

Lincoln Chambers February 1st, 1989

Minutes of a meeting of the Recreation & Parks Committee held in the Lincoln Chambers on Wednesday, February 1st, 1989, at 7:30 p.m. Present were: Ald. L.Thanas(Chairman), Mayor R. Konkle, Ald. A.Gretsinger, Ald. D. Maffiregor and Ald. R.Bilkszt.o. Staff present: J. Brooks(Recreation Services Co-ordinator) and B. Urquhart(Facilities Manager).

Moved by Ald. R. Bilkszto, Seconded by Ald. A. Gretsing
THAT accounts in the amount of \$35.21 for the Lincoln Centre expenditures be approved and ordered paid. CARRIED

RECREATION & PARKS -- -----

Moved by Mayor R.Konkle, Seconded by Ald.D.MacGregor
THAT accounts in the amount of \$21,480.13 for the Recreation Services expenditures to December 31st, 1988, be approved and ordered paid. CARRIED

Moved by Ald. A.Gretsinger, Seconded by Ald. R. Bilkszto
THAT accounts in the amount of \$2,700.35 for Recreation Services expenditures for January, 1989, be approved and ordered paid. CARRIED

BUSINESS ARISING FROM MINUTES -----

1. JORDAN PUBLIC SCHOOL - staff advised that Federal funding and Board of Education funding paid for this community school project with no funds from the Town of Lincoln. Mayor Konkle was requested to get further specific information from the community regarding their fund raising, mutual expectations and the specifics of their concerns. Information to be provided to the Recreation Services Co-ordinator for further action should there be difficulties regarding community use and charges for same.

2. BEAUVILLE SCORE CLOCK - Joy Brooks reported that the Lincoln Minor Hockey Association have asked that this matter be deferred until after their Hockey season. They intend to proceed with this project for the 1989-90

Hockey season but are too involved in their own program to initiate this at the present time. Itm deferred to May or June agenda, to be negotiated.

3. PARTICIPATION CHALLENGE - J. Brooks reported that several community groups and instructors had been contacted; they were either celebrating Fitness week within their own program or requested further information be forwarded for their consideration. Ald.MacGregor indicated he had not had an opportunity to explore this with the Chamber of Commerce. In view of the preparation and co-ordination with local groups that would be necessary to initiate an effective Participation Challenge this year, staff recommended that we promote Fitness week through the media, advertising what local groups are doing and send out literature to our community organizations to identify the interest in organizing a Committee for 1989. The schools and senior citizens clubs in the community will be included in this mailing.

Moved by Ald.A.Gretsinger, Seconded by Ald.R.Bilkszto
THAT the Recreation & Parks Committee celebrate Canada's Fitness Week - my 26th to June 4th' 1989, by promoting local fitness initiatives in co-operation with the media. The Recreation Services Co-ordinator also to be directed to send out the Participation Challenge information to these organizations to identify if they are interested in organizing a project for 1989. Further that the Recreation & Parks Committee offer a Participation Challenge to the Library Board as a part of this year's celebration. CARRIED

4. PROPER UTILIZATION OF ICE TIME - Ald.MacGregor expressed concern that prime time ice allocated to Figure Skating and Hockey is often under- utilized or not utilized at all when it has been scheduled for this

purpose, jeopardizing tournaments and other user groups who might want to make use of the Arena. The Committee agreed that this is primarily a scheduling problem and a matter where standards needs to be established and co-operation encouraged between the groups and the Town. This should (Recreation minutes, Feb. 1/89) -2-7 be reiterated during the grant negotiation process as well as in a meeting with the President of each of these groups in June or July before the ice season is established. Bill Urquhart explained that he sends letters out to the organizations in advance asking for their ice time requirements and tournament needs. Committee members were asked to give Bill Urquhart

names of any additional groups they were aware of who may require the use of this facility. The Committee agreed there is a need to establish some realistic standards and policies in the Town to foster co-operation between user groups, the best community use of this ice time and maximize revenues for the arena reducing the burden on the taxpayers.

5. SKATE SHARPENING MACHINE - Bill Urquhart indicated that most citizens he had spoken with were satisfied with this service. Staff were asked to monitor the effectiveness of this service and the fees coming to the Municipality; at present this seemed to average about \$25 per month.

6. HERITAGE DAY - The Library and Museum will be co-operating on a program for that day and the Town recognizing Heritage Day - February 20th.

7. PROFESSIONAL DEVELOPMENT - A full plan for 1989 will be presented during the budget discussions. However, in view of the need to secure spaces in the appropriate courses for our staff, Joy Brooks requested special consideration for staff recommended to participate in the Ontario Arenas Association courses April 23rd to 28th, 1989. . 8

Moved by Ald. A. Gretsinger, Seconded by Ald. R. Bilkszt.o

THAT the Recreation & Parks Committee approve the registration of Bill Urquhart plus one complement staff person from the Jordan Arena and the Beamsville Arena to participate in the Ontario Arenas Association training program, April 23rd to 28th, 1989, at Guelph University for the sum of \$1,350. Kevin Koppers will take the basic refrigeration course;

Bill Urquhart and one other staff person will take Parks Management.

CARRIED

8. RUBBER MATTING in the Arenas will be included in this year's capital budget.

9. Bill Urquhart reported that the HOT WATER TANK in the Beamsville Arena had already been replaced on a rental basis.

10. Staff indicated that a MINIMUM STANDARD EDR MAINTENANCE included at least rolling, fertilizing and weed spraying as well as regular grass cutting with appropriate equipment and that this would be included in our 1989 budget. Mayor Konkle cautioned about spraying around the fruit tree areas and that a reliable contractor was hired.

a) LINCOLN CENTRE BOARD OF MANAGEMENT MINUTES - Ald. Thomas explained that the geotechnical study referred to was the eavestroughing and drainage required at the Centre. She also advised that the Senior Citizens had repaired the hole under the sink in the kitchen at no expense to the Town.

Moved by Mayor R. Konkle, Seconded by Ald. D. MacGregor
WAT the Lincoln Centre Board of Management minutes of January 11th, 1989, be adopted as amended. CARRIED

It was explained that a FREEZER WAS REQUIRED AT THE LINCOLN CENTRE to accommodate community bookings rather than using the Senior Citizens equipment. This is necessary for banquets and special events where caterers require this space for storing ice, ice cream and other essentials. The provision of this equipment should also help in terms of marketing the Centre for community use. 0

Moved by Ald. D. MacGregor, Seconded by Ald. A. Bilkszt.o

THAT the purchase of a freezer chest for community use at the Lincoln Centre be approved for the sum of \$525.96 and included in the Committee's 1989 budget. CARRIED

b) BEAMSVILLE STRAWBERRY FESTIVAL COMMITTEE - the agenda should read \$75 membership fee in Festival Ontario, not \$7,500. This will ensure that the local Festival is promoted in Province-wide literature and the expertise of this organization made available to our local planning group. Copies will also be requested of the Provincial promotional materials. (Recreation minutes, Feb. 1/89) -3-

Moved by Mayor R. Konkle, Seconded by Ald. D. MacGregor

THAT the \$75 membership fee for the Strawberry Festival Committee to join Festival Ontario be approved and included in the Recreation & Parks Committee's 1989 budget. CARRIED

C) MINISTRY OF COMMUNITY & SOCIAL SERVICES CORRESPONDENCE - Linda Dillon has already met with staff, members of Council and the Beamsville Senior Citizens Club; the local Seniors Clubs will all be advised of this

staff change.

d) MINISTRY OF TOURISM & RECREATION CORRESPONDENCE - confirmation was received regarding a grant for \$12,100 for the Olympia purchase at the Jordan Arena. The balance of funding will be requested shortly. Mayor Konkle requested that the Honourable Hugh O'Neal, Minister of Tourism & Recreation be sent a letter of thanks for this assistance.

e) PROPOSED FACILITY RENTAL RATES FOR 1989 - Ald. Thanas requested that the information pertaining to the Lincoln Centre be deferred until the Board

of Management for that Centre had, had an opportunity to review this recommendation. While acknowledging these rates, it was noted that non-profit community groups, particularly those running fund raising events were often given free or subsidized use of these facilities. The substantial deposit is required at the Jordan Hall in view of the number of ball tournaments and stags held here and the potential damage. Staff indicated that this room has a capacity of 130 and does require an additional stove, cooler and dishes in order to be utilized more effectively. However, there would also have to be additional regular usage of this facility to warrant putting a great deal more money into purchasing equipment and making this environment more aesthetic for community use. Bill Urquhart was asked to cost out these requirements for our budget discussions. It was also suggested that possibly all or a portion of the rental profits from this facility could be put back into a reserve fund for improvements. There are approximately 30 rentals per year at the present time; this facility should be upgraded and more actively marketed.

Moved by Ald. D. MacGregor, Seconded by Mayor R. Konkle

THAT excluding the Lincoln Centre, the Recreation Facility rental rates recommended by staff for 1989 be approved and incorporated into the

Committee's 1989 budget proposal.

Further that the Lincoln Centre rates be recommended for the consideration of the Lincoln Centre Board. CARRIED

f) 1988 SUMMARY OF SUBSIDIZED RENTAL RATES IN TOWN RECREATION FACILITIES -

This summary was provided as an information base for the Committee prior to making a decision on the Museum request. Ald. Thomas will be requesting that staff add additional information to this report for consideration during the budget meeting.

