required, for each phase proposed for registration; furthermore, the required clearances may relate to lands not located within the phases sought to be registered.”

12. That a new Condition 40 be added as follows:

“40. That the owner shall have completed all major outstanding infrastructure deficiencies that are critical to the overall function of the subdivision in previous phases of the plan that have been registered, or have made arrangements for their completion, prior to registering a new phase of the plan, to the satisfaction of the General Manager of Growth and Infrastructure.”

13. That a new Condition 41 be added as follows:

“41. That in accordance with Section 59(4) of the Development Charges Act, a notice agreement shall be registered on title to ensure that persons who first purchase the subdivided lands after registration of the plan of subdivision are informed, at the time the land is transferred, of all development charges related to development.”

CARRIED

C-3 Crich Holdings & Buildings Ltd. request to extend a draft approved plan of subdivision (Patricia Street and Bonnie Drive), Lively

Report dated February 5, 2018 from the General Manager of Growth and Infrastructure regarding Crich Holdings & Buildings Ltd. request to extend a draft approved plan of subdivision (Patricia Street and Bonnie Drive), Lively.

PL2018-33 Jakubo/Lapierre: THAT the City of Greater Sudbury’s delegated official be directed to amend the conditions of draft plan approval for a plan of subdivision on those lands described as Part 1, Plan 53R-19288, Lot 5, Concession 4, Township of Waters, as outlined in the report entitled “Crich Holdings & Buildings Ltd.” from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018, upon payment of City’s processing fee in the amount of \$1,159.50 as follows:

1. By replacing the “General Manager of Infrastructure Services” with “General Manager of Growth and Infrastructure” in Condition 13.
2. By adding the following wording at the end of Condition 2, “ , sidewalks and stormwater management facilities.”
3. By adding the following wording at the end of Condition 10, “The stormwater management report shall be prepared, signed, sealed, and dated by a professional engineer with a valid certificate of authorization. The engineering consultant shall meet with the Development Approvals Section prior to commencing the stormwater management report.”

4. Amending Condition 15 to delete reference to condition “6” and add Conditions “19”, “22”, “23”, “25”, “35” and “40”.
5. Amending Condition 18 to delete, “March 20, 2018” and replacing it with “December 20, 2020”.
6. By adding the following at the end of Conditions 22 and 23, “A soils caution agreement, if required, shall be registered on title to the satisfaction of the Chief Building Official and City Solicitor.”
7. By adding the following at the end of Condition 25, “A lot grading agreement shall be registered on title, if required, to the satisfaction of the Director of Planning Services and City Solicitor. The owner shall be responsible for the legal costs of preparing and registering the associated lot grading agreement.”
8. By adding the following at the end of Condition 26, “The siltation control plan must show the location and types of sediment and erosion control measures to be implemented. The siltation controls shall remain in place until all disturbed areas have been stabilized. All sediment and erosion control measures shall be inspected daily to ensure that they are functioning properly and are maintained and/or updated as required. If the sediment and erosion control measures are not functioning properly, no further work shall occur until the sediment and/or erosion problem is addressed.”
9. By deleting in Condition 27, the words, “Greater Sudbury Hydro Inc.” and replacing them with, “Greater Sudbury Hydro Plus Inc.”
10. By adding the following wording at the end of Condition 28. “The utilities servicing plan must be designed by a consulting engineer with a valid Certification of Authorization from the Association of Professional Engineers of Ontario. The owner/applicant shall be responsible for all costs associated with the installation of said services.”
11. In Condition 31 deleting “March 20, 2018” and replacing it with “December 20, 2020”.
12. That a new Condition 32 be added as follows:

“32. The owner will be required to provide permanent silt and erosion control drainage works to the subdivision’s storm water outlet to the satisfaction of the Director of Planning Services.”
13. That a new Condition 33 be added as follows:

“33. The owner/applicant shall be responsible for the design of any required stormwater management facility as part of the servicing plans for the subdivision and the owner shall provide the lands for the stormwater management facility as a condition of this development.”
14. That a new Condition 34 be added as follows:

“34. The owner shall be required to have all stormwater management facilities constructed and approved by the City prior to initial acceptance of roads and sewers or at such time as the Director of Planning Services may direct.”
15. That a new Condition 35 be added as follows:

“35. As part of the submission of servicing plans, the owner shall have rear yard slope treatments designed by a geotechnical engineer licensed in the Province of Ontario incorporated into the plans at locations required by the General Manager of Growth and

Infrastructure. Suitable provisions shall be incorporated in the Subdivision Agreement to ensure that the treatment is undertaken to the satisfaction of the General Manager of Growth and Infrastructure.”

16. That a new Condition 36 be added as follows:

“36. The proposed internal subdivision roadways are to be built to urban standards, including curbs, gutters, sidewalks, storm sewers and related appurtenances and new asphalt binder course to the City of Greater Sudbury Engineering Standards at the time of submission.”

17. That a new Condition 37 be added as follows:

“37. The owner will be required to ensure that the corner radius for all intersecting streets is to be 9.0 m.”

18. That a new Condition 38 be added as follows:

“38. Final approval for registration may be issued in phases to the satisfaction of the Director of Planning Services, provided that:

i) Phasing is proposed in an orderly progression, in consideration of such matters as the timing of road improvements, infrastructure and other essential services; and

ii) All agencies agree to registration by phases and provide clearances, as required, for each phase proposed for registration; furthermore, the required clearances may relate to lands not located within the phase sought to be registered.”

19. That a new Condition 39 be added as follows:

“39. That the owner shall have completed all major outstanding infrastructure deficiencies that are critical to the overall function of the subdivision in previous phases of the plan that have been registered, or have made arrangements for their completion, prior to registering a new phase of the plan, to the satisfaction of the General Manager of Growth and Infrastructure Services.”

20. That a new Condition 40 be added as follows:

“40. That in accordance with Section 59(4) of the Development Charges Act, a notice agreement shall be registered on title to ensure that persons who first purchase the subdivided lands after registration of the plan of subdivision are informed, at the time the land is transferred, of all development charges related to development.”

CARRIED

C-4

Sharon and Juha Tastula – Consent Referral Request for Consent Application B0104/2017, 3581 Lammi’s Road, Sudbury

Report dated February 5, 2018 from the General Manager of Growth and Infrastructure regarding Sharon and Juha Tastula – Consent Referral Request for Consent Application B0104/2017, 3581 Lammi’s Road, Sudbury.

PL2018-34 Lapierre/Jakubo: THAT the City of Greater Sudbury approves the request by Sharon and Juha Tastula to allow Consent Application B0104/2017 on those lands described as PIN 73473-0302, Parcel 5134, Parts 3 and 4, Plan 53R-14719, Lot 12, Concession 4, Township of Broder, to proceed by way of the consent process, as outlined in the report entitled “Sharon and Juha Tastula” from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting of February 26, 2018.

CARRIED

Addendum

No Addendum was presented.

Civic Petitions

No Civic Petitions were submitted.

Question Period and Announcements

No Questions were asked.

Notices of Motion

No Notices of Motion were presented.

Adjournment

Jakubo/Lapierre: THAT this meeting does now adjourn. Time: 6:23 p.m.

CARRIED

Adam Kosnick, Deputy City Clerk

For Information Only

By-laws 87-340 and 87-341 Requiring Owners to Connect Water and Wastewater Works 2018 Exemption Amount

Presented To:	Special City Council
Presented:	Tuesday, Mar 20, 2018
Report Date	Thursday, Mar 01, 2018
Type:	Correspondence for Information Only

Resolution

For Information Only

Relationship to the Strategic Plan / Health Impact Assessment

This report refers to operational matters.

Report Summary

The purpose of this report is to provide Council with the updated expenditure level that qualifies for an exemption from mandatory connections to water and wastewater systems in accordance with policy.

Financial Implications

There are no financial implications associated with this report.

Signed By

Report Prepared By

Dion Dumontelle
Co-ordinator of Finance, Water
Wastewater
Digitally Signed Mar 1, 18

Division Review

Ed Stankiewicz
Executive Director of Finance, Assets
and Fleet
Digitally Signed Mar 1, 18

Financial Implications

Jim Lister
Manager of Financial Planning and
Budgeting
Digitally Signed Mar 1, 18

Recommended by the Department

Kevin Fowke
General Manager of Corporate
Services
Digitally Signed Mar 2, 18

Recommended by the C.A.O.

Ed Archer
Chief Administrative Officer
Digitally Signed Mar 5, 18

Background

This report updates the expenditure level that would qualify for an exemption from mandatory connections to water and wastewater systems in accordance with policy.

Some by-laws of the former Regional Municipality of Sudbury remain in effect under the City of Greater Sudbury, including By-laws 87-340 and 87-341 requiring owners to connect to sewer and water works.

These by-laws make provision for exemptions from mandatory connections to sewer and water services based on a number of conditions. One of the conditions is cost of connections, which is changed annually.

These by-laws will not affect any properties in the annexed areas at amalgamation, as no sewer or water services are available.

Owners are exempt from mandatory connections to water / wastewater services, if together with other conditions, the costs to establish the private portion of each connection exceeds a specified limit. The limit is increased / decreased annually in direct proportion to increases / decreases in the Composite Component of the Canadata Construction Index, Ontario series, using November 15th of each year, over the previous year.

The increase for 2018 over 2017 is 3.0 percent.

Therefore, for 2018 exemptions from mandatory connections are available if, together with other conditions, the costs to establish the private portion of each connection exceeds \$11,475.

For Information Only

2017 Water Works Summary Report

Presented To:	Special City Council
Presented:	Tuesday, Mar 20, 2018
Report Date	Friday, Mar 02, 2018
Type:	Correspondence for Information Only

Resolution

For Information Only

Relationship to the Strategic Plan / Health Impact Assessment

This report refers to a priority identified in the 2015-2018 Corporate Strategic plan under Responsive, Fiscally Prudent, Open Governance. More specifically, this report continues a service which is designed to communicate to the citizens and Council on water treatment performance.

Report Summary

Attached is the 2017 Water Works Summary report for Council's information. The Safe Drinking Water Act requires that by March 31, of the following year that a summary report be give to Council for review and then made available for public viewing which, for each of the systems operated, must:

- List the requirements of any Act, Regulation, System Approval or Order that the system failed to meet at any time during the period covered by the report;
- The duration of any such failure; and
- For each failure, provide a description of the corrective action taken.

The summary report must also include the following information for the purpose of enabling council to assess the capabilities of each system in meeting existing and planned usages. Specifically:

- A summary of the quantities and flow rate of the water supplied during the period covered by the report, including monthly averages, maximum daily flows, and daily instantaneous peak flow rates; and
- A comparison of the summary of the above flows to the rated capacity and flow rates approved in the system approval.

Signed By

Report Prepared By

Julie Friel
Manager Water Treatment
Digitally Signed Mar 2, 18

Manager Review

Mike Jensen
Acting Director of Water/Wastewater Services
Digitally Signed Mar 2, 18

Financial Implications

Jim Lister
Manager of Financial Planning and Budgeting
Digitally Signed Mar 2, 18

Recommended by the Department

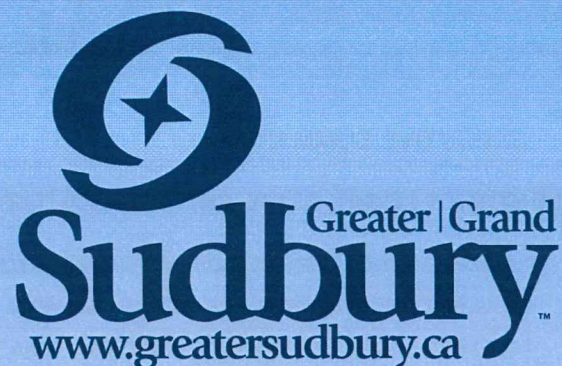
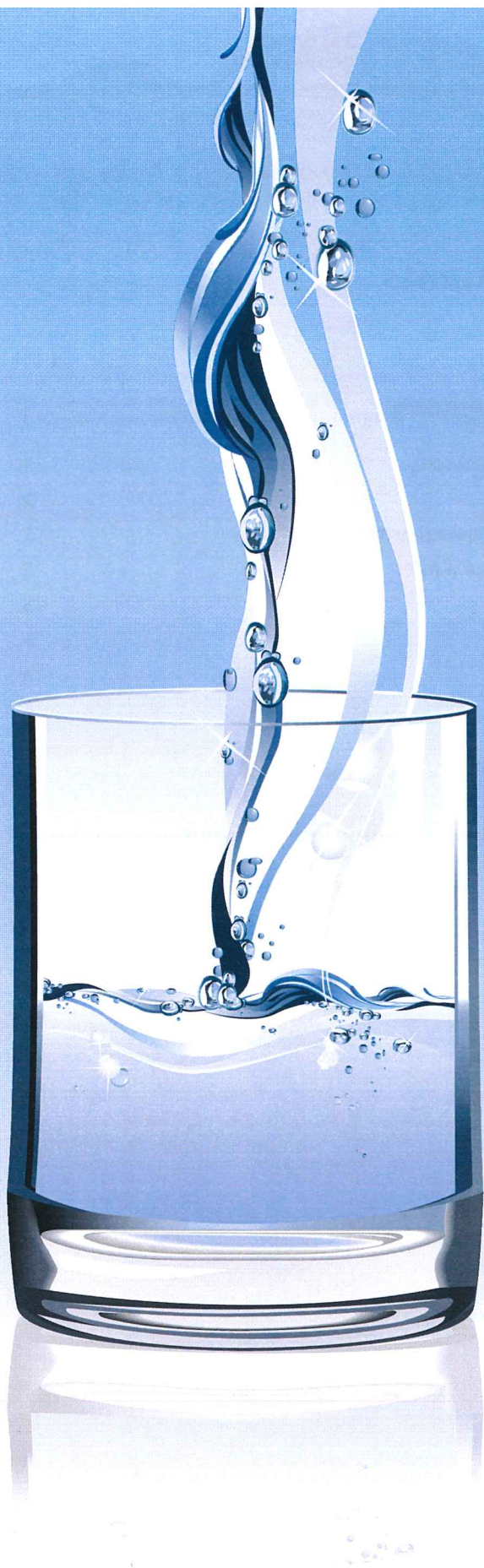
Tony Cecutti
General Manager of Growth and Infrastructure
Digitally Signed Mar 4, 18

Recommended by the C.A.O.

Ed Archer
Chief Administrative Officer
Digitally Signed Mar 5, 18

Financial Implications

There are no financial implications associated with this report.



2017 Water Works Summary Report

**Large Municipal
Residential Systems**

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Executive Summary

The production and delivery of potable water in Ontario is regulated by the Ministry of the Environment and Climate Change (MOECC) under the **Safe Drinking Water Act, 2002, S.O. 2002, c. 32** (formerly the Ontario Water Resources Act). Regulated systems must meet the requirements of the **Safe Drinking Water Act, 2002, S.O. 2002, c. 32** and its regulations. Most notably: the Drinking Water Systems Regulation Ontario Regulation (O.Reg.) 170/03 sets out treatment and testing requirements for all categories of regulated water systems; O.Reg. 169/03 covers the Ontario Drinking Water Quality Standards; and O.Reg. 128/04 covers the necessity for Certification of Drinking Water System Operators and Water Quality Analysts.