Moved by Ald. R. Bilksz to, Seconded by Ald. A. Gretsinger

THAT the staff report on 1988 summary of subsidized rentals in the Town of Lincoln recreation facilities be tabled for consideration during the budget meeting. CARRIED

g) JORDAN HISTORICAL MUSEUM OF THE TWENTY - Although not specified in the

correspondence, the Museum are requesting free use of the Arena facility in order to run this fund raising event to pay their expenditures and reduce their grant request to the Town. The scheduling of this event is preferable to last year's request as this fundraiser can operate in April without conflicting with the ball hockey program commencing in May. The ice will be taken out of the Arena, commencing April 19th, 1989.

Committee members requested that in our correspondence with the Museum we clarify that they are properly insured and/or add a special rider for this event if the insurance is insufficient. A firm contract should also be in writing with the book supplier, ensuring their profits for this event.

Moved by Mayor R. Konkle, Seconded by Ald. D. MacGregor

Re: Museum Use of the Arena for a Book Sale.

THAT this Committee recommend to Council the use of the Jordan Arena by the Jordan Museum Board for a period of 4 1/2 to 5 or 6 days in April, 1989, be approved.

That this cost will be in the form of a grant of \$2,780.

That staff provide the keys and appropriate help to allow the Museum access to the building. CARRIED (Recreation minutes, Feb. 1/89) -4-

1. ONTARIO MUNICIPAL RECREATION ASSOCIATION, NIAGARA ZONE

Moved by Ald. R. Bilksz to, Seconded by Ald. A. Gretsinger

THAT the Recreation & Parks Committee appoint Ald. Thanas to represent the Town of Lincoln on the Niagara Zone OMRA exploratory

committee. CARRIED

2. ELDERLY PERSONS CENTRES Am GRANT - Joy Brooks outlined the funding requested from the Senior Citizens including \$13,650, 50% of which will be recovered from the Provincial Ministry. This includes transportation, affiliation membership fees with various senior citizens organizations,

Provincially and in the Region, craft program instructor and supplies, recreation supplies, a typewriter, a microwave oven, printing and photocopying costs, and the insulation required in the auditorium. A request has also been made for 30% funding under the minor capital program for a lawnmower requested by the Centre last year. This is a considerable improvement in budgeting and planning over last year and will allow the Seniors to provide a more comprehensive service. Other grants are also available as we evaluate their need for additional services. The Town will also recover 50% of their operating costs for the Lincoln Centre from this grant as we are under the \$60,000 ceiling for 50% funding from this program. Joy Brooks also requested that the Town apply more frequently for the subsidy from this Ministry in order to manage cash flow in the community but also encourage the Senior Citizens to review their financial requirements at least twice per year.

Moved by Ald. A. Gretsinger, Seconded by Ald. R. Bilkszto

THAT staff be directed to submit semi-annual payment requests to the Ministry of Community & Social Services under the Elderly Persons Centres Act and reimburse the Senior Citizens Club semi-annually according to their expenditures. CARRIED

Ald. Thanas inquired if Elderly Persons Centres Act approval might also be awarded to our other two Senior Citizens Clubs in the community. Joy Brooks indicated that funding under this program is very limited and only recently have additional Centres been accepted with the Lincoln Centre being one of these. While approval of an additional Centre was highly unlikely, other grants were available to these groups and their needs could also be incorporated into our financial planning ensuring that the Town provide similar assistance with program expenditures should this be desirable according to their Club's requirements.

3. BEAMSVILLE COMMUNITY PARK COMPLEX CONSULTATION - In addition to consultation with the Park Planning Committee, five delegates attended the Service Club meeting on January 28th, 1989, and thirteen additional people participated in the open public discussions. Since this meeting, Joy Brooks reported communications with the Lincoln Concert Band and the Strawberry Festival Committee who were not in attendance and will likely follow up with correspondence requesting a band shell and possibly additional meeting space and storage facilities (band) at this location. At the Beamsville & District Softball Association annual meeting, there was also strong support for this project, urging that the Town purchase this property and also protect the "tot-lots" in the community for pre-schoolers. Mayor Konkle also reported on meetings with Albright Honor who are very enthusiastic about the passive components of this park proposal. Joy Brooks reported that this additional information has been conveyed to John Stevenson who is analyzing the results and preparing for a Committee meeting. There is no change in the time lines proposed for this project.

4. MUNICIPAL RECREATION NEWS - Joy Brooks reported that although some grant recipients are still outstanding, the majority seem to be in.

Organizational information has been received from 14 client groups and to date, five people from the Town of Lincoln have indicated an interest in participating in the Image Building workshop. Other groups have expressed an interest as well and there are still openings to accommodate them should they register.

Moved by Mayor R. Konkle, Seconded by Ald. R. Bilkszto

THAT Joy Brooks attend the Image Building workshop in St. Catharines on February 22nd, 1989, and work with local clients interested in developing a marketing sub-group to promote cultural and recreational services in this community. Usual expenses to apply. CARRIED (Recreation minutes, Feb. 1/89) -5-

5. LIABILITY INSURANCE COVERAGE

Moved by Ald. A. Gretsinger, Seconded by Ald. A. Bilkszto

THAT the Town of Lincoln verify with each grant applicant for 1989 whether or not they have liability insurance coverage or are relying on the Town for assistance in this area. CARRIED

6. PARKS AND RECREATION ASSOCIATION OF NIAGARA - Joy Brooks reported that the aquatic salary study and training opportunities in this area are being forwarded to the Committees in Jordan and Kinsmen park.

7. OFFICIAL PLAN UPDATE - While a staff report had been prepared by Joy Brooks, Ald. Thanas indicated that Ald. Culp, Chairman of the Planning Committee, had invited the Recreation Services Co-ordinator and the Chairman to provide their recommendations on Recreation needs as a part of the Official. Plan process. Ald. Thanas also indicated our Committee's strong interest in having consultation prior to secondary planning 8 approvals. Staff are to send correspondence to the Planning Committee offering to participate in whatever way they feel is most appropriate. The staff report will be attached to the correspondence to Ald.Culp and also a copy to Ald.Bilkszto.

8. Joy Brooks indicated that the Department in the absence of many other policy developments, is at a disadvantage responding to the Official Plan at this time and that whatever resources we can acquire to assist us would be a great asset. John Stevenson from John Stevenson Associates has recommended the City of Mississauga's Recreation Master Plan policy documents and Official Plan excerpts as a well recognized Provincial model for parks and open space planning. The City of Mississauga is also in the process of developing a comprehensive subdivision development guide which we might examine at a later date.

Moved by Ald. A. Gretsinger, Seconded by Ald. R. Bilksz to THAT the Recreation Committee approve an expenditure of \$65 to be included in the 1989 budget and direct the Recreation Services Co-ordinator to order a copy of the Recreation Master Plan and excerpts from the Official Plan from the City of Mississauga. CARRIED

9. PLANNING OBJECTIVES 1989 - While this is a very ambitious plan, Committee members felt each of these objectives were necessary in 1989. Joy Brooks also highlighted the importance of park planning and development this year as a priority; with the amount of development going on in this community the Committee will lose the opportunity to plan properly if we do not move quickly in this area. The other priority highlighted is the upgrading of our parks and facility maintenance and effective utilization of these facilities.

OTHER _BflJggss -----

I. JORDAN FIREMEN'S ASSOCIATION FISH FRY

Moved by Ald.D.MacGregor, Seconded by Mayor R.Konkle
Re: 1989 Fish Fry, May 26th, 1989.

THAT this Committee recommend to Council that the dry ice surface rental fee be waived on May 26th, 1989, for the Jordan Firemen's Association for the annual Fish Fry. CARRIED

2. TREE PLANTING

Moved by Mayor R. Konkle, Seconded by Ald. A.Gretsinger
Re: Tree Planting

THAT this Committee recommend to Council the planting by the Beamsville Wanens Institute of a Crimson Maple Tree on the lands of the Lincoln Centre.

That this planting be supervised by Town staff.

Further that the tree be planted sun 20-25 feet from the southwest corner of the building, and suitably signed. The sign will be provided by the Wanens Institute.

Further that the planting be subject to the approval. of the Board of Management of the Lincoln Centre. CARRIED

3. BOY SCOUTS FIRE PIT

Moved by Mayor R. Konkle, Seconded by Ald. D. MacGregor
THAT the Beamsville Boy Scouts be allowed to prepare and build a suitable fire pit to the northeast of the Scout Hut at Bunberry Park.

Further when used the fire pit shall be supervised and the fire shall be properly extinguished when left unattended. CARRIED (Recreation minutes, Feb. 1/89) -6- .

4. OMWUNITY CALENDAR - A sample was brought to the meeting to be referred to the Promotions Committee once established. This was not formerly distributed in schools but was available

throughout the community in

stores, banks and other suitable public locations.

5. JORDAN HALL IMPROVEMENTS - Bill Urquhart was requested to get pricing on a roll down bar for the Hall as well as other improvements for consideration during budget discussions.

6. BIG BROTHERS/BIG SISTERS BOWL FOR MILLIONS - Mayor Konkle indicated that there was a team representing the Town and they would be looking for sponsorships from staff and members of the Committee.

7. A MAP OF THE MWN OF LINOOLN - Ald.MaoGregor indicated that the Chamber of Commerce were interested in developing a map in co-operation with the Town which might also include promotion of parks and recreation facilities. It was suggested that this be investigated as a joint project and also indicated that Bob Bolibruck would be approaching the Chamber and others to work on promotional literature for commercial and industrial purposes in this community. The Committee felt this was an excellent suggestion and should be investigated further by staff in co-operation with the Chamber. 8

8. PUBLIC SKATING - Trends indicate that there are more young children coming to public skating and an increase in attendance particularly during the free skating and tiny tot periods. There is presently public skating at one of the two arenas during one time slot every day of the week.

Additional needs might be considered in the budget allocation and particularly the provision of public skating during the March break at a time complimentary to the tournament at the Jordan Arena and the Library's special programs. The budget should also consider the provision of an ice patrol staff person suitably uniformed during at least the busiest public skating periods. This would be an asset not only for crowd control but for staff identification in case of an emergency. The Manager might also consider cordoning off a section of the ice for beginners or toddlers if there are a lot of other people attending public skating periods. Staff will continue to monitor this situation and prepare a budget proposal,

9. ROYAL BANK NEMSLETTER FOR SENIORS - Ald.Thanas will look into the distribution and availability of this publication.

10. SENIOR CITIZENS WOOD WORKING - In response to the needs identified at the Beamsville Senior Citizens Club, the Co-ordinator indicated working in co-operation with Walter Bartkiw at the Beamsville High School to offer a no-charge day time program for the Senior Citizens and other adults who might be interested in taking wood working. There would be no charge during the day except for materials; evening classes are also available to Senior Citizens for half the tuition fee. The local clubs as well as Albright Manor have been contacted and the program will be advertised shortly in the media. Planning is for two semesters mid-September to mid-January and February to June 15th, 1990. Mr.Bartkiw also tells us that physical education classes and art classes are well attended by the Senior Citizens. The Co-ordinator is encouraging the seniors clubs to utilize other community resources and possibly participate in inter-generational activities rather than just their own Centres.

11. BEAMSVILLE & DISTRICT' SOFTBALL ASSOCIATION ANNUAL MEETING - the Co-ordinator attended the meeting on January 29th, 1989, and reported a successful election with Bob Bujas as President, the Secretary and Treasurer returning to office and a full slate of Directors appointed.

This executive will be meeting on February 6th, 1989, to determine whether or not they will be changing over to hard ball this season. Once resolved a meeting is being co-ordinated with the Ministry of Tourism &

Recreation to facilitate equipment grants, both for this group and for soccer.

12. JORDAN LIONS WINTER CARNIVAL- February 4th and 5th, 1989. Joy Brooks distributed flyers and encouraged Committee participation.

13. MUNICIPAL RECREATION GRANT STRATEGY - Ald. Thanas and the Co-ordinator explained the Finance Committee's schedule and staff review process in preparation for our meeting on February 15th, 1989. Committee members generally agreed that they would need to meet with individual organizations and review proposals on an exceptional basis but that

generally the grant allocations could be approved February 15th, 1989. (Recreation minutes, Feb. 1/89) -7-

It was also suggested that in addition to awarding a grant allocation, the Committee might also communicate any mutual expectations to these organizations (e.g. co-operation regarding scheduling and use of facilities to accommodate community needs). A 1990 would be the third year of this funding program greater compliance to deadlines could be expected at that time as well as a more indepth evaluation of the programs and services being funded. An orientation session might also be necessary to help volunteers unfamiliar with how to complete this information.

ADJOURNMENT -----

There being no further business, the Chairman declared the meeting adjourned.

..... CX AIRMAN SECRETARY Lincoln Chambers
February 6th, 1989

The Council of the Town of Lincoln met in regular session on Monday, February 6th, 1989, at 7:30 p.m., in the Lincoln Chambers. All members of Council were present, except Ald. J. Troup and Ald. D. MaGregor, and the meeting was chaired by Mayor R. A. Konkle. Staff present: R. J. Heil (Administrator/Director of Finance), M. Duc (Town Clerk), G. Holman (Assistant Director of Public Works), R. Bolibruck (Town Planner) and J. Brooks (Recreation Services Co-ordinator).

ADOPTION OF MINUTES -----

Moved by Ald. R. Kelly, Seconded by Ald. B. Culp
THAT the minutes of Council's meeting of January 16th, 1989, be adopted as circulated by the Clerk. CARRIED

DELEGATIONS -----

fBS-RB_SBB-T4-TJYES--O4:-Ci-N4-D&-Si,_ST

Messrs Joe Snyder, Co-ordinator of Postal Delivery Services for Canada Post's Huron District, Ron McGuigan, Delivery Services Officer and Bob Clark, Postmaster at Beamsville, were present at the meeting to discuss proposals for the improvement of the postal service in Beamsville. Mr. Snyder explained that the Beamsville Post Office no longer had the capacity to satisfactorily meet the needs of the community. He commented that the Post Office at Beamsville was experiencing 1,200 customer calls per day and that the building and parking facilities were completely inadequate to meet the present and projected demands of the Post Office.

Consideration had been given to expanding the Post Office at its existing Site but this was not considered feasible and he stressed that door to door delivery service was not an option, expansion of this service having been curtailed in Ontario communities since 1978. Mr. R. McGuigan proceeded to explain Canada Post's proposal for the installation of what is referred to as Superboxes in the various neighbourhoods. He showed

the Council an illustration of Superbox installations and their construction and service features. He explained that in order for the Superbox system to function that the new numbering system being developed by the Municipality had to be in place in order that the neighbourhood serviced by the boxes can be clearly identified. The Town would be consulted in the process of selecting sites for the installation of the boxes. In response to questions raised by members of Council, the Canada Post representatives stated that littering had not proven to be a problem at approximately 2,000 Superbox locations in the area.

On conclusion of discussions, the Mayor thanked the Canada Post representatives for their presentation to the Council.

Lincoln Public Library Board representatives Charmaine Wickett (Chairman), Lori Sims (Head Librarian) and Ethan Mings (Board Member) appeared before the Council. Mrs. Wickett made a presentation to the Council on the subject of the needs assessment study which had been initiated by the Board and approved by the Council in 1987, which explained the status of the study which will cost about \$33,500, half of which has been covered by the Provincial Government. The Phase 1 report associated with the study is estimated to be ready in April of 1989. The Mayor thanked Mrs. Wickett and the Board representatives for the presentation on this subject.

REPORTS -----

Moved by Ald. B. Culp, Seconded by Ald. A. Kelly
THAT the memorandum of Public Meeting, being the minutes of its

meeting of January 23rd, 1989, be adopted as circulated by the Committee Secretary. CARRIED
 Moved by Ald. B. Culp, Seconded by Ald. R. Reid
 THAT the reports of the Planning Committee, being the minutes of its meeting of January 23rd, 1989, and special meeting of January 30th, 1989, be adopted as circulated by the Committee Secretary. CARRIED (Council minutes, Feb. 6/89) -2-
 Moved by Ald. R. Kelly, Seconded by Ald. R. Bilkszto
 THAT the report of the Public Works Committee, being the minutes of its meeting of January 24th, 1989, be adopted as circulated by the Committee Secretary. CARRIED
 Moved by Ald. L. Thanas, Seconded by Ald. A. Gretsinger
 THAT the report of the Recreation & Parks Committee, being the minutes of its meeting of February 1st, 1989, be adopted as circulated by the Committee Secretary. CARRIED
 Moved by Ald. B. Culp, Seconded by Ald. A. Gretsinger
 THAT the memorandum of the Town Crest Committee, being the minutes of its meeting of January 25th, 1989, be received as circulated by the Clerk. CARRIED
 Moved by Ald. B. Culp, Seconded by Ald. R. Kelly
 Re: New Town Crest.
 THAT the Council adopt in principle the Town Crest designed by Ms. Jan Tufford and shown as Design #1.
 Further that Ms. Tufford be requested to make minor alterations to the new crest to allow for easier reproduction.
 LOST ----
 Moved by Ald. A. Gretsinger, Seconded by Ald. B. Culp
 THAT this Council recommend to the Committee for a Town Crest that the left design by Beejay Graphios be sent to a suitable producer for comment with respect to feasibility and cost of reproduction by various methods of this Crest and that the Committee return a report to Council for its May 1st, meeting. CARRIED
 Moved by Ald. R. Kelly, Seconded by Ald. R. Bilkszto
 THAT Report 089-55 submitted by the Town Clerk, re: Lease of Council Chambers by Ministry of Government Services be approved. CARRIED
 Moved by Ald. R. Reid, Seconded by Ald. B. Culp
 THAT the report of the Board of Management/Steering Committee, being the minutes of its meeting of January 19th, 1989, be approved. CARRIED
 Under this order of business, Ald. R. Reid reported on a recent hearing by the Environmental Assessment Board relating to an application for approval of an interim expansion of the Park Road Landfill Site operation. In addition, Ald. Reid requested that the Town of Lincoln take its turn at organizing a Toxic Waste Disposal Day, a service which had been provided by the other communities participating with Lincoln in the joint sanitary landfill site facility at Grimsby.
 Moved by Ald. R. Reid, Seconded by Ald. R. Kelly
 Re: Disposal Day, Household Toxic Waste.
 At the meetings of the Waste Management Sub-committee, January 29th and February 1st 1989, it was suggested that this year it was Lincoln's turn to hold a household toxic waste disposal day. This has now been confirmed by the acceptance at the Public Works meeting on January 24th, 1989. It is hereby recommended that the Town of Lincoln Council concurs and that a Household Toxic Waste Disposal Day be held on Saturday, June 10th, 1989, at the Town of Lincoln Quarry Road yard.
 Further: (1) That W.G. Holman be appointed as the Town's 8 co-ordinator for this project.
 (2) That he deal directly with Mr. Sylvio Mucciarelli, Waste Management Co-ordinator. (3) That on confirmation of date, place, time, etc., the proposal be submitted to Council for confirmation. CARRIED (Council minutes, Feb. 6/89) -3-
DIRECTOR OF PUBLIC WORKS (P. W.-89-59) , RE: PROPOSED ACQUISITION OF SEWER EASEMENT FROM AGRICULTURAL SOCIETY
 Moved by Ald. R. Kelly, Seconded by Ald. A. Gretsinger
 THAT Report P.W.-89-59 submitted by the Director of Public Works, re: proposed acquisition of sewer easement from Agricultural Society, be approved. CARRIED
CONFIRMATION OF COMPLIANCE WITH REQUIREMENTS OF SECTION 34 OF THE PLANNING ACT
 PL-ANNJPE--AGL ---- EEEEEEEEEEE-EEEEEEEEEE