Since the implementation of the Act, several amendments to O. Reg. 170/03 have taken place. There are amendments requiring additional resources and costs, such as the Community Lead Testing initiative and Quality Management Systems, while others streamlined legislative requirements to make the new regulations feasible for the vast majority of municipalities.

Among other obligations, the O.Reg. 170/03 prescribes the need for all owners of licensed water works to produce an Annual Summary Report as indicated in Schedule 22. This Summary Report is filed annually for the previous calendar year (January 1st through December 31st) and must contain the following information:

- List of requirements of the Safe Drinking Water Act (SDWA), the regulations, the system's approval, drinking water works permits and the municipal drinking water license
- Any orders applicable to the system that were not met at any time during the period covered by the report. If any failures were identified, specify the duration of the failure and describe the measures taken to correct the situation;
- Summary of quantities and flow rates of the water supplied during the reporting period, including monthly averages and maximum daily flows; and
- A comparison of the summary of quantities and flow to the rated capacities and flows approved in the systems approval, drinking water works permit or municipal drinking water license.

An Annual Report, to fulfill Section 11 of Ontario Regulation 170/03, has been completed separately and details the drinking water quality of all of the CGS owned and operated drinking water systems. This annual report is available for viewing on the City of Greater Sudbury's website (<http://www.greatersudbury.ca/living/sewer-and-water/water-source/water-quality-reports/>) and notices have been posted in local newsprint for those that do not have access to a computer, one can be accessed at any of the CGS Citizen Service Centers to view.

The City of Greater Sudbury is listed as the Owner of five large municipal, residential drinking water systems and one independent distribution system. The one distribution system (Vermilion) receives its water from a “donor system” which is operated by Vale. The City of Greater Sudbury is supplied from this “donor system” wherein water is purchased by the CGS from Vale and supplied to consumers through a CGS owned distribution system. The following reports are written to comply with the Condition that each of these facilities produces an Annual Summary Report as per Schedule 22 of O. Reg. 170/03. Table 1 provides a summary of the various water systems throughout the City.

Table 1 - Overview of the City’s Water Systems

Name	Owner	Type of Facility	Source of Water	Community Served
Sudbury Drinking Water System - Wanapitei	City of Greater Sudbury	Surface water conventional treatment plant and Ultraviolet irradiation, Fluoridation, Corrosion control added, Distribution system	Wanapitei River	Sudbury, Coniston, Wanapitei, Markstay, Garson
Sudbury Drinking Water System - David Street		Surface water Membrane Filtration and Ultraviolet irradiation, Fluoridation, Corrosion control added, Distribution system	Ramsey Lake	Sudbury (West and South sections)
Sudbury Drinking Water System - Garson		Wells with disinfection, Fluoridation, Distribution system	Groundwater	Garson (east of Penman Dr.)
Dowling Drinking Water System	City of Greater Sudbury	Wells with disinfection and Ultraviolet irradiation, Fluoridation, Distribution system	Groundwater	Dowling
Valley Drinking Water System	City of Greater Sudbury	Wells with disinfection and Ultraviolet irradiation, Fluoridation, Corrosion control added for supply to Capreol, Distribution system	Groundwater	Valley East, Azilda, Chelmsford & Capreol

Falconbridge Drinking Water System	City of Greater Sudbury	Wells with disinfection, Fluoridation, Corrosion control added, Distribution system	Groundwater	Falconbridge
Onaping /Levack Drinking Water System	City of Greater Sudbury	Wells with disinfection, Fluoridation, Corrosion control added, Distribution system	Groundwater	Onaping & Levack
Vermilion River Water Treatment Plant	Vale	Surface water conventional treatment plant, Fluoridation and Corrosion control added	Vermilion River	Vermilion Distribution System
Vermilion Distribution System	City of Greater Sudbury	Distribution System	Vermilion River WTP	Lively, Naughton, Whitefish, Copper Cliff, Walden Industrial Park

Due to the significant impact of the Drinking Water Protection Regulation and continuing Source Water Protection legislation, virtually all of the City's water works have had to undergo some level of upgrading. It should not be assumed that these upgrades are the result of any detected incidents of poor water quality. The upgrades at the City water works are necessary to reduce the risk of potable water contamination as deemed necessary by the MOECC. The level of acceptable risk is stipulated through mandatory compliance with O. Reg. 170/03.

The last several years have seen a number of upgrades at most CGS water facilities and throughout various sections of the distribution systems. It is important to understand that this is part of the required process of the Regulations and the MOECC's statutory Standard of Care to ensure all citizens have access to and receive safe drinking water. The regulation stipulates that water works owners will continually monitor water works performance, and review levels of treatment versus current standards and emerging technologies. The Ministry of the Environment and Climate Change (MOECC) is responsible for the enforcement of regulations and conducts regular, announced and unannounced, inspections of all of our facilities every year. MOECC inspections "grading" has given the CGS water systems a **99.52%** for the systems inspected to date through the 2017 inspection regimen. We are anticipating the results of the Wanapitei and David inspections that are currently in progress. The public expects that responsible Owners will be diligent in their duty to care for public water supplies.

The Community Lead Testing Initiative was mandated by the MOECC in 2007 and falls under O. Reg. 170/03, Schedule 15.1. Although there have been challenges in garnering enough volunteers for the



program, the City is continuing with the initiative. The City has completed sixteen periods of lead sampling to date. Results have been positive and demonstrated that lead is not a concern for the City of Greater Sudbury. The Onaping/Levack system has seen considerable improvement with the corrosion control additive and pH adjustment measures in which were upgraded to facilitate product capacity in 2017. To date, 3967 samples have been collected and analyzed, by a third party laboratory, throughout CGS owned Drinking Water Systems. There have been a combined total of 176 private residences, commercial establishments and distribution samples analyzed in the 2017 program. Within this round of sampling there have been two samples that were found to be in excess of the standard. These samples were taken from a commercial and residential volunteer and are representing approximately 1.14% of all samples. The lead sampling initiative will continue into the foreseeable future but the City has been able to act on new legislative provisions put forth by the MOECC. Drinking water systems that have demonstrated less than 10% of one half the Maximum Allowable Concentration (MAC) over six rounds of lead sampling will no longer be required to test in private residents or commercial establishments. Drinking Water Systems that have a population over 50,000 will continue to be required to test for Lead, but at a reduced number, providing the same criteria as listed above for half MAC have been met.

The City is well organized to manage the existing water works systems. Further, staff has been proactive to ensure all necessary measures are taken to achieve compliance with the Regulations and the various Drinking Water Permits and Licenses. The water works owned and operated by the City have been managed with the standard of care expected by the public and as legislated by the government. All necessary upgrades have been completed or are being planned and implemented in accordance with applicable standards.


Reviewed by:

Date: March 1 2018


Julie Friel
Manager Water Treatment

Approved by:

Date: March 1 2018


Mike Jensen
Acting Director, Water and Wastewater

Services

SECTION 1 – LEGISLATIVE AND REGULATORY REQUIREMENTS

Regulated systems must meet the requirements of Ontario's *Safe Drinking Water Act, 2002* and its regulations. Most notably, the Drinking Water Systems Regulation sets out treatment and testing requirements for all categories of regulated water systems, including non-municipal and municipal non-residential operations. Some of the CGS systems are classified as Class IV and therefore require Operators of the same level of Certification. Related regulations made under the Act:

1.1 O.REG. 128/04 CERTIFICATION OF DRINKING-WATER SYSTEM OPERATORS AND WATER QUALITY ANALYSTS

This Regulation was filed on May 14, 2004 (Last amendment: O.Reg. 466/10). Section 29 lists Operator training requirements and the number of training hours required for operators. Class IV Water Treatment Operators will require 14 hours of continuing education with an additional 36 hours of on-the-job practical training, for a minimum of 50 hours total of annual training. The continuing education that is used to meet the training requirements must be approved by the MOECC Director using criteria which includes the following:

- a. The training course must have documented learning objectives.
- b. The training course must be planned and be provided by a qualified training provider.
- c. The training course must include a means to verify that the participants have learned the material covered in the course
- d. The training course must cover subject matter that is directly related to the duties typically performed by an operator.

The on-the-job practical training that is used to meet the training requirements must meet a criterion that includes the following:

- a. The training must have documented learning objectives.
- b. The training must be provided by a trainer with expertise in the subject matter that is being covered.
- c. The training must be in respect of subject matter that is directly related to the duties typically performed by an operator

Note: The annual number of hours of training set out in Table 1 may be averaged over the three years during which an operator's certificate is valid but shall not be reduced or prorated for an operator who is employed on a part-time basis.

Table 1 – Annual Training for Operators

Type and Class of Subsystem in Which The Operator is Employed	Training Requirements	Minimum Total Hours
Limited Groundwater or Limited Surface Water	7 hours or more of continuing education, with the remaining hours to at least the minimum total as on-the-job practical training	20
Class I Water Treatment or Class I Distribution or Class I Distribution and Supply	7 hours or more of continuing education, with the remaining hours to at least the minimum total as on-the-job practical training	30
Class II Water Treatment or Class II Distribution or Class II Distribution and Supply	12 hours or more of continuing education, with the remaining hours to at least the minimum total as on-the-job practical training	35
Class III Water Treatment or Class III Distribution or Class III Distribution and Supply	14 hours or more of continuing education, with the remaining hours to at least the minimum total as on-the-job practical training	40
Class IV Water Treatment or Class IV Distribution or Class IV Distribution and Supply	14 hours or more of continuing education, with the remaining hours to at least the minimum total as on-the-job practical training	50

O. Reg. 128/04, s. 29, Table 1

1.2 O. REG. 242/05 COMPLIANCE AND ENFORCEMENT

This Regulation (Last amendment: O.Reg. 328/08) lists the requirements for inspections. What to do when deficiencies and contraventions are found. This regulation also deals with enforcement, investigations and notices required once investigations have been completed.

1.3 O. REG. 172/03 DEFINITIONS OF "DEFICIENCY" AND "MUNICIPAL DRINKING-WATER SYSTEM"

Ontario Regulation 172/03 (Last Amendment: O.Reg. 329/08), provides definitions of words and expressions within the Safe Drinking Water Act and associated Regulations.

1.4 O. REG. 171/03 DEFINITIONS OF WORDS AND EXPRESSIONS USED IN THE ACT

Ontario Regulation 171/03 (Last amendment: O.Reg. 336/13) - Provides definitions of words and expressions within the Safe Drinking Water Act and associated Regulations.

1.5 O. REG. 170/03 DRINKING WATER SYSTEMS

This Regulation was filed in 2004 (Last amendment: O.Reg. 374/15). This regulation outlines the requirements for:

- 1) Types of Drinking Water Systems
- 2) Required reports (annual, summary reports)
- 3) Retention of record
- 4) Treatment equipment requirements
- 5) Types of Treatment
- 6) Operational Checks, Sampling and Testing
- 7) Use of accredited laboratories
- 8) Maintenance and Operational Checks
- 9) Microbiological Sampling and Testing
- 10) Chemical Sampling and Testing
- 11) Reporting Adverse Test Results and Other Problems
- 12) Corrective Action
- 13) Engineers' Reports
- 14) Inorganic Parameters
- 15) Organic Parameters

1.6 O. REG. 248/03 DRINKING WATER TESTING SERVICES

Ontario Regulation 248/03 (Last amendment: O.Reg. 416/09) - Drinking-Water Testing Services is the regulation governing accredited laboratories that came into effect October 31, 2004.

- 1) Lists systems that do not require drinking-water testing license
- 2) Lists prescribed tests of the Safe Drinking Water Act
- 3) Lists person(s) to do water quality analysis
- 4) Lists the types of tests that can be conducted for the sole purpose of carrying out research or Criteria for drinking-water testing services
- 5) Conditions of drinking-water testing license
- 6) Handling samples
- 7) Testing records
- 8) Laboratory qualifications and accreditation

1.7 O. REG. 169/03 ONTARIO DRINKING WATER QUALITY STANDARDS

Ontario Regulation 169/03 (Last amendment: O.Reg 373/15). This regulation sets out standards in Schedules 1, 2 and 3 as prescribed drinking-water quality standards. Included in this regulation are the compliance standards.

1.8 O. REG. 453/07 FINANCIAL PLANS

Ontario Regulation 169/03 (Last amendment: O.Reg 69/08). This regulation sets out the requirement to produce and have approved by council of the municipality a financial plan. Included in this regulation are the requirements of the financial plan for license renewals.

- 1) Financial plans must be approved by a resolution that is passed by a council
- 2) Financial plans must apply to a period of at least six years
- 3) Financial plans must include:
 - i. Details of the proposed or projected financial position of the drinking water system itemized by,
 - A. total financial assets,
 - B. total liabilities,
 - C. net debt,
 - D. non-financial assets that are tangible capital assets, tangible capital assets under construction, inventories of supplies and prepaid expenses, and
 - E. changes in tangible capital assets that are additions, donations, write downs and disposals.
 - ii. Details of the proposed or projected financial operations of the drinking water system itemized by,
 - A. total revenues, further itemized by water rates, user charges and other revenues,
 - B. total expenses, further itemized by amortization expenses, interest expenses and other expenses,
 - C. annual surplus or deficit, and
 - D. accumulated surplus or deficit.
 - iii. Details of the drinking water system's proposed or projected gross cash receipts and gross cash payments itemized by,
 - A. operating transactions that are cash received from revenues, cash paid for operating expenses and finance charges,
 - B. capital transactions that are proceeds on the sale of tangible capital assets and cash used to acquire capital assets,
 - C. investing transactions that are acquisitions and disposal of investments,

- D. financing transactions that are proceeds from the issuance of debt and debt repayment,
 - E. changes in cash and cash equivalents during the year, and
 - F. cash and cash equivalents at the beginning and end of the year.
- iv. Details of the extent to which the information described in subparagraphs i, ii and iii relates directly to the replacement of lead service pipes as defined in section 15.1- 3 of Schedule 15.1 to Ontario Regulation 170/03 (Drinking Water Systems), made under the Act.
- 4) Make the financial plan available to the public, free of charge.

SECTION 2 - PLANT SPECIFIC REVIEW

2.1 Plant Specific Requirements

This Section of the report provides details on measures taken by the City to ensure compliance with Terms and Conditions of the Municipal Drinking Water Licenses, Drinking Water Works Permits, Acts, Regulations or any MOECC orders the systems may have been under during the reporting period. This section of the report also provides details on the specifics of the systems, any non-compliance issues along with actions taken by the City to rectify the situations, as well as flow data with comparison to allowable limits. This flow comparison is to allow for a basic overview of the systems performance and allows for review and planning of possible future expansions if required.

A more detailed description of the water works is provided at the start of each sub-section. The description is provided for reference purposes only, and to ensure that the compliance measures remain in context. All non-compliance items and the corrective actions taken are summarized in table format and appended to the particular plant section in this report. The most recent Municipal Drinking Water License and Drinking Water Works Permit that was valid at the time of this report is also listed in the particular plant section.