Moved by Ald. R. Bilkszto, Seconded by Ald. R. Kelly
THAT Council has considered the requirements of Paragraph (16) of Subsection 1 of Section 34 of The Planning Act and concludes that no further notices or public meetings are required in the matter of the following proposed amendments to Zoning By-law No.78-85: a) By-law No.89-8 - To amend Zoning By-law No.78-85, from Rural 1 (Ru1) to Rural Residential (RuR) (Honsberger).
b) By-law No.89-9 - To amend Zoning By-law No.78-85, from Residential 1 (R1) to Residential 2 with Exception (R2-11) (Corbett). CARRIED

BY-LAWS -----

INTRODUC_TJQLJ-Qf BY-LAWS -----

Moved by Ald. L. Thanas, Seconded by Ald. R. Kelly

THAT leave be given to introduce the following by-laws:

a) By-law No.89-8 - to amend Zoning By-law No.78-85, from Rural 1 (Ru1) to Rural Residential (RuR) (Honsberger).

b) By-law No.89-9 - to amend Zoning By-law No.78-85, from Residential 1 (R1) to Residential 2 with Exception (R2-11) (Corbett).

c) By-law ~0.89-10- to authorize the conveyance of part of parcel Plan 1, Section 30M-153, to Heritage Village Vineland Limited.

d) By-law No.89-11- to provide for penalties for breach of Municipal By-law.

e) By-law No.89-12- imposing special annual rates upon land in respect of which money is borrowed under The Shoreline Property Assistance Act (Fuller).

f) By-law No.89-13 - imposing special annual rates upon land in respect of which money is borrowed under The Shoreline Property Assistance Act

(Ailanan). g) By-law No.89-14 - imposing special annual rates upon land in respect

Of which money is borrowed under The Shoreline Property Assistance Act (LaBrash/Denny 1. CARRIED

Moved by Ald. R. Kelly, Seconded by Ald. L. Thanas

THAT By-law No.89-8 read a first time and being *A By-law to amend Zoning By-law No.78-85, as amended, pursuant to Section 34 of The Planning Act, 1983, rezoning a specific parcel of land from a Rural 1 (Ru1) zone to a Rural Residential (RuR) zone (Honsberger)~, be now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding. CARRIED

NO. 89-9, TO AMEND ZONING BY-LAW NO.78-85, FROM R1 TO R2 WITH EXCEPTION

I_cQf!-B_EZT1-----

Moved by Ald. R. Bilkszto, Seconded by Ald. R. Kelly

THAT By-law No.89-9 read a first time and being "A By-law to amend Zoning By-law No.78-85, as amended, pursuant to Section 34 of The Planning

Act, rezoning a specific parcel of land from a Residential 1 (R1) zone to a Residential 2 with an Exception (R2-11)

zone (Corbett)", be now read a

second and third time and finally passed and that the Mayor and Clerk sign

and seal same, any rule of this Council to the contrary notwithstanding.

CARRIED

NO.89-10, CONVEYANCE OF PARCEL 1, SECTION 30M-153 TO HERITAGE VILLAGE

VINELAND LIMITED -----

Moved by Ald. R. Reid, Seconded by Ald. B. Culp THAT By-law No.89-10 read a first time and being "A By-law to

authorize the conveyance of part of Parcel Plan - 1, Section 30M-153, to

Heritage Village Vineland Limited, be now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary

notwithstanding. CARRIED (Council minutes, Feb. 6/89) -4-

Moved by Ald. L. Thaoas, Seconded by Md. A. Gretsinger

THAT By-law No.89-11 read a first time and being "A By-law to provide for penal ties for breach of Municipal By-laws", be now read a

second and third time and finally passed and that the Mayor and Clerk sign

and seal same, any rule of this Council to the contrary notwithstanding

CARRIED

Moved by Ald. A. Gretsinger, Seconded by Ald. L. Thanas

THAT By-law No.89-12 read a first time and being "A By-law imposing special annual rates upon land in respect of which money is borrowed under

The Shoreline Property Assistance Act, 1973 (Fuller)", be now read a second and third time and finally passed and that the Mayor and Clerk sign

and seal same, any rule of this Council to the contrary notwithstanding.

Moved by Ald. L. Thaoas, Seconded by Ald. A. Gretsinger
THAT By-law No.89-13 read a first time and being "A By-law imposing special annual rates upon land in respect of which money is borrowed under the Shoreline Property Assistance Act, 1973 (Aikman)", he now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding.

CARRIED

Moved by Ald.A.Gretsinger, Seconded by Ald.L.Thomas
THAT By-law No.89-114 read a first time and being "A By-law imposing special annual rates upon land in respect of which money is borrowed under The Shoreline Property Assistance Act, 1973 (LaBrash/Denny)", he now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding. CARRIED

2. Kidney Foundation of Canada, requesting that the month of March be proclaimed as Kidney Month in the Town of Lincoln. R & F.

2. Irene E.Hopkins, expressing concerns about what she considers to be the inadequate road system which will service the Vinehaven development. The Clerk is to reply to Mrs.Hopkins, addressing her various concerns.

3. Clerk, Regional Municipality of Niagara, inviting the Council's recommendation with respect to an appointment to the Land Division Committee.

Moved by Ald. L. Thanas, Seconded by Md. B. Culp

Re: Land Division Committee appointment.

THAT the Clerk be directed to advertise for applicants to fill the appointment to the Land Division Committee. CARRIED

~JB9-RYRY_BJSJ-NB_SS -

-- A~fQIBTBBrJ2_S-2Q-LQG&-ABSBI2BG-T~BAf-GQBSEBIA-T2QB-ADI2SQBI-SQ~I2-TBB

The Council considered applications which had been received from persons interested in being appointed to the Local Architectural Conservation Advisory Committee. 8

Moved by Ald. R. Kelly, Seconded by Ald.8. Culp

Re: Local Architectural Conservation Advisory Committee.

THAT the following be appointed to the above noted Committee:

1. Lex Parker.

2. Brian Romagnoli.

3. Richard L. Torch.

4. Veronika Reiser. LOST ---- (Council minutes, Feb. 6/89) -5-

Moved by Ald.L. Thanas, Seconded by Ald. R.Bilkszt0

THAT interviews be arranged with the applicants for membership in LACAC for the purpose of discussing the work of this Committee. CARRIED

The Council discussed the appointment of a Council representative to the Committee.

Moved by Ald. R. Bilkszt0, Seconded by Ald. R. Kelly

THAT Ald. Culp be appointed to the LACAC as Council's representative. CARRIED

MEWE ASHIP OF FIRE & PUBLIC SAFETY COMMITTEE ~BB -----

The Council discussed the establishment of the membership of the Fire & Public Safety Committee.

Moved by Ald. R.Kelly, Seconded by Ald. R. Reid

Re: Fire & Public Safety Committee. THAT the Finance & Administration Committee be appointed to act as the above noted Committee.

Chairman to be the Vice-Chairman (Ald.Culp of the present Finance Committee.

Meetings to convene at 7:00 p.m., prior to Finance meeting when scheduled. CARRIED

Moved by Ald. R. Kelly, Seconded by Ald. R. Reid

Re: Interfund Borrowing for Financing FR-89-24 approved January 11 th, 1989 Council.

THAT pransory notes in the amounts of \$170,000 and \$29,000 for financing for the King Street East and King Street West sewer projects (Finance activities 8517 and 514 respectively) be approved and that the Mayor and Clerk are hereby directed to sign in their respective capacities and to affix the Corporate Seal thereto. CARRIED

Moved by Ald. R.Kelly, Seconded by Ald. A. Gretsinger

THAT the normal 1989 road and bridge construction and maintenance program involving total expenditures of \$1,721.750 and projected subsidies of \$894,092 as more specifically detailed in Schedule "A affixed to this resolution, be approved and submitted to the Ontario Ministry of Transport for approval. CARRIED

Moved by Ald. R. Kelly, Seconded by Ald. A. Reid

THAT applications to manage and conduct raffle lotteries submitted by :

a f Lincoln Soccer Association;

bf 1st Beamsville Scouting;

cf St. John's Anglican Church Bazaar Committee;

be approved and licenses issued. CARRIED

At the suggestion of Ald. B. Culp, it was agreed that Mrs. Donna Mundi, of the Ministry of Agriculture & Food and Mr. Barney Wilson, a representative of the Local Greenhouse industry should be invited to future meetings relating to the Official Plan update.

The Clerk communicated an invitation to the Mayor and Members of Council to attend the annual Firemen's Appreciation Night to be held at the Lincoln Centre on February 11th, 1989.

COMMITTEE Or THE WHOLE -----

At the request of the Mayor, Council adjourned to Committee of the Whole, to discuss the position it would take in the forthcoming hearings

relating to the proposal of the Ontario Waste Management Corporation to establish a Toxic Waste Disposal facility in the Municipality of West (Council minutes, Feb. 6/89) -6-

Lincoln and the degree of its involvement. The Committee discussed the matter of its perspective involvement in these hearings and agreed that this would have to be the subject of further discussion with other parties involved with the view of reaching a decision in this matter in the near future.