Sudbury Drinking Water System - Wanapitei DWS# 210001111

Municipal Drinking Water License: 016-106

Issue Number: 4

December 12, 2017

Drinking Water Works Permit: 016-206

Issue Number: 5

May 24, 2017

The Wanapitei WTP is a surface water plant which draws water from the Wanapitei River. Proportionally, the plant supplies approximately 60% of the water for Sudbury; however, most of the water produced is delivered to New Sudbury, Coniston, Wanapitei, Markstay, and parts of downtown. Garson, west of Falconbridge Rd. and O'Neil Dr., is also supplied by this plant. The plant was constructed in the 1970's at the onset of Regional Government. Since the original construction, the plant has undergone upgrading to enhance treatment efficiency, increase production, and to reduce energy costs. Completed projects in 2017 and the associated approximate costs included:

- Alum tank inspections and cleaning \$4,121
- Rehabilitation of the UV system \$23,409
- Maintenance to both Reactivators \$78,559
- Maintenance to Coniston Pressure Reducing Valve \$10,021
- Watermain Lining \$937,042
- Installation of two online turbidity monitoring on the Reactivators \$15,085
- Potable Water Treatment pump #2 rehabilitation \$29,026

The raw water supply for this plant is the Wanapitei River. The raw water quality is reasonably reliable but is, however, subject to some change, which is typical of most rivers. The watershed area for the Wanapitei River is vast with much in its natural state.

The river water quality varies depending on seasonal changes, upstream operations of dams, and local weather patterns. Some process parameters affected by these changes include: temperature, turbidity, organics and color

The changing raw water quality requires careful observation by the water plant operators to ensure necessary process and chemical adjustments are made to effectively treat the water and optimize the plants performance.

The Wanapitei WTP incorporates conventional technologies to treat the water. The raw water undergoes initial treatment with chlorine dioxide for taste and odor control and/or chlorine for pre-disinfection. Raw

water is further subjected to chemical coagulation with alum to form a floc. The coagulated water passes through one of two settling tanks, referred to as reactivators, for the flocculation and sedimentation process. The water then passes through one of four, dual media, filter beds. The filtered water is treated with hydrated lime for pH/alkalinity adjustment; with chlorine to maintain disinfection; with fluoride to comply with Sudbury and District Health Unit requirements; and with polyphosphate to reduce corrosion in the distribution system. The final process the finished water undergoes is irradiation by ultraviolet light. The plant is designed to be capable of achieving, at all times, at least 99.99% removal or inactivation of viruses by the time water enters the distribution system.

The distribution system incorporates a large diameter concrete pressure pipe to deliver water to Sudbury and Coniston. The communities are networked with an extensive distribution system including numerous booster stations. The system pressure is regulated by the water level in the Ellis Water Reservoir. Most of the pipes in the distribution system are less than 50 years old and much of the system is plastic pipe.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 2 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during the 2016 reportable period since we are presently waiting for the 2017 inspection results.

Table 2 - Wanapitei Water Treatment Plant

Item	Non-Compliance	Measure Taken to Ensure Compliance
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 3 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit. There were no adverse water quality incidences for this section of the system in 2017.

Table 3 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
NA						

Annual Flow Summary

Table 4 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reportable period.

Table 4 - Annual Flow Summary (Sudbury Plants)

	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	670,396	21,626	24,224	358.38	54,000	45
February	634,304	22,654	24,544	428.76	54,000	45
March	714,240	23,040	24,360	408.24	54,000	45
April	661,752	22,058	23,016	321.45	54,000	43
May	627,976	20,257	22,560	314.11	54,000	42
June	696,632	23,221	25,638	474.49	54,000	47
July	749,152	24,166	26,272	395.23	54,000	49
August	755,288	24,364	28,368	390.22	54,000	53
September	744,968	24,832	27,344	386.87	54,000	51
October	739,152	23,844	26,480	354.06	54,000	49
November	728,496	24,283	26,400	356.04	54,000	49
December	723,560	23,341	25,176	336.85	54,000	47
Total	8,445,916					

Sudbury Drinking Water System - David Street DWS# 220003537

Municipal Drinking Water License: 016-106
Issue Number: 4
December 12, 2017
Drinking Water Works Permit: 016-206
Issue Number: 5
May 24, 2017

The David St. WTP is a surface water plant, which draws water from Ramsey Lake. Proportionally, the plant services approximately 40% of Sudbury, however, most of the water produced at the David St. WTP is normally delivered to the south, west and downtown areas of Sudbury. The plant was originally over 100 years old but has undergone numerous upgrades to meet changing needs. The plant completed retrofits with Zenon membrane ultra filtration technologies and ultraviolet irradiation in 2004 to ensure the treatment system meets the requirements in O. Reg. 170/03. The plant is designed to be capable of achieving, at all times, at least 99.99% removal or inactivation of viruses by the time water enters the distribution system.

The raw water supply for the David St. WTP is Ramsey Lake. Under the Clean Water Act and careful review by the Source Water Protection Committee and City staff, provisions have been established to maintain and improve the source water quality.

The City is planning to have the David St. plant remain an integral part of the water works system for many years. The portion of the distribution system supplied by the David Street WTP includes parts of downtown Sudbury, the south and west ends of Sudbury. In addition, the Ellis Reservoir is part of the distribution network for Sudbury. The Ellis Reservoir is a 36.4 million liter, dual cell, water storage facility that is also fed by the treated potable water produced at the Wanapitei WTP. As is common with many older distribution networks, the Sudbury pipe system is prone to line breaks, complaints of discolored water and difficulties maintaining adequate chlorine residual. Projects completed for 2017 and the associated approximate costs included watermain lining within the distribution system at an approximate cost of \$687,854.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 5 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during the 2016 reportable period since we are presently waiting for the 2017 inspection results.

Table 5 - David Street Water Treatment Plant

Item	Non-Compliance	Measure Taken to Ensure Compliance
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 6 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit. There were no adverse water quality incidences for this section of the system in 2017.

Table 6 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
NONE						

Annual Flow Summary

Table 7 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reporting period.

Table 7 - Annual Flow Summary

David Street Water Treatment Plant						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	470,454	15,176	18,405.44	408.40	40,000	46
February	352,016	12,572	15,761.53	323.11	40,000	39
March	363,429	11,724	17,539.54	322.50	40,000	44
April	354,944	11,831	15,840.22	321.91	40,000	40
May	421,803	13,607	17,637.33	343.04	40,000	44
June	409,447	13,648	20,446.49	322.33	40,000	51
July	389,977	12,580	17,801.19	321.93	40,000	45
August	378,055	12,195	18,564.03	322.50	40,000	46
September	384,209	12,807	17,569.42	338.58	40,000	44
October	379,859	12,254	19,289.89	322.81	40,000	48
November	343,308	11,444	13,726.37	322.01	40,000	34
December	342,908	11,062	14,064.72	321.33	40,000	35
Total	4,590,409					

Sudbury Drinking Water System - Garson

DWS# 220003485

Municipal Drinking Water License: 016-106
Issue Number: 4
December 12, 2017
Drinking Water Works Permit: 016-206
Issue Number: 5
May 24, 2017

The Garson water works is a communal groundwater system consisting of three wells, and servicing the community of Garson east of Penman Ave and O'Neil Dr East. The three wells are:

- Garson Well No.2;
- Garson Well No.1; and
- Garson Well No.3.

Garson Well No.2 is situated within a pump house on the east side of Falconbridge Highway at Spruce Street. The system includes a Variable Frequency Drive (VFD) vertical turbine well pump, disinfection with sodium hypochlorite and fluoride injection as mandated by the Sudbury and District Health Unit. There is no standby power at Garson Well No. 2. The City of Greater Sudbury operated the well pump house on behalf of Vale and now, as the sole owner/operator, the water is directly connected to the public distribution network.

The other two wells in Garson, No.'s 1 and 3, are situated on the south side of Falconbridge Road at Orell Street. The two wells are in close proximity to each other but are housed in separate buildings, both of which contain the vertical turbine well pumps. The discharges from the well pumps enter a common building which houses the disinfection and fluoride injection equipment. The well supply historically provided very good quality water with no record of bacteriological contamination. During preparation of the First Engineers' Report, in March 2001, a hydrogeological assessment was made of each of the wells. It was concluded that it is unlikely that any of the wells are under the direct influence of surface water. The raw water was therefore found to be in general conformance with the ODWS. Notwithstanding the historical good water quality, the aquifer used in the Garson well supply has a recharge area which includes the developed area of Garson. With direction and consultation from the Sudbury and District Health Unit and the Ministry of the Environment and Climate Change (MOECC), the CGS committed to undertaking a Groundwater Monitoring Program for Tetrachloroethylene. Although TCE levels found during audit sampling are well below regulatory limits, the City is proactively sampling and monitoring these levels. In 2012, four monitoring wells were drilled in the area and sampling and graphing of results is completed regularly by staff to augment historical data. Review of all data is undertaken by staff to

ensure the safety of the water source and public. In 2017 CGS retained a consultant to provide feasibility options for treatment of TCE and the possibility of feeding this system directly from the two surface plants. We are currently in the research stage of this project. Maintenance completed for 2017 and the associated approximate costs included well pump rehabilitation at an approximate cost of \$9,066 and well rehabilitation at an approximate cost of \$46,682.

The community of Garson extends from Skead Road at the north to Garson-Coniston Road at the south. The pipe network is connected to the water supply from Sudbury at the intersection of Falconbridge Road and O'Neil Drive West, therefore the community is serviced from the Sudbury Distribution system West of Penman Avenue. In the event that all of the three wells were to fail, the Garson system is connected to the Sudbury Distribution System by way of a pressure valve and would have water supplied from Sudbury. The pipe network is a combination of new and older pipes and frost penetration can be an issue in Garson.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 8 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during the 2017 reportable period.

Table 8 - Garson Wells and Distribution System

Item	Non-Compliance	Measure Taken to Ensure Compliance
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 9 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit. The AWQI results for 2017/03/22 were from a commercial site that was used as an alternate site since the sample station was not in service. After further sampling it was determined that it was the site in question and not the system. AWQI results for 2017/11/22 were determined to be a sampling error or lab error after further investigation since the chlorine residual for the samples were 0.97mg/L and subsequent samples from the same location along with upstream and downstream detected no presence of E.Coli or Total Coliforms.

Table 9 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
132704	2017/03/22	Total Coliform	32	CFU/100ml	Resample/Retest	2017/03/27
132719	2017/03/22	Total Coliform	21	CFU/100ml	Resample/Retest	2017/03/27
138153	2017/11/22	E.Coli	11	CFU/100ml	Resample/Retest	2017/11/24
138153	2017/11/22	Total Coliform	30	CFU/100ml	Resample/Retest	2017/11/24

Annual Flow Summary

Table 10 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reportable period.

Table 10 - Flow Summary (Garson Wells)

Garson Well #1						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	9,291	300	621.08	16.31	1,572	39
February	7,496	268	516.93	15.77	1,572	33
March	8,177	264	579.11	15.72	1,572	37
April	7,497	250	602.92	17.83	1,572	38
May	7,662	247	540.09	18.09	1,572	34
June	4,217	141	317.03	18.66	1,572	20
July	6,606	213	415.89	17.72	1,572	26
August	9,095	293	705.42	17.91	1,572	45
September	8,148	272	515.62	16.59	1,572	33
October	8,651	279	613.77	16.39	1,572	39
November	8,658	289	611.18	17.85	1,572	39
December	8,306	268	401.98	17.34	1,572	26
Total	93,804					

Table 10 - Flow Summary (Garson Wells) continued

Garson Well #3						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	8,452	273	837.28	32.69	3,275	26
February	7,495	268	860.86	36.88	3,275	26
March	6,313	204	308.02	31.47	3,275	9
April	6,499	217	659.94	31.13	3,275	20
May	5,876	190	489.43	33.15	3,275	15
June	1	0	1.42	40.00	3,275	0
July	9,052	292	856.01	39.47	3,275	26
August	7,774	251	811.79	36.37	3,275	25
September	6,303	210	709.32	32.56	3,275	22
October	7,154	231	569.19	35.90	3,275	17
November	6,915	231	859.07	32.61	3,275	26
December	5,205	168	302.96	34.88	3,275	9
Total	77,039					

Garson Well #2						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	15,608	503	772.44	32.17	2,981	26
February	14,214	508	748.72	28.51	2,981	25
March	17,523	565	850.94	33.04	2,981	29
April	17,048	568	804.38	29.44	2,981	27
May	22,132	714	1,239.03	34.54	2,981	42
June	32,449	1,082	1,414.50	34.40	2,981	47
July	23,492	758	1,197.66	33.24	2,981	40
August	19,113	617	839.65	31.74	2,981	28
September	19,597	653	956.46	33.45	2,981	32
October	19,485	629	855.24	34.77	2,981	29
November	16,868	562	988.00	32.48	2,981	33
December	20,292	655	115.51	35.12	2,981	4
Total	237,821					

Dowling Wells and Distribution System

DWS# 210001665

Municipal Drinking Water License: 016-103
Issue Number: 3
May 24, 2017
Drinking Water Works Permit: 016-203
Issue Number: 4
May 24, 2017

The Dowling water works is a communal groundwater system, which supplies water to the community of Dowling. The water works includes two wells with well pump houses, a distribution network of in-ground piping and an elevated water storage tank. The entire water system was developed with subsidy from the MOECC in the 1970's. The ownership and operation of the water works was transferred to the Regional Municipality of Sudbury and it is now owned and operated by the City of Greater Sudbury.

The Riverside well and pump house includes a vertical turbine supply pump, disinfection with gas chlorine, ultraviolet irradiation along with fluoride injection as mandated by the Sudbury and District Health Unit. The Lionel well and pump house has similar facilities plus a diesel generator for standby power. Both facilities have automatic valving to waste raw water for a few minutes upon start-up of a well pump.

The water supply source for the Dowling wells is an unconfined aquifer of sand and gravel deposits located within the Onaping river watershed. Due to the unconfined nature of the soils and the proximity to the river, the MOECC has characterized the water source as potentially groundwater under the direct influence of surface water (potentially GUDI).

Studies were conducted in 2002 with the resulting submission of a GUDI study on July 1, 2002. This study was reviewed and accepted by the MOECC and as a result, both wells were deemed to be GUDI with effective in situ filtration. As such, additional treatment and disinfection would be required. The prior recommendations of the consultant included that, while the wells have met the MOECC criteria for "potentially under the influence of surface water", adequate natural filtration of the water exists. Based on the conclusions by the MOECC, the well systems have had ultraviolet irradiation added to enhance disinfection to comply with the treatment requirements of the ODWS.

The distribution network in Dowling has been relatively reliable and is not exposed to as severe frost depths as other areas of the City. Further, the elevated water storage provides a measure of security to

the water system in the event of power interruptions and watermain breaks. Projects completed for 2017 and the associated approximate costs included well pump rehabilitation at an approximate cost of \$5,164 along with the well rehabilitation at \$49,840.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 11 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during 2017 reportable period.

Table 11 - Dowling Wells and Distribution System

Item	Non-Compliance	Measure Taken to Ensure Compliance
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 12 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit.

Table 12 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
NONE						

Annual Flow Summary

Table 13 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reportable period.

Table 13 - Flow Summary (Dowling Wells)

Lionel Well						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	6,751	218	540.42	24.74	3,640	15
February	4,855	173	557.33	25.57	3,640	15
March	6,581	212	511.50	24.74	3,640	14
April	6,227	208	538.84	25.98	3,640	15
May	10,531	340	825.08	25.15	3,640	23
June	13,042	435	938.21	25.15	3,640	26
July	11,703	378	635.22	24.74	3,640	17
August	7,211	233	453.18	24.33	3,640	12
September	2,661	89	418.17	24.33	3,640	11
October	5,880	190	433.72	23.92	3,640	12
November	5,733	191	490.22	23.92	3,640	13
December	1,006	32	472.03	23.92	3,640	13
Total	82,181					
Riverside Well						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	3,965	128	605.10	30.52	3,640	17
February	5,391	193	472.34	30.10	3,640	13
March	5,097	164	471.42	30.52	3,640	13
April	5,836	195	520.85	32.16	3,640	14
May	2,531	82	523.53	30.52	3,640	14
June	0	0	0.00	0.00	3,640	0
July	1,807	58	477.39	39.59	3,640	13
August	4,071	131	399.85	35.05	3,640	11
September	7,852	262	604.58	35.05	3,640	17
October	4,314	139	405.43	36.70	3,640	11
November	3,788	126	501.51	36.29	3,640	14
December	9,719	314	513.84	36.29	3,640	14
Total	54,371					



Bleazard Valley/Capreol Drinking Water System DWS# 210000737

Municipal Drinking Water License: 016-105

Issue Number: 4

May 24, 2017

Drinking Water Works Permit: 016-205

Issue Number: 3

May 24, 2017

In 2010, the Bleazard Valley and Capreol well supply systems were considered to be one complete system as both of the systems are connected. As such, one Drinking Water System (DWS) number and one Municipal Drinking Water License and Works Permit has been assigned to the entire system. This report will identify the works by geographical area where appropriate.

The Bleazard Valley portion of the system is a multi-well groundwater system servicing the communities of Hanmer, Bleazard Valley, Val Caron, McCrear Heights, Azilda and Chelmsford. Eleven groundwater wells are situated throughout the Valley and each are located in well pump houses. The communities are interconnected with distribution piping and three water storage tanks located in each of Val Caron, Azilda and Chelmsford.

The water works were originally constructed by the MOECC in the 1970's then transferred to the Regional Municipality of Sudbury. With amalgamation, the ownership was transferred to the City of Greater Sudbury. All upgrades from the original MOECC system were constructed by the City.

Each well pump house contains a vertical turbine well pump, gas chlorine disinfection equipment and fluoride injection equipment as mandated by the Sudbury and District Health Unit. Some of the well pump houses incorporate standby diesel generators, summarized as follows:

- Well A – Deschene;
- Well B – Kenneth;
- Well C – Philippe;
- Well D – Frost;
- Well E - Notre Dame
- Well Q - Chenier; and
- Well R – R Well.

The water supply source is a common groundwater aquifer characterized as a shallow sand and gravel aquifer. This well field extends approximately 7.5 km (west to east) from Val Therese to Hanmer. A

preliminary hydrology study performed during the preparation of the First Engineers' Report classified all of the wells as not under the direct influence of surface water. Due to the shallow nature of the aquifer and the lack of a confining clay layer the MOECC requested further study.

The GUDI study was submitted in August of 2002. An amended PTTW was received on February 23, 2003. The amended PTTW acknowledged the opinion of the hydrogeology study, which states that the wells are not GUDI. As such, no additional filtration is required and the wells may supply water provided they meet MOECC Procedures for Disinfection of Drinking Water.

The wells in the Valley system did not meet chemical disinfection CT (Concentration (mg/L) x Time (minutes)) requirements, therefore, all the wells were upgraded in 2007 to incorporate ultraviolet irradiation to deal with CT issues.

As previously noted, the Valley well system is a relatively shallow aquifer and the community has developed extensively around the wells. Some of the wells are located immediately adjacent to residential homes, commercial establishments and major arterial roadways. Two new water wells were developed (Wells Q and R) and commissioned in 2012, increasing the capacity to supply the additional demands in Blezard Valley.

The distribution system in the Valley is very extensive and contains many areas with dead-ends. System pressure is regulated by the level of the three storage tanks situated in Azilda, Chelmsford and Val Caron. During the reporting period the City operated the distribution system with good control of the chlorine residuals. This is due in part to the age of the distribution network, and the good source of raw water quality.

The Capreol Well portion of the system draws water from two (2) wells to service the community of Capreol. The wells include:

- Well J; and
- Well M.

In the event that these two wells fail and due to the fact that Capreol does not have backup water storage facilities, the Blezard Valley wells can supply water through the Capreol Boosters located on site at M well. This system, started in 2004, was completed and commissioned in 2007, ensuring a continued water supply to Capreol.

The source of water for the Capreol wells is groundwater. Wells J and M draw from a common unconfined aquifer comprised mostly of sands and gravels. Although neither of the wells have any record

of bacteriological contamination, the unconfined nature of the aquifer required these wells to be characterized as potentially groundwater under the influence of surface water (potentially GUDI).

Wells J and M are located within approximately 30 meters of each other on the east side of Greens Lake and west of MR 84. Wells J and M are housed in separate well houses and have vertical turbine well pumps. A common discharge from the wells undergoes treatment in the form of disinfection by gas chlorination, ultraviolet irradiation, and fluoridation, as mandated by the Sudbury and District Health Unit. Corrosion control for the system is accomplished with the addition of a polyphosphate. Both facilities have automatic valving to waste raw water for a few minutes upon start-up of a well pump. Standby power with an automatic transfer switch for Wells J and M is available from a diesel generator located in Well M pump house.

A previous PTTW for Capreol required further hydrogeological studies to be conducted in Capreol to determine if the wells were in fact under influence of surface water. The results of the study were necessary to determine if a filtration system would be required to ensure that the water quality remains in compliance with the ODWS at all times. The studies, referred to as GUDI studies, were completed for Wells M and J and submitted to the MOECC on June 30, 2002. The response from a review by MOECC found these wells to be potentially under influence of surface water with effective in situ filtration and as such required upgrades to meet the ODWS disinfection and log removal criteria. Upgrades have been completed and the system achieves the required log removals and enhanced the disinfection process.

The distribution system in Capreol was developed in conjunction with the growth of the industrial development. Some of the pipe network is therefore, relatively old. The frost depths in Capreol extend to extreme depths during cold winters, which impose additional stresses on the integrity of the distribution system. A second line was added to the distribution system so now two 350 mm water mains run in parallel along MR84 to the Town of Capreol. The distribution system is comprised of PVC, cast iron and ductile piping and serves approximately 3300 residents.

Completed projects in 2017 and the associated approximate costs included: Rehabilitation of the wells UV systems at a cost of \$24,012, Capreol Iron and Manganese removal study \$79,976, Val Caron booster upgrade design \$59,614, rehabilitation of the Valley wells \$193,496, rehabilitation of the Capreol wells \$149,082 and replacement of a booster pump at the Centennial booster station \$11,808.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 14 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during the 2017 reportable period.

Table 14 - Blezard Valley/Capreol Wells Supply

Item	Non-Compliance	Measure Taken to Ensure Compliance
MOECC Inspection Issues	Trending review was completed outside of the 72 hours mandated by O.Reg 170/03	Cause analysis completed and SOP reviewed with staff to ensure responsibilities were understood.
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 15 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit.

Table 15 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
NONE						

Annual Flow Summary

Tables 16 and 17 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reportable period.

Table 16 – Annual Flow Summary (Valley Wells)

Well "A" Deschene						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	12,674	409	952.34	18.81	1,798	53
February	13,223	472	959.33	21.15	1,798	53
March	19,923	643	1,464.14	18.34	1,798	81
April	10,434	348	721.56	18.69	1,798	40
May	13,331	430	972.52	18.75	1,798	54
June	13,371	446	1,258.29	18.67	1,798	70
July	14,969	483	921.34	18.73	1,798	51
August	9,596	310	476.72	18.85	1,798	27
September	11,172	372	848.24	18.88	1,798	47
October	15,793	509	834.06	19.05	1,798	46
November	18,194	606	953.50	19.25	1,798	53
December	17,334	559	1,097.68	19.26	1,798	61
Total	170,014					

Well "B" Kenneth						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	15,525	501	1,038.01	17.85	2,288	45
February	6,434	230	648.13	18.09	2,288	28
March	4,457	144	670.13	18.38	2,288	29
April	12,199	407	1,194.02	18.11	2,288	52
May	5,577	180	612.29	18.11	2,288	27
June	10,774	359	992.65	17.64	2,288	43
July	13,752	444	879.91	17.76	2,288	38
August	9,063	292	1,006.09	17.31	2,288	44
September	12,228	408	773.56	17.52	2,288	34
October	10,989	354	762.26	17.20	2,288	33
November	16,040	535	886.52	17.31	2,288	39
December	6,485	209	728.47	17.52	2,288	32
Total	123,523					

Table 16 – Annual Flow Summary (Valley Wells) continued

Well "C" Phillipe						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	25,542	824	1,658.99	24.75	2,288	73
February	15,725	562	1,233.26	24.33	2,288	54
March	26,835	866	1,796.07	23.73	2,288	78
April	14,600	487	989.87	24.10	2,288	43
May	16,723	539	1,202.58	24.35	2,288	53
June	13,016	434	1,231.22	24.25	2,288	54
July	0	0	0.00	0.00	2,288	0
August	838	27	345.03	24.22	2,288	15
September	0	0	0.00	0.00	2,288	0
October	0	0	0.00	0.00	2,288	0
November	0	0	0.00	0.00	2,288	0
December	1,841	59	634.58	84.18	2,288	28
Total	115,120					

Well "D" Frost						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	29,860	963	1,831.37	25.55	2,288	80
February	27,669	988	1,874.13	25.35	2,288	82
March	37,060	1,195	1,936.83	26.58	2,288	85
April	28,928	964	2,063.97	27.30	2,288	90
May	23,138	746	2,037.03	26.57	2,288	89
June	18,352	612	1,715.24	27.19	2,288	75
July	21,698	700	1,322.86	26.76	2,288	58
August	14,228	459	1,216.89	85.00	2,288	53
September	17,921	597	1,178.06	25.45	2,288	51
October	29,626	956	1,948.97	26.06	2,288	85
November	27,872	929	1,907.65	27.17	2,288	83
December	23,511	758	1,415.72	27.22	2,288	62
Total	299,863					

Table 16 – Annual Flow Summary (Valley Wells) continued

Well "E" Notre Dame						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	0	0	0.00	0.00	3,105	0
February	205	7	155.54	39.28	3,105	5
March	8,776	283	1,120.27	31.06	3,105	36
April	20,663	689	1,669.53	30.91	3,105	54
May	20,189	651	1,606.14	30.63	3,105	52
June	19,647	655	1,541.03	30.72	3,105	50
July	30,686	990	2,533.01	30.91	3,105	82
August	13,726	443	1,058.40	30.98	3,105	34
September	6,911	230	1,739.31	22.02	3,105	56
October	236	8	66.19	16.66	3,105	2
November	214	7	105.05	19.83	3,105	3
December	19,591	632	2,626.75	36.32	3,105	85
Total	140,844					

Well "F" Linden						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	37,481	1,209	2,268.42	29.77	3,269	69
February	51,191	1,828	2,454.20	29.61	3,269	75
March	48,190	1,555	2,457.38	36.96	3,269	75
April	36,170	1,206	2,202.91	80.00	3,269	67
May	54,165	1,747	2,399.61	29.79	3,269	73
June	70,158	2,339	2,399.44	29.05	3,269	73
July	51,348	1,656	2,374.04	29.21	3,269	73
August	66,574	2,148	2,364.64	28.99	3,269	72
September	57,508	1,917	2,336.53	28.84	3,269	71
October	50,989	1,645	1,945.22	28.95	3,269	60
November	56,442	1,881	2,405.50	37.69	3,269	74
December	42,131	1,359	1,953.66	28.96	3,269	60
Total	622,347					

Table 16 – Annual Flow Summary (Valley Wells) continued

Well "G" Pharand						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	14,354	463	1,366.29	26.42	2,290	60
February	12,228	437	1,223.47	23.68	2,290	53
March	27,734	895	1,901.63	23.98	2,290	83
April	12,417	414	877.39	26.07	2,290	38
May	9,986	322	1,222.76	26.82	2,290	53
June	6,769	226	1,231.17	27.73	2,290	54
July	0	0	0.00	0.00	2,290	0
August	5,867	189	621.88	35.89	2,290	27
September	19,169	639	1,304.65	27.74	2,290	57
October	19,627	633	1,145.81	26.84	2,290	50
November	20,691	690	1,359.91	25.75	2,290	59
December	20,016	646	1,408.38	26.43	2,290	62
Total	168,858					

Well "H" Michelle						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	18,978	612	1,219.46	29.33	2,290	53
February	12,505	447	940.86	26.24	2,290	41
March	0	0	0.00	0.00	2,290	0
April	25,169	839	1,667.69	29.57	2,290	73
May	22,654	731	1,667.38	30.43	2,290	73
June	13,187	440	967.93	29.36	2,290	42
July	20,391	658	1,232.37	27.76	2,290	54
August	21,741	701	1,655.93	30.20	2,290	72
September	15,734	524	1,456.92	29.16	2,290	64
October	17,456	563	985.84	29.46	2,290	43
November	17,259	575	1,049.55	28.75	2,290	46
December	17,356	560	1,129.67	30.44	2,290	49
Total	202,430					

Table 16 – Annual Flow Summary (Valley Wells) continued

Well "Q" Chenier						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	30,529	985	1,681.00	25.71	2,333	72
February	39,078	1,396	1,902.00	25.99	2,333	82
March	46,623	1,504	1,901.88	25.45	2,333	82
April	43,702	1,457	1,901.75	25.43	2,333	82
May	47,699	1,539	1,901.88	25.59	2,333	82
June	45,024	1,501	1,901.88	26.57	2,333	82
July	39,402	1,271	1,901.25	25.74	2,333	82
August	45,567	1,470	1,902.00	25.56	2,333	82
September	45,037	1,501	1,902.00	25.43	2,333	82
October	47,745	1,540	1,902.00	25.56	2,333	82
November	50,642	1,688	1,902.00	25.38	2,333	82
December	52,748	1,702	1,902.25	25.28	2,333	82
Total	533,796					

Well "R"						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	64,508	2,081	2,594.50	32.25	3,162	82
February	58,455	2,088	2,594.50	32.94	3,162	82
March	70,680	2,280	2,594.25	32.88	3,162	82
April	54,502	1,817	2,594.00	34.12	3,162	82
May	61,507	1,984	2,594.50	32.78	3,162	82
June	57,565	1,919	2,594.25	33.04	3,162	82
July	77,681	2,506	2,594.25	32.57	3,162	82
August	58,327	1,882	2,594.25	33.21	3,162	82
September	58,085	1,936	2,594.00	33.04	3,162	82
October	70,020	2,259	2,594.50	33.37	3,162	82
November	65,819	2,194	2,702.25	33.05	3,162	85
December	66,585	2,148	2,594.25	33.38	3,162	82
Total	763,734					

Table 16 – Annual Flow Summary (Valley Wells) continued

WELL CURRENTLY NOT IN USE "I" Well						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January		0			1,973	0
February		0			1,973	0
March		0			1,973	0
April		0			1,973	0
May		0			1,973	0
June		0			1,973	0
July		0			1,973	0
August		0			1,973	0
September		0			1,973	0
October		0			1,973	0
November		0			1,973	0
December		0			1,973	0
Total	0					