The business before the Council

the meeting adjourned. being completed, the Mayor declared Lincoln Chambers February 8th, 1989

Minutes of a meeting of the Finance & Administration Committee held in the Lincoln Chambers on February 8th, 1989, at 7:30 p.m. Present

were: Ald. R. Reid (Chairman), Mayor R. Konkle, Ald. L. Thanas, Ald. R. Kelly and Ald. B. Culp. Staff present : R. Heil (Administrator/Director of Finance) M. Duc (Town Clerk) and D. Bakker (Deputy-Treasurer).

ACCOUNTS -----

FI&\$-EXPENDITURES -- -----

Moved by Ald. R. Kelly, Seconded by Ald. B. Culp

THAT accounts in the amount of \$50,474.26 for Fire Services

expenditures be approved and ordered paid. CARRIED

GENERAL GOVERNMENT -----

Moved by Ald. L. Thanas, Seconded by Ald. R. Kelly

THAT accounts in the amount of \$1187,073.86 for General Government

expenditures be approved and ordered paid. CARRIED

REPORTS -----

OHRL LOAN G82=5Q, 6-28-46 --- ---A ---

The Committee considered a report submitted by the Clerk and Chief Building Official, recommending approval of Ontario Home Renewal Program Loan No. 6-28-46.

Moved by Mayor R. Konkle, Seconded by Ald. L. Thomas

THAT Report C-89-50 with respect to Loan Number 6-28-46 under the

Ontario Home Renewal Program be approved. CARRIED

RECORDS RETENTION BY-LAW C 82551 -----a--=

The Committee considered a report submitted by the Clerk recommending that the preparation of a Records Retention By-law be approved, along the lines of a draft schedule submitted to the Committee.

Moved by Ald. B. Culp, Seconded by Mayor R. Konkle

THAT Report C-89-51 be approved and the Clerk prepare a Records

Retention by-law provided the recommendations of the Auditor be

incorporated in the final draft. CARRIED

FINANCIAL SUPPORT OF NIAGARA DISTRICT AIRPORT COMMISSION A 89=51 -----

-----a--=

The Administrator submitted a report to the Committee, recommending

that it decline financial support of the activities of the Niagara
M strict Airport Commission.

Moved by Ald. R. Kelly, Seconded by Ald. B. Culp

THAT the Report of the Administrator concerning the application of
the Niagara District Airport Commission be approved (A-89-57). CARRIED

SYSTEM OF COLLECTING DOG LICENSES -----

The Committee considered a report from the Chief Building Official
essentially recommending that the By-law Enforcement Department assume
responsibility for the collection of dog license fees in accordance with
the system set out in the report, rather than contracting this service
out to the Lincoln County Humane Society.

Moved by Mayor R. Konkle, Seconded by Ald. L. Thanas

THAT Report B-89-58 submitted by the By-law Enforcement Officer be
approved for trial on a temporary basis, to be considered in the light
of 1989 Dog License fee collections with a report to be submitted at the
Committee's December 1989, meeting. CARRIED

The Administrator submitted a report to the Committee, recommending
a general 6% increase in retail water rates. (Finance minutes, Feb.8/89) -2-

Moved by Ald. R. Kelly, Seconded by Ald. B. Culp

THAT the Administrator's report C-89-60 regarding water rates be
approved and the required by-law submitted to Council at its next
meeting. CARRIED

The Administrator submitted his report recommending that the
proposal to purchase a FAX machine at a price of \$2,500 be approved.

Moved by Ald. L. Thanas, Seconded by Ald. B. Culp

THAT the Administrator's report FR-89-61 relating to the purchase of
a Facsimile Machine be approved and the purchase of the Riooh equipoent
(Model 20E) at a price of \$2,500 plus applicable taxes be authorized.

CARRIED

The Administrator submitted a report, relating to the 1988 financial
operations of the Water and Sewer Department, and recommending transfers
between the associated operating and reserve funds at year end.

Moved by Ald. R. Kelly, Seconded by Ald. B. Culp

THAT the Administrator's report FR-89-62 regarding 1988 Water and
Sewer Department financial operations be approved and the recommendations
by the Administrator approved. CARRIED

The Committee reviewed the activity report submitted by the Chief
Building Official for the month of January, 1989. The report was
received for the Committee's information.

SUMMARY OF-CORRESPONDENCE -----

The Committee considered the report prepared by the Clerk, in
summary of correspondence before the Committee, with recommendations
where applicable.

Moved by Ald. R. Kelly, Seconded by Mayor R. Konkle

THAT the Clerk's report C-89-56 in summary of correspondence before
the Committee be approved and acted upon accordingly. CARRIED

SU-WARJ-OF GRANT APPLICATIONS -----

The Committee received a meolorum prepared by the Deputy-
Treasurer, suumarizing the grant applications that had been submitted
to date.

The Committee entered into discussion on the policy of the Ministry
of Housing, encouraging Municipalities to promote and approve what is
referred to as affordable housing.

Moved by Mayor R. Konkle, Seconded by Ald. L. Thanas

Re: Affordable Housing.

THAT this Committee recommend to Council that the Clerk investigate
with the various Ministries the exact meaning and implication of the
words Affordable Housing as being implied by the Ministry of Housing and
by the Region of Niagara. CARRIED

RECORDS HANAGING -----

Although no specific direction was given, the Committee expressed
interest in staff exploring the idea of using microfilming systems as
a back-up for the more important Municipal documents. (Finance minutes, Feb. 8/89) -3-
The Committee considered an unsolicited offer to purchase, which

had been submitted from a party interested in acquiring the three acre block of land owned by the Municipality in the southwest quadrant of Ontario Street and the Q.E.W. This offer was discussed in the light of the values suggested in a letter of opinion recently prepared by a local appraiser and also in the light of various other inquiries received from persons interested in acquiring the property.

Moved by Ald. B. Culp, Seconded by Al d. L, Thomas

Re: Sale of Southwest Quadrant, Lands of Town of Lincoln.

MAT this Council authorize Senior Staff to discuss and negotiate with Company P800509 Ontario Limited concerning these lands. CARRIED
The business before the Committee being completed, the Chairman declared the meeting adjourned.

..... -----me-- CHAIRMAN SECRETARY C-89-56

February 8th, 1989

83g98_T-1_3: The Chairman and Members of the Finance & Administration Committee

RE: Correspondence - Committee's Meeting, February 8th, 1989. --

Aid. R. Reid, Chairman and Committee Members:

The following is a summary of the correspondence which forms part of the Committee's agenda for its meeting of February 8th, 1989, with recommendations.

1. Clerk, Regional Niagara, forwarding the Regional Council's comments on the report on the Conservation Authorities program in Ontario. The Regional Council concludes that Conservation Authorities should continue to have a broad mandate with specific responsibilities reflecting local resources and needs, that a joint Provincial/Municipal Committee review the Conservation Authorities' progress and that the present grant structure for Conservation Authorities not be changed.

Recommendation: Receive and File.

2. Freedom of Information and Privacy Branch, concerning the report on the Local Government consultations associated with the Freedom of Information and Protection of Individual Privacy Act. The Act stands for two fundamental principles, that government information should be made available to the public and that the privacy of individuals should be protected with respect to the personal information about themselves held by the government. The Act provides that a person should have the right of appeal against a decision made by an institution where the information is not released. Municipal interest recommended that the institution involved should have a full 30 days to respond to such an appeal.

Examples of information that could be withheld relate to investigation by By-law contraventions, security of property and litigation and legal advice including material pertaining to a pending case before an Administrative Tribunal. Fees can be charged for research involved in complying with the request and these are set out by regulation.

Recommendation: That the following resolution be adopted. "That the Clerk circulate information concerning the Freedom of Information and Protection of Individual Privacy Act, to those staff members directly involved in dealing with requests for information from the general public.

3. Ministry of the Attorney-General, concerning its study of the operation and organizational structure of Ontario's Court system with the view of improving efficiency and accessibility. The Ministry proposes to renew the Court system by affecting organizational reforms in a short period of time. It is proposed that the administrative system be Regionalized to create a management and administrator structure outside of Toronto, which can better service the various areas of the Province. The Attorney-General comments that the best possible services will be provided TDWN OF UNUXN

-2-

to users of the Court system by moving decision makers into the Regions. Courts will continue to sit in those Municipalities where they now sit and the Administrative/Regional centres will be established at Thunder Bay, Ottawa, Hamilton, London, Brampton, Toronto, Sudbury and Newmarket. Recommendation: Receive and File.

4. Resolution submitted by the Township of Ernestown, expressing concern about the high costs for major water and sewage treatment projects and

requesting that the Provincial Government consider a grant or subsidy to cover interest rates over 10% on debentures issued by Municipalities for water and sewer projects.

Recommendation: That the Town supports the resolution adopted by the Township of Ernestown, requesting Provincial Subsidies on borrowing costs in excess of 10% by Municipalities to finance water and sewer projects.

5. Neil W. Miles, acknowledging his appointment by the Council to the Lincoln Public Library Board, and expressing his interests in the continued development of the system.

Recommendation: Receive and File.

6. Town of Iroquois Falls, requesting that the Provincial Government be petitioned to provide funding to assist Municipalities in renovating Municipal Administrative facilities for the purposes of access by the handicapped.

Recommendation: That we endorse the resolution of the Corporation of the Town of Iroquois Falls, requesting that the Provincial Government develop a formula of grants or subsidies to assist Municipalities in renovating Municipal facilities to bring about handicapped accessibility.

7. Ministry of Municipal Affairs, forwarding a copy of the Municipal Councillor's manual, which describes the roll and responsibilities of elected Municipal officials and also provides information on the operations and functions of the Municipality. A copy of the manual is available for loan from the Clerk's library.

Recommendation: Receive and File.