Table 17 - Annual Flow Summary (Capreol Wells)

"J" Well						
	Total Flow m³	Average Daily Flow m³/d	Maximum Daily Flow m³/d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m³/d	% Capacity
January	55,934	1,804	1,954.81	29.43	3,273	60
February	11,348	405	1,674.16	26.43	3,273	51
March	0	0	0.00	0.00	3,273	0
April	0	0	0.00	0.00	3,273	0
May	11,267	363	1,605.10	36.42	3,273	49
June	34,301	1,143	1,758.20	36.57	3,273	54
July	22,649	731	1,827.33	36.71	3,273	56
August	37,702	1,216	1,764.75	37.52	3,273	54
September	21,049	702	1,502.67	36.10	3,273	46
October	17,687	571	1,527.46	37.09	3,273	47
November	7,911	264	1,543.10	33.33	3,273	47
December	21,003	678	1,556.83	30.68	3,273	48
Total	240,851					

"M" Well						
	Total Flow m³	Average Daily Flow m³/d	Maximum Daily Flow m³/d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m³/d	% Capacity
January	0	0	0.00	0.00	3,927	0
February	14,411	515	1,617.40	50.00	3,927	41
March	33,626	1,085	1,685.31	31.63	3,927	43
April	25,679	856	1,662.40	42.18	3,927	42
May	14,476	467	1,487.15	28.97	3,927	38
June	9,390	313	1,663.25	39.87	3,927	42
July	18,517	597	1,734.20	31.62	3,927	44
August	4,258	137	843.13	45.33	3,927	21
September	12,783	426	1,499.25	30.46	3,927	38
October	13,657	441	1,464.67	30.26	3,927	37
November	5,550	185	1,216.46	28.77	3,927	31
December	14,232	459	1,564.35	36.03	3,927	40
Total	166,579					

Falconbridge Drinking Water System DWS# 240000020

Municipal Drinking Water License: 016-101
Issue Number: 3
May 24, 2017
Drinking Water Works Permit: 016-201
Issue Number: 3
May 24, 2017

In April 2009, the City of Greater Sudbury purchased the Falconbridge Wells and Storage Tank from Xstrata. The Falconbridge well system consists of 3 drilled wells:

- Falconbridge Well No. 5
- Falconbridge Well No. 6, and
- Falconbridge Well No. 7

Each well is equipped with a submersible pump. All three wells share a common treatment building that includes stand-by power, chlorine gas for disinfection, and a corrosion inhibitor. The wells are located north of the Sudbury Airport and were developed by Xstrata, now called Glencore. Water is supplied south to the Town of Falconbridge and north via the Western Main to the Greater Sudbury Airport and Glencore's Nickel Rim Mine reservoir. There is a booster pump for supplying water to Nickel Rim reservoir when a well pump is not operating. The City sells water to Glencore and two industrial clients along the South transmission line and fluoridates the water, as mandated by the Sudbury and District Health Unit, before it enters the Falconbridge Municipal distribution system.

The distribution network in Falconbridge is relatively old and exposed to severe frost depths. Further, the elevated water storage provides a measure of security to the water system in the event of power interruptions and watermain breaks but its future is being explored. Other components of the distribution system include a fluoridation building, booster pumping station and a pressure regulating valve.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 18 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during 2017 reportable period.

Table 18 - Falconbridge Wells

Item	Non-Compliance	Corrective Measures Taken
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 19 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit.

Table 19 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
NONE						

Annual Flow Summary

Table 20 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reportable period.

Table 20 – Annual Flow Summary (Falconbridge Wells)

Falconbridge Well #5						
	Total Flow m³	Average Daily Flow m³/d	Maximum Daily Flow m³/d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m³/d	% Capacity
January	7,079	228	916.83	16.16	1,417	65
February	11,245	402	953.65	16.17	1,417	67
March	5,164	167	917.84	15.99	1,417	65
April	9,560	319	890.79	16.09	1,417	63
May	7,927	256	874.45	16.46	1,417	62
June	7,169	239	838.34	15.90	1,417	59
July	9,626	311	935.75	15.85	1,417	66
August	1,445	47	729.14	15.71	1,417	51
September	5,412	180	839.09	15.70	1,417	59
October	14,300	461	976.37	15.64	1,417	69
November	11,739	391	1,216.53	15.88	1,417	86
December	4,049	131	1,024.85	15.93	1,417	72
Total	94,715					

Falconbridge Well #6						
	Total Flow m³	Average Daily Flow m³/d	Maximum Daily Flow m³/d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m³/d	% Capacity
January	10,624	343	939.17	14.31	1,417	66
February	6,651	238	871.12	14.23	1,417	61
March	5,643	182	841.70	14.37	1,417	59
April	6,385	213	812.04	14.34	1,417	57
May	6,393	206	849.67	14.32	1,417	60
June	3,619	121	726.41	14.19	1,417	51
July	7,850	253	916.47	14.13	1,417	65
August	6,261	202	855.07	14.36	1,417	60
September	8,994	300	958.72	14.22	1,417	68
October	6,467	209	986.81	14.18	1,417	70
November	9,996	333	1,095.75	14.08	1,417	77
December	10,480	338	1,013.43	14.14	1,417	72
Total	89,363					

Table 20 – Annual Flow Summary (Falconbridge Wells) continued

Falconbridge Well #7						
	Total Flow m³	Average Daily Flow m³/d	Maximum Daily Flow m³/d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m³/d	% Capacity
January	7,573	244	883.51	15.34	1,417	62
February	6,137	219	907.24	15.44	1,417	64
March	16,349	527	1,061.63	15.32	1,417	75
April	8,636	288	925.80	15.36	1,417	65
May	9,507	307	810.60	15.38	1,417	57
June	12,686	423	927.70	15.68	1,417	65
July	7,258	234	958.99	15.51	1,417	68
August	15,411	497	887.25	15.58	1,417	63
September	9,544	318	983.82	15.58	1,417	69
October	5,350	173	866.88	15.49	1,417	61
November	8,983	299	1,191.87	15.56	1,417	84
December	13,199	426	1,057.55	15.52	1,417	75
Total	120,633					

Onaping/Levack Drinking Water System DWS# 220003519

Municipal Drinking Water License: 016-102
Issue Number: 3
May 24, 2017
Drinking Water Works Permit: 016-202
Issue Number: 3
May 24, 2017

In 2010, the Onaping well supply system, Onaping distribution and Levack distribution were considered to be one complete system as all of the systems are connected. As such, one Drinking Water System (DWS) number and one Certificate of Approval had been assigned to the entire system. The CofA has since been changed to the listed Drinking Water License and Works Permits. This report will identify the works by geographical area where appropriate.

The Onaping Potable Water System was constructed in 1971 and owned by Xstrata. In 2009 the City of Greater Sudbury purchased the system from Xstrata and completed all major upgrades required to supply potable water to the communities of Onaping and Levack. The system was commissioned in November of 2009. The new Onaping/Levack system includes three drilled wells:

- Onaping Well No. 3,
- Onaping Well No. 4, and
- Onaping Well No. 5

Onaping Wells 3 and 4 are housed in a single pump house and Onaping Well 5 is in a separate building, but all feed into a common treatment building. The treatment building houses one well (Well 5) and provides chlorine gas injection for disinfection, fluoridation, as mandated by the Sudbury and District Health Unit, chemical addition for corrosion control and stand-by power. An elevated storage tank with re-chlorination capabilities, a Pressure Control/Booster building with stand-by power, a Pressure control facility on Fraser Crescent and the distribution piping complete the system.

The Levack distribution system was a recipient of water from the Vale wells in the Levack area but that changed with the acquisition of the Onaping wells and commissioning in November 2009. Water is no longer supplied from Vale and the connection has been terminated. Water is entirely provided by the Onaping wells and both Onaping and Levack distribution systems are connected.

Completed projects in 2017 and the associated approximate costs included: rehabilitation of Well #3 at a cost of \$59,075, an upgrade to the corrosion feed system, fluoride injection system and HVAC at a combined cost of \$256,628.

Water quality throughout the distribution system is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 21 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during the 2017 reportable period.

Table 21 – Onaping/Levack Wells

Item	Non-Compliance	Corrective Measures Taken
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 22 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit.

Table 22 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
NONE						

Annual Flow Summary

Table 23 provides a summary of the quantities of flow rates with a comparison to rated capacities as listed in the systems Municipal Drinking Water License during the 2017 reportable period.

Table 23– Annual Flow Summary (Onaping/Levack Wells)

Onaping Well #3						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	30,808	994	2431.21	29.77	5,184	47
February	23,326	833	2416.88	29.45	5,184	47
March	34,336	1,108	2422.06	29.46	5,184	47
April	20,169	672	2389.41	29.59	5,184	46
May	41,411	1,336	2413.14	29.48	5,184	47
June	15,880	529	2371.55	29.30	5,184	46
July	14,209	458	2439.86	29.17	5,184	47
August	5,642	182	1030.89	29.75	5,184	20
September	32,480	1,083	2412.87	29.48	5,184	47
October	13,052	421	1489.95	29.56	5,184	29
November	21,828	728	1775.45	29.30	5,184	34
December	202	7	153.87	51.19	5,184	3
Total	253,343					

Onaping Well #4						
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	7,626	246	2296.59	27.84	5,184	44
February	19,764	706	2233.47	27.51	5,184	43
March	23,717	765	2299.86	28.25	5,184	44
April	32,118	1,071	2293.82	27.61	5,184	44
May	27,239	879	2227.99	28.16	5,184	43
June	15,126	504	2181.32	31.97	5,184	42
July	25,372	818	2370.79	29.33	5,184	46
August	19,690	635	2388.65	29.11	5,184	46
September	16,898	563	2330.36	28.73	5,184	45
October	11,851	382	1825.11	29.78	5,184	35
November	12,335	411	1804.62	28.99	5,184	35
December	5,138	166	1365.68	29.25	5,184	26
Total	216,874					

Table 23– Annual Flow Summary (Onaping/Levack Wells) continued

	Onaping Well #5					
	Total Flow m ³	Average Daily Flow m ³ /d	Maximum Daily Flow m ³ /d	Instantaneous Peak Flow L/s	MDWL Maximum Flow m ³ /d	% Capacity
January	36,231	1,169	2603.68	54.56	5,184	50
February	31,797	1,136	3075.76	45.40	5,184	59
March	29,326	946	3074.77	45.13	5,184	59
April	36,765	1,226	3508.48	55.45	5,184	68
May	32,013	1,033	3506.12	48.75	5,184	68
June	60,004	2,000	3962.01	55.24	5,184	76
July	51,865	1,673	3506.56	55.96	5,184	68
August	68,047	2,195	3505.86	50.54	5,184	68
September	19,691	656	3503.79	50.10	5,184	68
October	16,237	524	1339.97	50.55	5,184	26
November	10,295	343	1550.25	47.21	5,184	30
December	42,305	1,365	1940.59	43.95	5,184	37
Total	434,576					

Vermilion Distribution System DWS# 260006789

Municipal Drinking Water License: 016-104
Issue Number: 3
May 24, 2017
Drinking Water Works Permit: 016-204
Issue Number: 4
May 24, 2017

The Vermilion distribution system is a standalone distribution system that receives water from a “donor” system. The City of Greater Sudbury purchases water from Vale, the owner of the Vermilion water treatment facility, which acts as the donor for the CGS Vermilion distribution system. Vale has responsibility for the treatment facility and must also comply with O. Reg. 170/03. The Vale water treatment facility is not the subject of this report.

The City owns and operates the distribution network in the communities of Copper Cliff, Lively, Naughton and Whitefish. The system also includes the Walden Water Storage Tank and Walden Metering Chamber. Additional service was provided in 2005 to supply Atikameksheng Anishnawbek, formerly known as the Whitefish Lake First Nation Reserve. The City has obligations to test, maintain and report on this distribution system as part of the MOECC regulations. Projects undertaken in 2017 were watermain lining at the approximate cost of \$150,316.

Water quality throughout the distribution systems is monitored through regular sampling in accordance with O. Reg. 170/03.

Non-Compliance with Act, Regulations, Order or Approvals

Table 24 provides a summary of any requirements of the Act, Regulations, Orders, or Approval that the system failed to meet during the 2017 reportable period.

Table 24 - Vermilion Distribution System

Item	Non-Compliance	Measure Taken to Ensure Compliance
MOECC Inspection Issues	NONE	N/A
MOECC Orders	NONE	N/A

2017 Adverse Water Quality Incident Report

Table 25 provides details on the notices submitted in accordance with subsection 18(1) of the Safe Drinking-Water Act or section 16-4 of Schedule 16 of O.Reg.170/03 and reported to Spills Action Centre and the Sudbury and District Health Unit.

Table 25 - Adverse Water Quality Incidents

AWQI #	Incident Date	Parameter	Result	Unit of Measure	Corrective Action	Corrective Action Date
132242	2017/01/17	Free Chlorine	>0.05	mg/L	Flush distribution lines to restore disinfectant residuals to regulatory requirements	2017/01/18

Annual Flow Summary – N/A

Presented To:	Special City Council
Presented:	Tuesday, Mar 20, 2018
Report Date	Friday, Mar 02, 2018
Type:	Managers' Reports

Request for Decision

Development Charges Rebate Program

Resolution

THAT the City of Greater Sudbury endorses the Expression of Interest (EOI) for the Development Charges Rebate Program submitted to the Ministry of Housing in accordance with the program guidelines as outlined in the report entitled "Development Charges Rebate Program" from the General Manager of Growth and Infrastructure, presented at the Special Council meeting of March 20, 2018;

AND FURTHER THAT Council authorizes the City of Greater Sudbury to enter into a Transfer Payment Agreement with the Ministry of Housing (MHO) should the application be successful.

Relationship to the Strategic Plan / Health Impact Assessment

The City of Greater Sudbury, through Council's Corporate Strategic Plan (2015-2018) is committed to the development of affordable housing, including the consideration of incentives. The Development Charges Rebate Program will assist Greater Sudbury in promoting a range of housing types, which includes purpose built market rental housing. This supports population health by maintaining and enhancing a healthy and sustainable community.

Report Summary

This report summarizes the Ministry of Housing's Development Charges Rebate Program, which was established to incentivize purpose built rental housing. Further, this report requests endorsement of staffs submission of an Expression of Interest (EOI) to the Ministry of Housing in accordance with the Development Charges Rebate Program Guidelines.

Financial Implications

The Ontario Ministry of Housing's Development Charges Rebate Program will not impact the City's

Signed By

Report Prepared By

Melissa Riou
Senior Planner
Digitally Signed Mar 2, 18

Manager Review

Kris Longston
Manager of Community and Strategic Planning
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Jason Ferrigan
Director of Planning Services
Digitally Signed Mar 2, 18

Financial Implications

Apryl Lukezic
Co-ordinator of Budgets
Digitally Signed Mar 2, 18

Recommended by the Department

Tony Cecutti
General Manager of Growth and Infrastructure
Digitally Signed Mar 4, 18

Recommended by the C.A.O.

Ed Archer
Chief Administrative Officer
Digitally Signed Mar 5, 18

collection of development charges in accordance with existing by-laws. Rather, a rebate would be provided to the developer, after development charges are collected, in accordance with the terms of the contribution agreements established, utilizing funding provided by the MHO.

Development Charges Rebate Program

Purpose

The purpose of this report is to endorse the Expression of Interest (EOI) submitted to the Ministry of Housing in accordance with the Development Charges Rebate Program guidelines and receive authorization to enter into a Transfer Payment Agreement with the Ministry of Housing (MHO) on the City of Greater Sudbury's behalf should the application be successful.

Background

In April of 2017, the Provincial government announced its Fair Housing Plan with the intention of improving affordability, addressing demand, protecting renters and buyers and improving the sharing of information. One of the measures included within the Plan is the Development Charges Rebate Program (the Program), which provides rebates for development charges (DC) related to purpose-built market rental housing development.

There are two types of rental housing in Ontario: purpose-built housing (which includes market rentals as well as social/affordable housing) and the secondary rental market (which includes individually rented condominiums, singles/semis and secondary suites). The Program is targeted at the purpose-built market, which is more stable and less impacted by factors such as prevailing economic and real estate conditions.

Funding for the Program will total \$125 million over five years for eligible municipalities.

Eligible municipalities identified by the Province are those with:

- Vacancy rates of 3% or less
- High tenancy populations (i.e. 20% or more of all households) or
- Opportunities for rental development within 500-800 meters of a major transit station area

In total, 83 municipalities were invited, including the City of Greater Sudbury. At the time of writing this report, the MHO has yet to determine criteria upon which to allocate the funding to the eligible municipalities.

The full program guidelines have been included as an Appendix to this report as a reference, as well as the Expression of Interest. Features of the Program include:

- The Program can be administered by either the local municipality or the Housing Service Manager (the Manager of Housing Services is the Service Manager for Greater Sudbury)

- A Transfer Payment Agreement between the municipality and the Province will outline the terms and conditions
- Up to 5% of the allocations can be used to support administrative costs
- There is no requirement for municipal funding for the Program
- The Program cannot be used to replace existing incentives, including Development Charge (DC) deferrals
- Based on local need, municipalities or Service Managers will have flexibility to determine how the rebate funding is distributed with consideration for:
 - The built for, of rental housing development eligible to receive a DC rebate (i.e., high-rise, mid-rise, townhouse) as well as unit sizes
 - The amount rebate available to properties (full or partial rebate)
 - The timing of the rebate (i.e., at what point after DC collection would rebate be made, within MHO parameters).
- Developments and units receiving funding must remain rental units for a minimum of 20 years, with starting rents no greater than 175% of the Average Market Rents (AMR) as published by the Canada Mortgage and Housing Corporation.

In order to ensure accountability, the municipality will be required to enter formal contribution agreements with any developers receiving DC rebates. There will also be on-going reporting from the municipality to the MHO including bi-annual take-up plans. Additional staff resources will be required to administer the program. The Health and Housing Working Group could be involved in the intake, evaluation, agreements and dispersal of rebate funding under this Program.

The Development Charges Rebate Program Expression of Interest was released on December 20, 2017. A teleconference was held between the Ministry and eligible municipalities on January 18, 2018. Municipalities intending to submit an EOI were required to begin to draft their submission through the Grants Ontario system by February 16, 2018, with the submission to be completed by March 2, 2018. Given the deadlines associated with the application process, staff have submitted an Expression of Interest to maintain the City's eligibility for participation in the program, subject to a further discussion with Council. This report seeks Council's endorsement of this action.

Council is not making a decision on level of service or parameters of service provision at this time. After a cost-benefit analysis of the City's participation in the program is complete, staff will present a second report for Council's consideration. It is anticipated that staff will provide additional detail regarding potential program administration in early spring, which will align with the Ministry of Housing's intended submission review

and announcement of participating municipalities, which occurs prior to commitment through the signing of an Agreement.

Conclusion:

The Ontario Ministry of Housing has established a Development Charges Rebate Program. A resolution is required and must be submitted as part of the EOI to the Ontario Ministry of Housing. The funding program provides the potential for an opportunity to introduce a new tool to incent the development of market rental units to the housing supply in the City of Greater Sudbury.

2017

Development Charges Rebate Program

Program Guidelines

Ontario Ministry of Housing
December 2017

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Introduction

It is a provincial interest to have an appropriate mix and range of housing options, including purpose-built rental housing that caters to diverse needs of all ages and incomes.

There are two types of rental housing in Ontario: purpose-built rental housing (which includes market rentals, and social or affordable housing) and the secondary rental market (consisting primarily of individually rented condominiums, singles/semis and basement apartments).

While the secondary rental market is an important part of the overall rental stock, these units may be available in the rental pool one year and not the next. The availability of units in the secondary rental market in any community depends on the owner's decision, which is affected by prevailing economic and real estate conditions, among other factors.

There are many advantages in increasing the supply of purpose-built market rental housing, as it:

- Addresses the need for stable rental housing and better security of tenure for tenants with diverse needs, compared to individually rented homes and condos.
- Caters to older demographics within communities, by offering options for seniors looking to downsize, while enabling them to stay in their communities and age in place.
- Supports and aligns with provincial priorities and goals with respect to growth planning, intensification and the need for more missing middle housing.
- Attracts and retains skilled workers to Ontario and high growth urban areas.
- Increases the province's economic competitiveness and allows for increased mobility of residents, both geographically and within the housing market.

Fair Housing Plan and Development Charges Rebate Program

On April 20, 2017, the government announced its Fair Housing Plan, a comprehensive package of 16 measures to improve housing affordability, address demand, protect renters and buyers, increase the supply of housing, and improve information sharing.

The Development Charges Rebate Program (the "Program") is one of the measures to increase supply of housing, specifically purpose-built market rental development. The Program provides rebates for development charges and aims to reduce the construction costs of building market rental housing, particularly in those communities that are most in need of new purpose-built rental housing.

The Program is in addition to two other initiatives aimed at increasing the supply of purpose-built rental housing:

- A mandatory new multi-residential property tax class, which ensures that municipalities tax new rental apartments at a similar rate as other residential properties. The mandatory new multi-residential property tax class applies to all new rental housing for

- which building permits have been issued on or after April 20, 2017.
- A Provincial Affordable Housing Lands Program that leverages surplus provincial land to develop a mix of market housing and new, sustainable affordable housing. Four sites in Toronto have been already announced under the program.

Program Funding

Under the Program, up to a total of \$125 million over five years is available as rebates for development charges, starting with 2018-19. Notional allocations for fiscal years 2018-19, 2019-20, and 2020-21 (\$25 million each year for a total of \$75 million) will be announced in spring 2018 in accordance with provincial accounting and budgetary practices.

Program funding, if approved, will be provided according to the terms and conditions of a Transfer Payment Agreement (TPA) between the Province and the municipality.

Funding for Program Administration

Participating municipalities or their designates such as their Service Managers that administer the program may use up to 5% of allocations to cover administration costs, if needed, as indicated in a municipal take-up plan.

Scope of the Guidelines

The Program Guidelines describe the various program requirements for the Program, including the role of municipalities, long-term affordability requirements for rental developments receiving provincial rebates, rental housing developments and units eligible to receive funding under the program, and accountability and reporting requirements.

Please note that the Program Guidelines may be updated on an as-needed basis and changes will be communicated to municipalities.

Municipal Contribution

There are no requirements for municipalities to contribute to the Program. However, municipalities are encouraged to consider providing municipal incentives, where possible, to purpose-built market rental developments eligible to receive provincial rebates under the program.

The Program cannot be used by municipalities to replace any existing housing programs and incentives that municipalities may already have with respect to affordable (below-market) rental housing. For greater clarity, this Program cannot be used by municipalities to replace or

support a municipal program or any municipal decision relating to deferrals or rebates or exemptions of development charges.

Role of Municipalities

Participating municipalities will administer the Program based on local need, changing rental market conditions, and demand for rental housing in their community.

Under the Program, municipalities have the flexibility to determine:

- The built-form of rental housing developments eligible to receive a development charges rebate (e.g., high-rises, mid-rises, town homes), based on local housing need;
- Unit size configurations in the development, based on local need;
- The amount of development charges rebate provided for eligible rental housing developments and units (e.g., full or partial rebates); and
- The timing of the rebate (e.g., at what point after the development charges are collected would a rebate be made available), within program parameters.

As program administrator, a municipality will:

- Enter into a TPA with the Ministry of Housing (MHO);
- Administer the Program in compliance with the TPA and the Program Guidelines;
- Plan activities related to program delivery, which may include assessing local housing needs and planning processes;
- Identify rental housing developments and units eligible to receive a rebate under the program;
- Determine the amount rebates on a project by project basis;
- Determine key milestones for payment of the rebate;
- Develop and enter into required agreements with developers of rental housing developments and units receiving provincial rebates to set out a procedure to receive provincial rebates and monitor progress;
- Flow provincial rebates to eligible rental housing developments and units;
- Complete and submit take-up plans to MHO, as indicated in the TPA; and
- Monitor progress and provide annual reports to MHO, as indicated in the TPA.

In administering the Program, municipalities are encouraged to work with their housing Service Manager and/or the upper-tier municipality (in case of a two-tier system) to ensure alignment with local planning and housing policies, and coordinate municipal incentives, if provided.

Municipalities have an option to designate their housing Service Manager as the administrator of the Program, and also submit an EOI on their behalf.

If a municipal council designates the housing Service Manager as the program administrator:

- The municipality must submit a copy of the municipal council's decision designating the housing Service Manager as program administrator, directing the Service Manager to submit an EOI to MHO, and authorizing the Service Manager to enter into a Transfer Payment Agreement with MHO on the municipality's behalf.
- The housing Service Manager must provide written confirmation from a person of appropriate authority of its willingness to act as program administrator.

In such cases, the Service Manager should work with the designating lower or single-tier municipality in determining rental housing developments and units that are eligible to receive rebate funding under the program, planning approval timelines, and any municipal incentives that may be available.

Rental Housing Developments and Units Eligible to Receive Provincial Rebate Funding

Under the Program, municipalities have the flexibility to determine the rental housing developments and units that will receive funding through this program based on local need, but within broad provincial program criteria:

- Developments must be consistent with the PPS and conform with the [Growth Plan](#);
- Developments must align with other provincial priorities and lead to net new additional public good (rental housing, family-sized units, senior-friendly, close to transit and transit hubs);
- Developments and units receiving provincial rebates remain rental for a minimum of 20 years;
- Non-luxury rental units, where starting rents do not exceed 175% of AMR as published by Canada Mortgage and Housing Corporation (CMHC). Municipalities have the ability to set a lower threshold based on local circumstances and housing policies.

The following types of developments and units are not eligible under the Program:

- Single and semi-detached homes, duplexes/triplexes, and retirement homes;
- Units already receiving provincial capital subsidies under housing supply programs (e.g., under IAH – Rental Component);
- Luxury market rental units, where starting rents exceed 175% of Average Market Rents, as published by CMHC; and
- Market rental developments receiving a deferral of or exemption from the payment of development charges.

Starting Rents and Long-Term Affordability Criteria

Proposed starting market rents for developments or units receiving development charges rebates cannot exceed 175% of Average Market Rents (AMRs), as published by CMHC, for a given year. In cases, where CMHC does not publish AMRs, municipalities should use AMRs based on local evidence and research (e.g., survey of market rents in the community or municipality), and inform the Ministry of Housing (MHO) accordingly.

Municipalities have the flexibility to target rebates for proposed market rental housing developments or units with starting rents at a percentage of AMR lower than 175%, without any further provincial restrictions. Municipalities also have the flexibility to use AMRs as the neighbourhood level, if available from CMHC.

There are no long-term affordability requirements for units receiving provincial rebates under the program beyond the threshold for starting market rents, subject to the provisions under the Residential Tenancies Act, 2006.

Stacking With Other Housing Supply Programs

Stacking or combining rebate funding under the Program with MHO's other housing supply programs is permitted only if some additional public good is created (e.g., construction of market-rent family-sized units or have market rental units that were not previously planned).

Examples of Stacking

To illustrate potential developments eligible under the program, please see the following examples:

Example #1	Eligibility
The developer would like to add six market rental units to an affordable rental housing development already approved to receive provincial funding under Investment in Affordable Housing – Rental Component to create a mixed-income rental development. Starting rents are at 150% AMR.	Yes. The six market rental units are not receiving provincial funding under Investment in Affordable Housing would be eligible to receive the development charge rebate under the program.
Example #2	Eligibility
The developer would like to add five market rental units to an affordable rental housing development already approved to receive provincial funding under Investment in Affordable Housing – Rental Component to create a mixed-income rental development. Starting rents are at 185% AMR.	No. The five units would not be eligible as they would be considered luxury units as they exceed this programs threshold of 175% of AMR.

Program Accountability and Reporting

Accountability for provincial actions, decisions, and policies with regard to the use of public funds for programs and services is important. The Province has an obligation to demonstrate value for money, and to ensure that funds have been spent appropriately and in a timely manner.

Transfer Payment Agreement (TPA)

The TPA sets out an accountability requirements between the Province (through MHO) and the municipality, and outlines the roles and responsibilities of both parties, as required by the Province's Transfer Payment Accountability Directive.

In case a housing Service Manager has been designated as program administrator, the Province would enter into a TPA with the Service Manager subject to council's authorization.

The TPA will require the municipality to develop formal contribution agreements with any developers who receive provincial rebates for the purpose of meeting program objectives and/or addressing obligations.

Bi-annual Take-up Plans

Based on their notional allocations, participating municipalities will be required to submit a take-up plan in the first quarter of each fiscal year for all years in the program to MHO for approvals.

The take-up plan for a particular fiscal year will be informed by rental housing developments that have come forward for planning approvals and meet program eligibility criteria. A municipality's take-up plan should:

- Provide details of the proposed market rental housing developments and units that meet program and eligibility criteria as laid out in the Program Guidelines;
- Indicate if municipality has set an AMR threshold for non-luxury market rental units that is lower than from provincial threshold of 175% AMR, and what that threshold would be;
- Indicate timing of when the rebate would flow towards the eligible market rental developments after the collection of the development charges;
- Indicate how much of the fiscal year's notional allocation the municipality would need on a quarterly basis, to facilitate transfer of provincial rebates from MHO to municipality;
- Indicate timelines around expected planning approvals and issuance of building permits for the proposed market rental developments specified in the plan;
- Indicate details of any municipal incentives provided; and
- Identify legal mechanisms that would keep proposed developments and units as rental for a minimum of 20 years.

The Province recognizes that the planning approval processes around market rental housing developments can sometimes take few years before a building permit is issued. To accommodate for any delays in the planning approval processes for developments and units proposed in the initial take-up plans, municipalities will have two years to rebate eligible developments. The two years start at the beginning of each fiscal year, when municipalities receive MHO approval on their initial (first quarter) spending plans. For example, for allocations made in fiscal year 2018-19, municipalities will have up until March 31, 2020 to make the rebates.

Payment Process and Schedule

Payment Process

The Ministry will advance funding directly to municipalities (or designated Service Managers), who will be responsible for rebating development charges for eligible developments and units. Municipalities (or designated housing Service Managers) will provide rebates for eligible developments based on a schedule as determined by the municipality, and in compliance with the program requirements.

Payment Schedule

MHO will provide quarterly funding to municipalities, based on MHO approved first quarter take-up plans.

Recovery and Reconciliations

MHO will also undertake reconciliations through adjusted municipal take-up plans submitted every six months to assess if the provincial rebates are being provided in accordance with program criteria and initial first quarter take-up plan.