8. Town of Haldimand, forwarding a copy of its resolution, requesting that the Minister of Transport review the Federal Government policies with the purpose of establishing further policies to enhance the operation and facilities at Hamilton Civic Airport to encourage better utilization of this facility for the benefit of the industry and population within the greater Hamilton/Metropolitan area.

Recommendation: That the Town of Lincoln supports the resolution passed by the Council of the Town of Haldimand, urging the Minister of Transport to establish policies which will enhance the operation and facilities at Hamilton Civic Airport. MUNICIPAL OFFICES* (416) 563 - 8203 5071 KTN STREET, Box 10301 BEAMSVILLE ONTARIO, L1R 9M9. Minutes of the January 3rd, 1989, meeting of the Board of the Jordan Historical Museum of the Twenty. The minutes mention that the matter of the purchase of the Dayman property has now been settled to everyone's satisfaction. Two Board members are involved in a seminar relating to legal matters of interest to the Board, the seminar being held at Niagara College. The Cider Press at Jordan will be relocated on the School House property, located at right angles to the School House, facing the parking lot. The Board is recommending Yolande Downs and Claire Penny for recognition under the Province's volunteer award program.

Recommendation: Receive and File.

10. Notice of the Ontario Municipal Board, concerning the application of Delplain Ventures Ltd., against a \$4,700 fee imposed by the Region for the processing of the subdivision plan. The appeal was allowed and the Region is to refund the amount of \$2,040.

Recommendation: Receive and File.

11. Minutes of the January 24th, 1989, meeting of the Lincoln Public Library Board, discussing 1989 developmental objectives being to develop methods of providing customer first library service, insuring that performance appraisals for all library staff members are carried out, strengthening the process for Board decision making, developing an understanding of the role of the CEO and to review and make appropriate revisions to general policies and procedures. Reference is made to a donation of \$20,000 to the automation project by the Fleming Foundation. Board involved in development of 1989 budget and established Chairmen of its Committees. In addition, there are the minutes of the January 11th, meeting of the Needs Assessment Committee and the January 23rd, meeting of the Finance Committee.

Recommendation: Receive and File. \-., /-> I /

Town Clerk Administrator/Director of Finance
MUNICIPAL OFFICES, (416) 543 - 8205, 3071 KIN6 STREET, BGX 1030, HSRVILLE, ONTARIO, G6F 1L0
February 15, 1989 Lincoln Council Chambers

Memorandum of Public Meeting pursuant to the requirements of the Planning Act, 1983, on the subject of proposed amendment to the Municipality's Zoning By-law No. 78-85, held in the Lincoln Council Chambers on Monday, February 13, 1989 at 7:00 p.m. Present were Ald. B. Culp (Chairman), Ald.

8. Kelly, Ald. R. Wilks, Ald. A. Gretsinger. Staff present: Bob Bolibruck, (Town Planner), Gary Dal Bianco, (Planning Technician).

ZONING BY-LAW AMENDMENT, BARTLETT CREEK VILLAGE, S/S GREENLANE ROAD & W/S BARTLETT ROAD, PART LOT 136, CP3, FORMER VILLAGE OF BEANSVILLE, PART OF LOT 15, CONCESSION 3 (CLINTON).

People in attendance were: D. Landry, R. Kobrick, A. Easton, T. Vander Klis, M. Stevenson, D. Lockard, C. Fisker and E. Chayka.

The Town Planner outlined the details of the proposed application by Kobrick Developments noting that the subject lands are located on the west side of Bartlett Road and the south side of John Street. Lots 1 and 18 of the development are to be used for apartments containing a total of 78 units.

Blocks 3 through 17, 19 and 20 are to be used for street townhouses containing a total of 151 units. Block 2 is to be used for park purposes.

Blocks 21 through 28 are to be used as walkways while Block 29 is to be used as a storm drainage channel.

The Town Planner stated that on January 23, 1989 the Planning Committee held a preliminary public meeting to consider comments from the public. There were no comments expressed by any neighbouring property owners however, the Committee and planning staff expressed a number of concerns including:

- the number of requests for reduction in lot frontage and areas for the townhouses.
- the elimination of the northerly walkway bridge across Bartlett Creek,
- the impact of traffic onto East Avenue.
- fencing along Bartlett Creek.
- the number of townhouses in the development.

It was noted that Town staff requested at the meeting of January 23, 1989 that the developer provide a building layout so as to determine the number of lots that would be subject to exceptions to the by-law. The Town Planner highlighted the present status of the subdivision in the Regional and local Planning documents.

The Town Planner indicated that no objections have been received from any concerned agency to date. The Town Planner continued by summarizing agency comments. The Niagara Peninsula Conservation Authority requested that Block 29 (storm drainage channel) be rezoned to a Hazard (H) zone. It was noted that the Conservation Authority had requested an encroachment study along Bartlett Creek to establish the impact of the residential development on the creek. It was noted that the 1 in 100 year storm went beyond the 15 metre storm drainage channel block in the northerly section of the subdivision plan.

The Niagara Regional Planning Department has recommended that no by-law be passed by Town Council until Regional Council has given draft approval to the plan of subdivision. The Regional Planning & Development Department has also provided the Town with a letter dated February 6, 1989 which requested the Town's position on a possible walkway along Bartlett Creek and whether or not a larger easement is required along Bartlett Creek.

The Ministry of Natural Resources requested a further review of the width of the Hazard Land Area (storm drainage channel-Block 29). They have requested that the application be tabled pending a review of the proposed width of the storm drainage channel. The Town Planner indicated that it is his understanding that the Ministry is requesting an increase in the Hazard Zone width along Bartlett Creek to 22 metres (72 feet).

The Town's Public Works Department has requested that there is to be no entrance gates permitted on the road allowance. They have also raised a concern with the requirement of looping water services in the southern portion of the development. An easement will likely be required from

the owner to the south. There is also concern with the dead end cul-de-sacs should development proceed to the south. L Public Mtg. (1989 02 13) -2- The Fire Chief has indicated some concerns with the lack of access and maneuverability for fire fighting of the townhouse blocks containing more than six units.

Parks and Recreation Department has concerns regarding the impact of the proposed development on the lands to the south which are being considered in the Town's Park Feasibility Study. The department is also concerned with the possible loss of opportunity to utilize part of the lands along the Bartlett Creek for a passive walkway. They wish to be assured that the opportunity for a walkway exists and a proposed 15 metre (50 feet) wide Block 29 be increased 22 metres (72 feet).

The Town Planner indicated that there were a number of exceptions being requested to the Town's Zoning By-law. The request to allow townhouses with a minimum lot frontage of 5.4 metres (17.7 feet) and a minimum lot area of 145 square metres (1560 square feet) is considerably less than what is permitted and has been allowed elsewhere in the Town. According to the site plan 81 of the 151 lots (53.6%) will have a smaller lot frontage than is permitted in the RM1 zone. A total of 80 of the 151 lots (53%) will have smaller lot areas than what is permitted in the RM1 zone. The Town Planner indicated that he is of the opinion that this is not a minor exception to the RM1 requirements and that the developer should consider townhouse units with larger frontage and larger lot size.

The Town Planner indicated the request to allow a front yard setback of 6 metres is similar to that which was approved for Academy Gardens. The site plan indicated only two units are now deficient in the rear yard requirements of 7.5 metres. However, these units are also affected by the proposed widening of Block 29 and a special rear yard setback would likely be required for those townhouses backing onto the creek. The request to allow an interior side yard of 1.4 metres for the two storey and three storey townhouse should be changed so that the side yard for the three storey townhouses is 2.0 metres.

The Town Planner suggested that the minimum exterior side yard along the internal streets be increased to 4.5 metres similar to exceptions for other single family and semi-detached developments in the Town of Lincoln. The interior side yard setback of 7.04 metres for townhouses along John Street and Bartlett Road was considered acceptable based upon the proposed fencing along both streets.

The Town Planner suggested that the locations of the apartments be adjusted in order to meet the provisions of the RM1 zone.

The Town Planner indicated that the Region of Niagara had not yet approved the draft plan of subdivision and they requested the Town's position regarding a possible walkway and widening of Block 29.

It was noted that the developer agreed to an increased width of Block 29 to 22 metres.

In summary the Town Planner stated that Bartlett Creek Village would provide a type of development that is unique to Beamsville. The multi-family development being proposed is generally acceptable; however, the number of zoning exceptions should be reduced to be more in keeping with the provisions of the by-law. He noted that many of the exceptions requested can be met by the relocation of buildings and the possible reduction of a few units. The requested changes were not unreasonable and are not unlike those of other similar development in the Niagara Region.

Mr. Ron Kobrick the developer for Bartlett Creek Village stated that the proposal was to provide affordable housing for middle and low income families. The proposed townhouses were to be 1200 to 1700 square feet and start at \$114,000.00. Mr. Kobrick mentioned that efforts will be made to relocate the townhouses in order to meet the zoning by-law. There will be a widening of the creek and street D will be shifted.

He stated that the original draft plan was 157 units and he reduced the number to 151 units and that more open space has been included in the current plan. . . "3 Dennis Landry of Conlin Engineering and Planning Limited went through the exceptions chart noted in the staff report and stated that they were able to satisfy most of them except for the reduction in lot frontage

and lot areas. Mr. Landry noted that Mr. Kobrick was willing to widen the storm water channel Block 29. Mr. Landry continued by indicating that the proposal does meet with the intent of the Official Plan, does not conflict with the density requirements of the Official Plan and will provide affordable housing for the Town of Lincoln.

Mr. Eugene Chayka spoke on behalf of his mother and had concerns regarding the capacity of services for the proposal, the impact on John Street and the affect of the proposal on the lands down stream from the creek.