If a municipality reports back that it is unable to rebate its allocation for that fiscal year, MHO would either reconcile unspent funding or re-allocate the funding to another municipality. Reallocation would be based on capacity of other municipalities to rebate development charges as reflected in their take-up plans. This would be determined through discussions between MHO and municipalities around proposed rental developments and units that would be eligible to receive provincial development charges rebates, and anticipated timelines these developments/units would be in a position to receive a building permit and make development charges payments within the given time frames.

Indemnification and Repayment

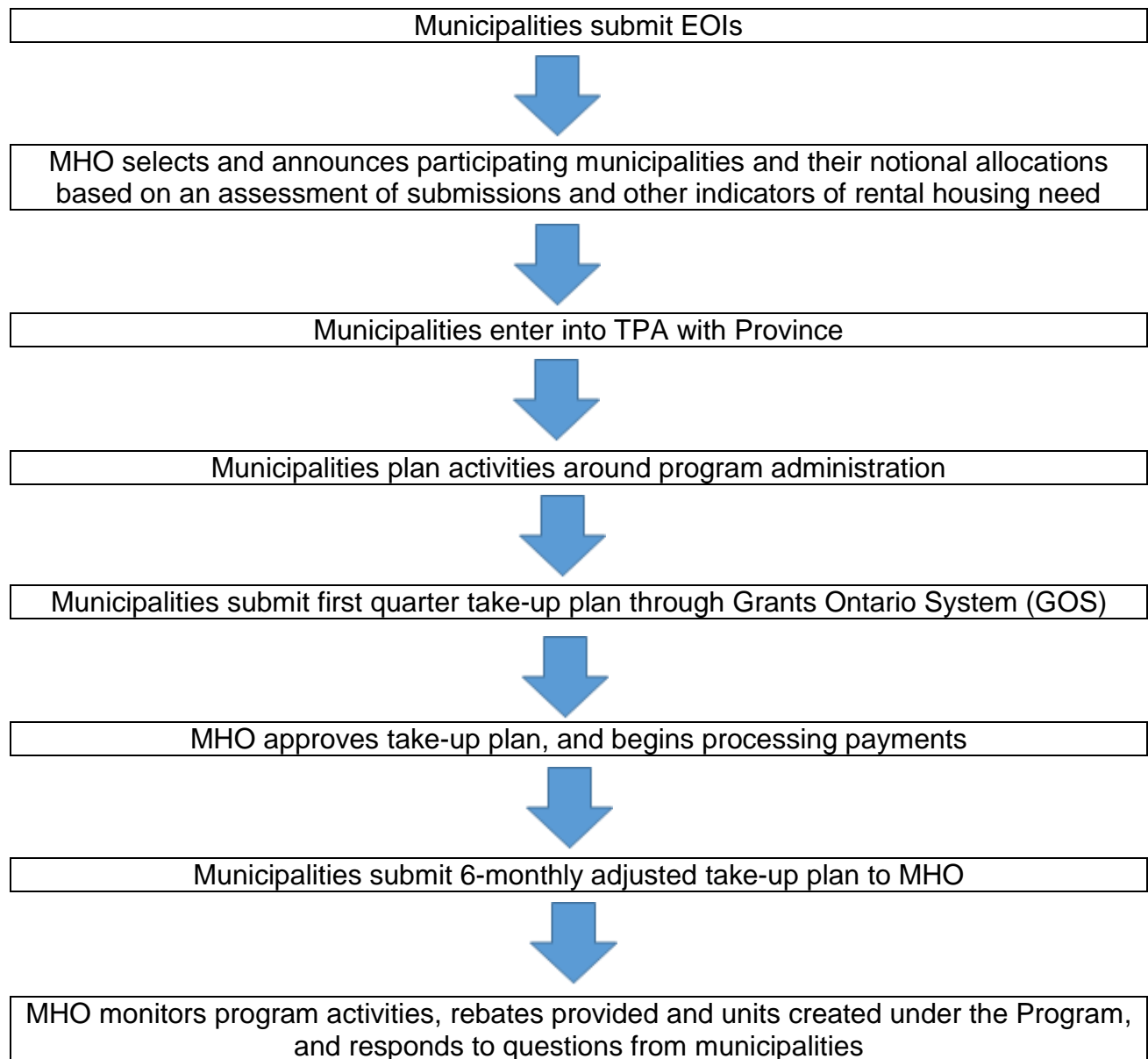
There are obligations for all Program recipients with regard to the indemnification and recovery of provincial government funding. The TPAs will contain specific obligations and provisions relating to indemnification and recovery of provincial funding.

Other Reporting Requirements

Through their adjusted spending plans, municipalities will report back on a bi-annual basis on the following:

- Adjusted forecasted and actual rebates made to date;
- Details of the developments receiving rebates (address of site, total number of units in the development, if there are units in the development receiving capital subsidies through another provincial program such as IAH);
- Total and per unit provincial rebates provided to eligible developments or units on a site-by-site basis (until fully transferred);
- Details of any municipal incentives provided to the eligible developments or units on a site-by-site basis;
- Total number of market rental units receiving rebates by bedroom type and unit size;
- Expected or actual starting market rents by bedroom type and comparison against AMR threshold; and
- Expected or actual occupancy date for the development/units.

Appendix A: Program Implementation Flow Chart



Appendix B: Ministry of Housing Contacts

Municipal Services Office – Central

777 Bay Street 13th Floor
 Toronto, ON, M5G 2E5
 General Inquiry: 416-585-6226
 Toll Free: 1-800-668-0230
 Fax: 416-585-6882

Contact: Ian Russell, Team Lead, Regional Housing Services
 Tel: 416-585-6965
 Email: ian.russell@ontario.ca
 Serving: Durham, Halton, Hamilton, Niagara, Muskoka, Peel, Simcoe, York

Municipal Services Office – Eastern

8 Estate Lane, Rockwood House
 Kingston, ON, K7M 9A8
 General Inquiry: 613-545-2100
 Toll Free: 1-800-267-9438
 Fax: 613-548-6822

Contact: Mila Kolokolnikova, Team Lead, Regional Housing Services
 Tel: 613-545-2123
 Email: mila.kolokolnikova@ontario.ca
 Serving: Cornwall, Hastings, Kawartha Lakes, Kingston, Lanark, Leeds and Grenville, Lennox and Addington, Northumberland, Ottawa, Peterborough, Prescott and Russell, Renfrew

Municipal Services Office – Western

659 Exeter Road, 2nd Floor
 London, ON, N6E 1L3
 General Inquiry: 519-873-4020
 Toll Free: 1-800-265-4736
 Fax: 519-873-4018

Contact: Pearl Dougall, Senior Housing Advisor,
 Tel: 519-873-4521
 Email: pearl.dougall@ontario.ca

 Cynthia Cabral, Senior Housing Advisor,
 Tel: 519-873-4520
 Email: cynthia.cabral@ontario.ca

Serving: Brantford, Bruce, Chatham-Kent, Dufferin, Grey, Huron, Lambton, London, Norfolk, Oxford, St. Thomas, Stratford, Waterloo, Wellington, Windsor

Municipal Services Office – Northeastern

159 Cedar Street, Suite 401
Sudbury, ON, P3E 6A5
General Inquiry: 705-564-0120
Toll Free: 1-800-461-1193
Fax: 705-564-6863

Contact: Cindy Couillard, Team Lead, Regional Housing Services
Tel: 705-564-6808
Email: cindy.couillard@ontario.ca

Serving: Algoma, Cochrane, Greater Sudbury, Manitoulin-Sudbury, Nipissing, Parry Sound, Sault Ste. Marie, Timiskaming

Municipal Services Office – Northwestern

435 James Street, Suite 223
Thunder Bay, ON, P7E 6S7
General Inquiry: 807-475-1651
Toll Free: 1-800-465-5027
Fax: 807-475-1196

Contact: Peter Boban, Team Lead, Regional Housing Services
Tel: 807-473-3017
Email: peter.boban@ontario.ca

Serving: Kenora, Rainy River, Thunder Bay

Housing Programs Branch - Toronto

777 Bay Street, 14th Floor
Toronto, ON, M5G 2E5
Fax: 416-585-7003

Contact: Walter Battello, Account Manager, Regional Services Delivery Unit
Tel: 416-585-6480
Email: walter.battello@ontario.ca

Serving: Toronto

2017

Development Charges Rebate Program

Expression of Interest
Ontario Ministry of Housing
December 2017

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Purpose

The purpose of this Expression of Interest (EOI), issued by the Ministry of Housing (MHO), is to invite municipalities to indicate their interest in participating in the Development Charges Rebate Program.

About the Development Charges Rebate Program

The Ontario Development Charges Rebate Program is one of the initiatives under the Fair Housing Plan to increase supply of housing – specifically of purpose-built market rental housing. Under the program, eligible market rental housing developments would receive a rebate of development charges collected by municipalities. The program would be administered by municipalities and target priority projects in those communities that are most in need of new purpose-built rental housing.

Program Design

Further details on the program design can be found in the Program Guidelines accompanying this Expression of Interest (EOI). Municipalities are strongly encouraged to review the Program Guidelines prior to submitting an EOI, to ensure that their submissions comply with the Program Guidelines and criteria.

The Program Guidelines outline the policy context for the program, provincial criteria on types of market rental housing developments and units eligible for funding under the program, reporting requirements, and other required information for municipalities.

Municipalities approved for program funding will have the final decision-making authority for eligible developments and are accountable to MHO under a Transfer Payment Agreement for all monies, project components and completion, and reporting requirements.

Program Funding

Under the Development Charges Rebate Program, up to a total of \$125 million over five years is available to municipalities, starting with \$25 million in 2018-19.

MHO cannot guarantee funding to all municipalities that make a submission expressing interest or allocate all funding requested by municipalities through the EOI process. Both successful and unsuccessful municipalities will be notified by MHO.

Program funding, if approved, will be provided subject to the terms and conditions of a Transfer Payment Agreement between the Province and the municipality.

MHO, at its sole discretion, reserves the right to reallocate funds to another municipality in instances where allocations may not be fully used within a fiscal year.

Municipalities Selected to Participate in the Program

The Development Charges Rebate Program has a one-stage selection process. MHO is inviting municipalities identified as being most in need of rental housing to express their interest in participating in the program, through an EOI process.

MHO will assess the municipal submissions, using consistent criteria, to ensure alignment with the provincial requirements under the Development Charges Rebate Program. Selection of municipalities will be based on this assessment, as well as rental housing need in the municipality.

Notional allocations will be announced in spring 2018 in accordance with provincial accounting and budgetary practices, starting with fiscal years 2018-19, 2019-20, and 2020-21.

Municipalities Invited to Participate in the EOI Process

To participate in the Development Charges Program, MHO is inviting municipalities who charge multi-unit development charges¹ and have been identified as being in need of new purpose-built market rental housing to submit an EOI. This includes municipalities that have:

- A vacancy rate of 3% or less², or
- High tenant population³ (i.e. 20% or more of all households are rental households).

Additionally, municipalities with opportunities to approve rental housing developments within an approximate 500-800 metre radius of a major transit station area (MTSA) are also being invited to participate in the program. For the purposes of the program, MTSA includes commuter rail (i.e. GO Transit), subway, light rail or bus rapid transit.

See Appendix A for a list of municipalities being invited to submit an EOI.

¹ Based on 2015 Financial information Return as submitted to the Ministry of Municipal Affairs

² Based on Canada Mortgage and Housing Corporation's 2017 Rental Market Housing

³ Based on 2016 Census

Submitting an Expression of Interest and Important Timelines

In their EOI submissions, municipalities will identify, and provide information on, the following:

- Need and vision for market rental housing in their communities, and any alignment with municipality's land use planning and housing policies;
- How the Development Charges Rebate Program will help increase rental housing in their communities and/or what public good will be created;
- Capacity to administer the program, along with ongoing monitoring and reporting, and whether there is an intention to designate program administration to a housing Service Manager, to submit an EOI and administer the program on the municipality's behalf;
- Any current incentives the municipality provides to encourage construction of market rental housing in their communities;
- Incentives the municipality is willing to apply to market rental developments and units receiving provincial rebates under the program;
- Examples of potential purpose-built market rental developments or units expected to qualify for funding over the five years, if possible;
- Indicate if the municipality would be setting a lower AMR threshold for non-luxury market rental units different from provincial threshold of 175% AMR
- Whether the municipality plans to use the funding to provide rebates covering the full amount of the development charges they collect or partial rebates, as well if these would vary on a on a site-by-site basis;
- Current and proposed mechanisms (e.g., bylaws restricting conversions) that the municipality would use to ensure that a development receiving rebate funding under the program remains rental; and
- How much funding municipalities anticipate would be needed for this program on an annual basis for each of the five fiscal years, starting in 2018-19 (municipalities can choose to identify funding requirements only for certain years).

Municipalities must submit their completed Expression of Interest through the Grants Ontario System (GOS) **no later than 1:00 p.m. Eastern Standard Time (EST) on March 2, 2018** to be considered for funding under the Development Charges Rebate Program. Municipalities will receive an acknowledgement of their submission, via an electronic receipt.

Municipalities intending to submit an Expression of Interest must begin to draft their submission through the Grants Ontario System (GOS) on or before **February 16, 2018 at 5:00 p.m. Eastern Standard Time (EST)**. This will confirm their intention to submit an Expression of Interest before the deadline.

Submissions received after March 2, 2018 will not be accepted as part of the Expression of Interest process. Further, incomplete submissions will not be assessed or considered in selecting municipalities to participate in the program.

Municipalities are encouraged to make use of the EOI period to review the form and Program Guidelines, draft responses, and use the EOI supports available through MHO.

MHO Supports during EOI Process

To assist municipalities, and respond to questions about the Development Charges Rebate Program and EOI process, MHO will host two half-hour informational teleconferences with municipalities in mid-January, 2018. Details about the teleconferences will be distributed through the Ministry's Municipal Services Offices (MSO) Regional Housing Team Leads.

Additionally, municipal staff are also encouraged to reach out to MHO staff and/or their respective MSO Regional Housing Team Leads with specific questions about the Development Charges Rebate Program or the EOI submission process. Contact information is included in Appendix C.

For assistance or questions regarding GOS, please contact the Grants Ontario Customer Service at 416-325-6691 or toll free at 1-855-216-3090 or email: GrantsOntarioCS@Ontario.ca Monday to Friday from 8:30 a.m. to 5:00 p.m. Eastern Standard Time. TTY/Teletypewriter (for the hearing impaired): 416-325-3408 / Toll-free: 1-800-268-7095.

Acknowledgement

In submitting an EOI, the municipality is deemed to have acknowledged that MHO may, at its discretion:

- Communicate directly with any municipality;
- Verify with any municipality any information set out in an EOI;
- Adjust criteria for the selection of municipalities based on take up and interest.
- Cancel this EOI process or evaluation process; and
- Reject any or all EOIs.

The municipality is deemed to have further acknowledged that MHO shall not be responsible for any costs or expenses incurred by any municipality associated with preparing and submitting responses to this EOI.

Important Timelines

Activity	Date
Invite select municipalities to EOI process	December 20, 2017
Municipalities intending to submit an EOI must begin to draft their submission through GOS	By 5 p.m. EST February 16, 2018
EOI submissions due to MHO	By 1 p.m. EST March 2, 2018
MHO reviews municipal submissions, selects municipalities, and develops allocation model	March-April, 2018
MHO announces participating municipalities and their notional allocations	Early-Spring 2018
MHO and municipalities sign Transfer Payment Agreements	Early Spring 2018
Municipalities submit 2018-19 initial Spending Plan	Late Spring or Summer 2018

Appendix A: List of Municipalities Invited to Express Interest

Municipality	Has a GOS Account	Housing Service Manager
Town of Saugeen Shores	✓	Bruce County
Municipality of Kincardine	✓	Bruce County
City of Brantford	✓	City of Brantford
City of Greater Sudbury	✓	City of Greater Sudbury
City of Hamilton	✓	City of Hamilton
City of Kingston	✓	City of Kingston
City of London	✓	City of London
Municipality of Strathroy-Caradoc	✓	City of London
City of Ottawa	✓	City of Ottawa
City of Peterborough	✓	City of Peterborough
City of St. Thomas	✓	City of St. Thomas
City of Stratford	✓	City of Stratford
Municipality of North Perth	✓	City of Stratford
City of Toronto	✓	City of Toronto
City of Windsor	✓	City of Windsor
Municipality of Leamington	✓	City of Windsor
Town of Lakeshore	✓	City of Windsor
Town of Tecumseh	✓	City of Windsor
Town of Amherstburg	✓	City of Windsor
Town of Orangeville	✓	County of Dufferin
City of Owen Sound	✓	County of Grey
Municipality of Meaford	✓	County of Grey
City of Belleville	✓	County of Hastings
City of Quinte West	✓	County of Hastings
City of Sarnia	✓	County of Lambton
Town of Carleton Place	✓	County of Lanark
Norfolk County	✓	County of Norfolk
Haldimand County	✓	County of Norfolk
Town of Cobourg	✓	County of Northumberland
Municipality of Port Hope	✓	County of Northumberland
City of Woodstock	✓	County of Oxford
Town of Ingersoll	✓	County of Oxford
Town of Tillsonburg	✓	County of Oxford
Town of Petawawa	✓	County of Renfrew
City of Barrie	✓	County of Simcoe
Town of Innisfil	✓	County of Simcoe
Town of Bradford-West Gwillimbury	✓	County of Simcoe
City of Orillia	✓	County of Simcoe

Municipality	Has a GOS Account	Housing Service Manager
Town of Collingwood	✓	County of Simcoe
Town of Midland	✓	County of Simcoe
City of Guelph	✓	County of Wellington
Township of Centre Wellington	✓	County of Wellington
Township of Wellington North	✓	County of Wellington
Town of Huntsville	✓	District Municipality of Muskoka
Town of Bracebridge	✓	District Municipality of Muskoka
Town of Gravenhurst	✓	District Municipality of Muskoka
City of Kawartha Lakes	✓	City of Kawartha Lakes
Town of Greater Napanee	✓	Counties of Lennox and Addington
City of North Bay	✓	Nipissing DSSAB
City of Oshawa	✓	Regional Municipality of Durham
Town of Whitby	✓	Regional Municipality of Durham
Town of Ajax	✓	Regional Municipality of Durham
Municipality of Clarington	✓	Regional Municipality of Durham
City of Pickering	✓	Regional Municipality of Durham
Township of Uxbridge	✓	Regional Municipality of Durham
Town of Oakville	✓	Regional Municipality of Halton
City of Burlington	✓	Regional Municipality of Halton
Town of Milton	✓	Regional Municipality of Halton
Town of Halton Hills	✓	Regional Municipality of Halton
City of St. Catharines	✓	Regional Municipality of Niagara
Town of Fort Erie	✓	Regional Municipality of Niagara
City of Niagara Falls	✓	Regional Municipality of Niagara
City of Welland	✓	Regional Municipality of Niagara
City of Port Colborne	✓	Regional Municipality of Niagara
Town of Grimsby	✓	Regional Municipality of Niagara
Town of Lincoln	✓	Regional Municipality of Niagara
City of Thorold	✓	Regional Municipality of Niagara
City of Mississauga	✓	Regional Municipality of Peel
City of Brampton	✓	Regional Municipality of Peel
City of Kitchener	✓	Regional Municipality of Waterloo
City of Cambridge	✓	Regional Municipality of Waterloo
City of Waterloo	✓	Regional Municipality of Waterloo
Township of Woolwich	✓	Regional Municipality of Waterloo
Township of Wilmot	✓	Regional Municipality of Waterloo
City of Markham	✓	Regional Municipality of York
City of Vaughan	✓	Regional Municipality of York
Town of Richmond Hill	✓	Regional Municipality of York
Town of Whitchurch-Stouffville	✓	Regional Municipality of York
Town of Newmarket	✓	Regional Municipality of York

Municipality	Has a GOS Account	Housing Service Manager
Town of Aurora	✓	Regional Municipality of York
Township of King	✓	Regional Municipality of York
Town of East Gwillimbury	✓	Regional Municipality of York
City of Brockville	✓	United Counties of Leeds and Grenville

Appendix B: Ministry of Housing Contacts

Municipal Services Office – Central

777 Bay Street 13th Floor
 Toronto, ON, M5G 2E5
 General Inquiry: 416-585-6226
 Toll Free: 1-800-668-0230
 Fax: 416-585-6882

Contact: Ian Russell, Team Lead, Regional Housing Services
 Tel: 416-585-6965
 Email: ian.russell@ontario.ca
 Serving: Durham, Halton, Hamilton, Niagara, Muskoka, Peel, Simcoe, York

Municipal Services Office – Eastern

8 Estate Lane, Rockwood House
 Kingston, ON, K7M 9A8
 General Inquiry: 613-545-2100
 Toll Free: 1-800-267-9438
 Fax: 613-548-6822

Contact: Mila Kolokolnikova, Team Lead, Regional Housing Services
 Tel: 613-545-2123
 Email: mila.kolokolnikova@ontario.ca
 Serving: Cornwall, Hastings, Kawartha Lakes, Kingston, Lanark, Leeds and Grenville, Lennox and Addington, Northumberland, Ottawa, Peterborough, Prescott and Russell, Renfrew

Municipal Services Office – Western

659 Exeter Road, 2nd Floor
 London, ON, N6E 1L3
 General Inquiry: 519-873-4020
 Toll Free: 1-800-265-4736
 Fax: 519-873-4018

Contact: Pearl Dougall, Senior Housing Advisor,
 Tel: 519-873-4521
 Email: pearl.dougall@ontario.ca

 Cynthia Cabral, Senior Housing Advisor,
 Tel: 519-873-4520
 Email: cynthia.cabral@ontario.ca

Serving: Brantford, Bruce, Chatham-Kent, Dufferin, Grey, Huron, Lambton, London, Norfolk, Oxford, St. Thomas, Stratford, Waterloo, Wellington, Windsor

Municipal Services Office – Northeastern

159 Cedar Street, Suite 401
Sudbury, ON, P3E 6A5
General Inquiry: 705-564-0120
Toll Free: 1-800-461-1193
Fax: 705-564-6863

Contact: Cindy Couillard, Team Lead, Regional Housing Services
Tel: 705-564-6808
Email: cindy.couillard@ontario.ca

Serving: Algoma, Cochrane, Greater Sudbury, Manitoulin-Sudbury, Nipissing, Parry Sound, Sault Ste. Marie, Timiskaming

Municipal Services Office – Northwestern

435 James Street, Suite 223
Thunder Bay, ON, P7E 6S7
General Inquiry: 807-475-1651
Toll Free: 1-800-465-5027
Fax: 807-475-1196

Contact: Peter Boban, Team Lead, Regional Housing Services
Tel: 807-473-3017
Email: peter.boban@ontario.ca

Serving: Kenora, Rainy River, Thunder Bay

Housing Programs Branch - Toronto

777 Bay Street, 14th Floor
Toronto, ON, M5G 2E5
Fax: 416-585-7003

Contact: Walter Battello, Account Manager, Regional Services Delivery Unit
Tel: 416-585-6480
Email: walter.battello@ontario.ca

Serving: Toronto

Market Housing Branch777 Bay Street 14th Floor

Toronto, ON, M5G 2E5

General Inquiry: 416-585-5872

Fax: 416-585-7607

Contact: Madhavi Patel
Tel: 416-585-6838
Email: madhavi.patel@ontario.ca

Carly Steinman
Tel: 416-585-7638
Email: carly.steinman@ontario.ca

Appendix C: Applying Through Grants Ontario - Step-By-Step Instructions

All applications must be submitted electronically through Grants Ontario at www.grants.gov.on.ca.

If your municipality has a Grants Ontario account, please request the administrator of the account in your municipality to provide access to your municipality's account. You can contact Grants Ontario Customer Service at 416-325-6691 or toll free at 1-855-216-3090 or email: GrantsOntarioCS@Ontario.ca to obtain your municipality's GOS administrator contact information.

If your municipality does not have a Grants Ontario account, you can create one by following these steps:

- **Create a ONE-key account** at <https://www.iaa.gov.on.ca/iaalogin/IAALogin.jsp>. ONE-key provides secure access to Ontario government programs and services, including the Transfer Payment Common Registration (TPCR) system.
- **Access the TPCR system to register.** For instructions, please refer to the user guides at <http://www.grants.gov.on.ca/GrantsPortal/en/TransferPaymentCommonRegistration/HowtoRegister/index.htm>.
- **Request enrollment to the Grants Ontario System (GOS).** For assistance, please refer to "How to Access Grants Ontario from the Transfer Payment Common Registration System" at <http://www.grants.gov.on.ca/GrantsPortal/en/OntarioGrants/HowtoApply/index.htm>. Please allow sufficient time as confirmation of GOS access may take up to two business days. The grant application form can only be accessed once GOS confirmation is complete.



City of Greater Sudbury Charter

WHEREAS Municipalities are governed by the Ontario Municipal Act, 2001;

AND WHEREAS the City of Greater Sudbury has established Vision, Mission and Values that give direction to staff and City Councillors;

AND WHEREAS City Council and its associated boards are guided by a Code of Ethics, as outlined in Appendix B of the City of Greater Sudbury's Procedure Bylaw, most recently updated in 2011;

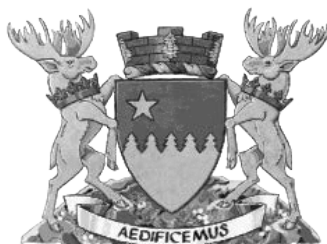
AND WHEREAS the City of Greater Sudbury official motto is "Come, Let Us Build Together," and was chosen to celebrate our city's diversity and inspire collective effort and inclusion;

THEREFORE BE IT RESOLVED THAT Council for the City of Greater Sudbury approves, adopts and signs the following City of Greater Sudbury Charter to complement these guiding principles:

As Members of Council, we hereby acknowledge the privilege to be elected to the City of Greater Sudbury Council for the 2014-2018 term of office. During this time, we pledge to always represent the citizens and to work together always in the interest of the City of Greater Sudbury.

Accordingly, we commit to:

- Perform our roles, as defined in the Ontario Municipal Act (2001), the City's bylaws and City policies;
- Act with transparency, openness, accountability and dedication to our citizens, consistent with the City's Vision, Mission and Values and the City official motto;
- Follow the Code of Ethical Conduct for Members of Council, and all City policies that apply to Members of Council;
- Act today in the interest of tomorrow, by being responsible stewards of the City, including its finances, assets, services, public places, and the natural environment;
- Manage the resources in our trust efficiently, prudently, responsibly and to the best of our ability;
- Build a climate of trust, openness and transparency that sets a standard for all the City's goals and objectives;
- Always act with respect for all Council and for all persons who come before us;
- Ensure citizen engagement is encouraged and promoted;
- Advocate for economic development, encouraging innovation, productivity and job creation;
- Inspire cultural growth by promoting sports, film, the arts, music, theatre and architectural excellence;
- Respect our historical and natural heritage by protecting and preserving important buildings, landmarks, landscapes, lakes and water bodies;
- Promote unity through diversity as a characteristic of Greater Sudbury citizenship;
- Become civic and regional leaders by encouraging the sharing of ideas, knowledge and experience;
- Work towards achieving the best possible quality of life and standard of living for all Greater Sudbury residents;



Charte de la Ville du Grand Sudbury

ATTENDU QUE les municipalités sont régies par la Loi de 2001 sur les municipalités (Ontario);

ATTENDU QUE la Ville du Grand Sudbury a élaboré une vision, une mission et des valeurs qui guident le personnel et les conseillers municipaux;

ATTENDU QUE le Conseil municipal et ses conseils sont guidés par un code d'éthique, comme l'indique l'annexe B du Règlement de procédure de la Ville du Grand Sudbury dont la dernière version date de 2011;

ATTENDU QUE la devise officielle de la Ville du Grand Sudbury, « Ensemble, bâtissons notre avenir », a été choisie afin de célébrer la diversité de notre municipalité ainsi que d'inspirer un effort collectif et l'inclusion;

QU'IL SOIT RÉSOLU QUE le Conseil de la Ville du Grand Sudbury approuve et adopte la charte suivante de la Ville du Grand Sudbury, qui sert de complément à ces principes directeurs, et qu'il y appose sa signature:

À titre de membres du Conseil, nous reconnaissons par la présente le privilège d'être élus au Conseil du Grand Sudbury pour le mandat de 2014-2018. Durant cette période, nous promettons de toujours représenter les citoyens et de travailler ensemble, sans cesse dans l'intérêt de la Ville du Grand Sudbury.

Par conséquent, nous nous engageons à :

- assumer nos rôles tels qu'ils sont définis dans la Loi de 2001 sur les municipalités, les règlements et les politiques de la Ville;
- faire preuve de transparence, d'ouverture, de responsabilité et de dévouement envers les citoyens, conformément à la vision, à la mission et aux valeurs ainsi qu'à la devise officielle de la municipalité;
- suivre le Code d'éthique des membres du Conseil et toutes les politiques de la municipalité qui s'appliquent à eux;
- agir aujourd'hui pour demain en étant des intendants responsables de la municipalité, y compris de ses finances, biens, services, endroits publics et du milieu naturel;
- gérer les ressources qui nous sont confiées de façon efficiente, prudente, responsable et de notre mieux;
- créer un climat de confiance, d'ouverture et de transparence qui établit une norme pour tous les objectifs de la municipalité;
- agir sans cesse en respectant tous les membres du Conseil et les gens se présentant devant eux;
- veiller à ce qu'on encourage et favorise l'engagement des citoyens;
- plaider pour le développement économique, à encourager l'innovation, la productivité et la création d'emplois;
- être une source d'inspiration pour la croissance culturelle en faisant la promotion de l'excellence dans les domaines du sport, du cinéma, des arts, de la musique, du théâtre et de l'architecture;
- respecter notre patrimoine historique et naturel en protégeant et en préservant les édifices, les lieux d'intérêt, les paysages, les lacs et les plans d'eau d'importance;
- favoriser l'unité par la diversité en tant que caractéristique de la citoyenneté au Grand Sudbury;
- devenir des chefs de file municipaux et régionaux en favorisant les échanges d'idées, de connaissances et concernant l'expérience;
- viser l'atteinte de la meilleure qualité et du meilleur niveau de vie possible pour tous les résidents du Grand Sudbury.