The Town Planner indicated that the Town's Public Works Department were satisfied that the proposal would be adequately serviced. Re also noted that John Street would be upgraded with curbs and gutters along the south side of John Street and that the developer would pay a share of the cost. The Town Planner indicated that the NPCA was satisfied with the proposal in regards to the Bartlett Creek. They noted that the expanded Block 29 would accomodate the 1 in 100 year storm.

Mr. Don Lockard was present on behalf of the industrial owners on the west side of Bartlett Road. He had concerns regarding the notification process for the proposal. The Town Planner indicated that the Planning Act only requires that people within 150 metres (400 feet) be circulated notice.

Mr. Bolibruck indicated that the industrial area was outside the 250 metre buffer area considered appropriate by the Ministry of Environment.

Mr. Don Lockhart mentioned that a letter was submitted to the Town regarding the proposal. This letter indicated concerns the local industry owners had on the proposal. The Town Planner indicated that a letter had been received and that the owners would be sent notice of the next meeting.

The Committee asked what type of development was being proposed for the Klaver lands to the south. The Committee also asked why they were not advised of the letter from the industrial land owners. The Town Planner noted that the industrial operations were legal conforming uses and were adequately buffered from the proposed subdivision. The industrial land owners will he invited to the next planning committee meeting on the rezoning and their letter will be attached to the report.

Joy Brooks from the Town's Parks and Recreation Department expressed concerns regarding the park development. She indicated that the park dedication was 3.1% and that cash-in-lieu would be required for the balance to 5%. In addition a 22 metre block along the Bartlett Creek and 2 walkways would be dedicated to the Town. The park dedication would he used for park purposes and not parking as earlier suggested by Kobrick. It was noted that a Landscape Plan is to be submitted to the Recreation Department before February 15, 1989 for the Recreation and Parks Committee's consideration on March 1, 1989. It was agreed that there has been no change in the Town's time frame with respect to the Landscape Plan or the park planning and development requirements.

Ald. Brian Culp noted his concerns regarding the revised drawings submitted at the meeting. He stated that all site plans should be signed off by senior staff and that only those plans be brought to Committee. Mr.

Don Lockhart indicated his concerns with truck traffic on Bartlett.

He noted that Bartlett was the route used by trucks going to and from . . the industrial area on the west side of Bartlett Road.

There being no further comments the public meeting was adjourned.

SECRETARY

*

CHAIRMAN Monday, February 13, 1989

Lincoln Council Chambers

Minutes of a meeting of the Planning Committee held in the Lincoln Council Chambers on Monday, February 13, 1989, at 7:30 p.m. Present were: Ald.

B. Culp (Chairman), Ald. B. Kelly, Ald. R. Bilkszton, Ald. A. Gretsinger

and Mayor R. Konkle. Staff present: B. Bolibruck (Town Planner) and

G. Dal Bianco (Planning Technician)

DEVELOPMENT PROPOSALS -

STAFF REPORT - ZONING BY-LAW AMENDWT

KOBRICK DEVEOPMENTS (BARTLETT CREEK VILLAGE)

PART OF LOT 136, CORP. PLAN 3, BEAMSVILLE &

PART OF LOT 15, CONCESSION 3, CLINTON W/S
BARTLETT ROAD & S/S JOHN STREET - TOWN OF LINCOLN (PDR #89-65)

Committee considered a staff report on the rezoning of lands which will implement the proposed plan of subdivision. The lands are currently zoned Residential Development - RD and the proposed zoning is to Residential Multiple 1 with an Exception, Open Space - OS and Hazard Land - H.

After considering the staff report the Committee adopted the following recommendations.

Moved by Ald. R. Kelly, Seconded by Ald. R. Bilkszto

RE: Zoning By-law Amendment

Bartlett Creek Village

S/S John Street, W/S Bartlett Rd., Pt. Lot 135, CP3,

Former Village of Beamsville, Pt. of Lot 15, Conc. 3,

Former Township of Clinton

(PDR #89-65)

1. THAT the application be tabled pending draft approval being received from the Region of Niagara and consideration of comments to be received from the Ministry of Natural Resources.
2. THAT the applicant be requested to modify the site plan to reduce the number of exceptions to the RM1 zone.
3. THAT the Town supports the widening of Block 29 to 22 metres to accommodate the 1 in 100 year flood line and proposed pedestrian walkway and the Regional Planning and Development Department be so advised.
4. THAT a special zoning exception be considered for those townhouse units that will have a reduced rear yard as a result of the widening of Block 29.

CARRIED

STAFF REPORT - ZONING BY-LAW AMENDMENT

THE LANDCORP GROUP

PT. LOTS 5 & 6, CP3, BEAMSVILLE &

PT. LOT 16, CONC. 2, CLINTON

S/S GREEN LANE ROAD & E/S ONTARIO STREET (PDR #89-66)

The Town Planner highlighted the previous resolution of Committee which requested Landcorp to reconsider lots 87 to 92 for single family development and the construction of a fence along the south boundary line.

As a result of the above noted recommendation Landcorp has revised lots 87 to 92 from 6 semi-detached lots (12 units) to 8 single family lots.

The revised proposal includes 54 single family lots (previously 46) and 68 semi-detached lots (previously 74). Landcorp has agreed to a wooden fence along the south property line. The Town Planner noted that the Region has granted draft plan approval of the subdivision subject to conditions. One of the conditions gave the Town the opportunity of converting lots 87 to 92 for semi-detached to single family.

Landcorp has revised the plan to provide single family lots adjacent to the existing single family development. In addition they have agreed to the fence along the southerly boundary of the development. The Town Planner outlined the reductions in lot area and lot frontages for the semi-detached lots as well as the reductions in setbacks for the entire development. The Town Planner noted that the proposed setbacks are similar

Plng. Minutes (1989 02 13) -2-

to those in other municipalities. A total of 38 of the 68 semi-detached lots have reduced lot frontages and 6 of the 68 semi-detached lots have reduced lot areas.

The Town Planner noted that the reduction to the zoning provisions reflect the standards for homes being built today. The Town Planner indicated that the CNR has requested that no buildings be located within 30 metres of their right of way. The 30 metre setback will only affect revised lot 30 metre setback will still allow a building to be built on lot 120. Landcorp has advised that if there is not enough area to build a semi-detached unit on lot 122. It was noted that a clause will be placed in the by-law amendment to insure a 30 metre setback is maintained.

Rick Lamers acting on behalf of his mother Betsy Lamers requested that a fence be built for their property. They indicated that they would like a fence due to the semi-detached dwelling which will abut their home.

Mr. Ken Gonyou acting on behalf of Lancorp explained the fencing issue on the south boundary of the development. It was his opinion that low density residential use such as semi-detached dwellings and single family dwellings need not be fenced as they are similar types of housing.

Mr. Cec Bovaird expressed his concerns on the proposal. He expressed concerns regarding the cluster of similar development. In his opinion the cluster of similar development could create ghettos. He also expressed his concern with the lack of park area for children. Ald. Brian Culp explained the cash-in-lieu policy regarding the park. He explained that Lancorp would be providing \$45,000.00 cash in lieu in place of park dedication and development. Mr. Ken Gonyou mentioned that an appraisal was to be completed for the purpose of park dedication.

Mr. Salvatore Leva inquired as to the kind of single family dwellings that will be provided to the north of the Drake subdivision. Mr. Leva was concerned that a two storey dwelling would ruin his privacy. Committee indicated that the Town cannot control the housing style. After considering the staff report, the Committee adopted the following recommendations:

Moved by Ald. R. Bilkszto, Seconded by Ald. B. Kelly

Re: Zoning By-law Amendment

The Lancorp Group

Part Lots 5 & 6, CP3, Beamsville

Part Lots 16, Concession 2, Clinton

S/S Green Lane Road and E/S Ontario Street

(PDR t89-66)

1. THAT the zoning by-law amendment as amended be approved for the reasons noted in this report and the by-law attached as Appendix VI be adopted by Council.

2. THAT fencing be required on the west side of lot 1 and on the north side of lot 17.

CARRIED

STAFF REPORT

SECONDARY PLANNING FOR THE NORTHEAST NEIGHBOURHOOD AND THE SOUTHWEST NEIGHBOURHOOD, BEAMSVILLE (PDR 889-67)

The Town Planner stated that a letter was sent to the planning consultants of Miller, O'Dell and Paul requesting a cost estimate and time frame for the completion of secondary plans for the Northeast and Southwest Neighbourhoods of Beamsville. Miller, O'Dell and Paul responded and the following points were highlighted.

1) Timing

The consultants have suggested a sixteen week time frame to complete both secondary plans. The Town Planner suggested that in order to obtain a more precise time frame the consultants should provide the Town with specific dates to correspond with the submitted work flow chart and assure the Town that such a time frame will be closely followed. Png. Minutes (1989 02 13)

-3-

2) Cost Estimate

The estimate for completing the Northeast Neighbourhood is \$10,000.00 and \$7500.00 for the Southwest Neighbourhood Plan. MOP suggested that the Town's Public Works Department could be relied upon to prepare a servicing strategy and staging programs for the neighbourhoods. A budget figure of \$2300.00 for each of the neighbourhoods was suggested if the Public Works Department can not carry out the servicing component. MOP would subcontract the engineering component to Philips Planning & Engineering Limited. The Town Planner stated that the request would place a strain on the Public Works staff and therefore he recommended that the engineering component be carried out by Philips Planning and Engineering Limited. Public Works Department will be involved in the review of the draft secondary plans.

3. Servicing Review

There may be some concern with the duplication of effort in preparing the servicing component of the Southwest Neighbourhood plan as a result of the terms of reference for a feasibility study to upgrade water services in the southern portion of Beamsville. This item should be closely reviewed by the

Town's Public Works Department.

4. Study Funding

It was noted that an appropriate method of funding may be for the Town to upfront the cost of the secondary plans with the development community paying their fair share at the time of development. The cost recovery to the development community would be based on acreage. The Town Planner has sent a letter to the Ministry of Municipal Affairs and is awaiting a response for funding assistance.

5. Status of Secondary Plans

Secondary Plans can be adopted by Council to provide a future guide for development. Secondary plans can also be adopted as an amendment to the Town's Official Plan. The advantage of the secondary plans being processed as amendments to the Official Plan is that the plans have a legal status under the Planning Act. The Town Planner indicated that one of the drawbacks of an amendment is the timing involved in obtaining approval. The Town Planner originally thought that secondary plans would be simply be prepared and adopted by Council. As the plan preparation process proceeds, the Town may want to have the plans become amendments to the Official Plan. The consultants have indicated to the Town Planner that both secondary plans would be prepared as if they were amendments to the Official Plan.

6. Plan Preparation

The Town Planner indicated that the secondary plans will be prepared by Mr. Glen Barker of MOP. Mr. Barker assured the Town Planner that he personally would be completing all the necessary work associated with the completion of the plans including research, attending all meetings and plan preparation. Mr. Barker has considerable experience in preparing secondary plans. The Town Planner concluded that the completion of secondary plans for the Northeast and Southwest Neighbourhoods of Beamsville will assist in providing long term direction as to the efficient and appropriate use of land. The Town Planner indicated that this project should begin as quickly as possible as to minimize future development delays in the subject lands. Mr. Glen Barker wasn't in attendance and noted that the 16 week time frame could be met and the preparation of the secondary plans will have no conflicts with the Official Plan Update. Committee noted the issue of the Province eliminating the maximum number of people in rooming houses and suggested that the issue be included in the Official Plan Update. After considering the staff report the Committee adopted the following recommendations. *- Moved by Ald. A. Gretsinger, Seconded by Ald. R. Kelly
RE: Secondary Planning For Northeast Neighbourhood & Southwest Neighbourhood, Beamsville

(PDR #89-67)

1. THAT the Town approve the undertaking of the secondary plans for the Northeast and Southwest Neighbourhoods of Beamsville by Miller, O'Dell & Paul including the servicing component for an upset limit of \$22,100.00. Plng. Minutes (1989 02 13) -4-
2. THAT the Town upfront the cost of completing the secondary plans and that the developers be charged a fee at the time of development of their lands based upon acreage and follow up be made with regards to the requested financial contribution from the Ministry of Municipal Affairs. -*
3. THAT the staff prepare an agreement between the planning consultants and the Town for the completion of the secondary plans.
4. THAT the Town request Miller, O'Dell and Paul to provide Staff with specific dates to coincide with the work flow chart as submitted with the proposal. CARRIED

STAFF REPORT

INDUSTRIAL/COMMERCIAL STRATEGY

TOWN OF LINCOLN (PDR #89-68)

The Town Planner adopted that Town Council had expressed particular interest in the present economic development function being carried out by Town staff. The Town Planner indicated that there is only a small amount promotion due to the lack of available time in which staff can actively pursue industrial and commercial businesses for the Town. Currently the Town Planner acts as the Economic Development Officer. When faced with an inquiry for a potential industrial or commercial business the Town Planner considers this a top priority and proceeds to gather pertinent information to

assist the group's inquiry. This information includes Official Plan designation, zoning and pertinent population statistics and building development trends.

The Town Planner suggested that the Town should establish an economic development subcommittee in order to establish a sense of direction for future economic development. The subcommittee could consist of a member from each of the Town's committees being Planning, Public Works, Finance and Parks & Recreation with the Town Planner acting as a technical advisor. He also suggested that members from the business community be invited to sit on the subcommittee. The Town Planner also mentioned the need to update the Town's promotional brochure. The Committee could assist in preparing the brochure and investigate such items as seeking the amount of available industrial and commercial land that is serviced and unserved, the consumption rates of available land and the need for additional land. After considering the staff report the Committee adopted the following recommendations.

Moved by Ald. B. Kelly, Seconded by Ald. R. Bilkszto

Re: Industrial/Commercial Strategy

PDR #89-68

1. THAT an economic development subcommittee be established to provide direction in future industrial and commercial development in the Town.

2. THAT this subcommittee consist of three members of Council and three from the business community.

CARRIED

STAFF REPORT

PROPOSED 1989 BUDGET

TOWN OF LINCOLN (PDR #89-69)

The Town Planner highlighted the 1989 Planning Department budget, noting that it is basically a 4% increase over last years budget with 4.25% Increase in 1989 budget include an expenditure of \$12,000.00 for the Housing Policy salaries and wages. The Town Planner indicated that the major changes in the Statement Update (\$9,375.00 will be covered by provincial grant), \$22,100.00 for the completion of a secondary plan for the Northeast and Southwest Neighbourhoods of Beamsville (contribution to be from participating land owners) and \$5,000.00 to begin the Town's Comprehensive Zoning By-law Update.

The Town Planner expressed his hope that the zoning by-law update preparation can begin shortly following the adoption of the Official Plan Update by Council. He also indicated that the majority of the zoning by-law update will take place in 1990 of which 50% will be covered by the Community Planning Grant Program from the Ministry of Municipal Affairs. The Town Planner anticipated that 1989 will be another busy year with some planning assistance likely required from planning consultants. Town Planner noted the Committee of Adjustment budget. He indicated that the Secretary-Treasurer for the Committee of Adjustment has not had a wage increase in 7 or 8 years.

plng. Minutes (1989 02 13) -5-
After consideration the staff report the Planning Committee adopted the following recommendation.

Moved by Ald. A. Gretsinger, Seconded by Ald. B. Kelly

Re: Budget

1. THAT this Planning Committee recommend the submission of the budget as submitted on circular #89-63 to Finance Committee for consideration and approval.

CARRIED

STAFF REPORT

REGIONAL WORKSHOP ON FLOODPLAIN REDUCTION

NIAGARA PENINSULA CONSERVATION AUTHORITY (PDR #89-70),

Town Planner indicated that on September 9, 1986, the Regional Municipality of Niagara requested the Minister of Natural Resources to consider a change in Flood Protection Standard from the Regional Storm to the 1 in 100 year flood within the Niagara Peninsula. It is expected that the NPCA will adopt the revised policies and procedures required to implement the new flood standard by March of 1989. The regulatory flood protection standard will be reduced from the Regional storm (Hurricane Hazel) to the 100 year flood standard. The NPCA has completed 100 year floodline mapping for the Beamsville, Bartlett and Prudhomme's Creek. The Regional Storm will remain as a regulatory flood standard for the Twenty Mile Creek watershed. After considering the staff report the Committee adopted

the following recommendations.

Moved by Ald. Kelly, Seconded by Ald. R. Bilkszto

Re: Floodplain Reduction Standards

Town of Lincoln

1. THAT the Niagara Peninsula Conservation Authority be requested to attend a future meeting of Council to outline the impact of the reduced floodplain standards and status of floodplain mapping in the Town of

~iricoia

CARRIED

CORRESPONDENCE

#1 - A letter from Mr. Dennis Landry of Conlin Engineering and Planning Limited requesting Council and staff to visit Wilmot Creek Retirement Community. Committee felt it was important to visit Wilmot Creek on a day when staff would attend. Tentative scheduling for the trip was Saturday, February 18, 1989.

R & F

\$2 - A letter from Drew Semple, Regional Planning and Development Department. Date for public meeting scheduled Tuesday, March 21, 1989.

83 - An Official Plan Update Status Report prepared for Don Logan of Miller, O'Dell & Paul

R&F

84 - Proposed scheduling of "In Camera" work sessions with Council for Official Plan Update

R&F

85 - Larry Williams - Retirement Lot Severance approved for Land Division Committee not appealed by Committee

R & F

ACCOUNTS

Accounts were adopted by resolution.

Moved by Ald. H. Kelly, Seconded by Ald. A. Gretsinger

THAT the accounts in the amount of \$5,195.59 be approved and ordered paid. +.

NEW BUSINESS

No discussion under new business. Moved by Ald. R. Bilkszto, Seconded by Ald. R., Kelly

THAT the Planning Committee adjourn until the call of the chair. -\$

CARRIED

SECRETARY CHAIRMAN Lincoln Chambers February 14th, 1989

Minutes of a meeting of the Town of Lincoln Public Works Committee, held in the Lincoln Chambers on Tuesday, February 14th, 1989, at 7:30 p.m. Present were: Ald.B.Kelly(Acting Chairman), Ald.L.Thomas(sitting in for Ald.J.Troup), Ald.D.MacGregor and Ald.R.Reid. Staff present: W.Watson(Director of Public Works).

ACCOUNTS

Moved by Ald.D.MacGregor, Seconded by Ald.L.Thomas THAT accounts in the amount of \$72,036.23 for General Public Works Expenditures be approved and ordered paid. CARRIED

Moved by Ald.L.Thomas, Seconded by Ald.D.MacGregor THAT accounts in the amount of \$4,851.12 for Transportation Services Subsidized be approved and ordered paid. CARRIED

DELEGATION

Mr. Alan Philbrick addressed the Committee and agreed with the report as presented by the Director of Public Works.

Moved by Ald.R.Reid, Seconded by Ald.L.Thomas THAT this Committee recommend to Council that the recommendations of Report FR-43-88, dated September 29th, 1988, which provides that the Vineland Water Plant West Distribution Area be established, the consumers therein to pay a double water rate with the additional proceeds to be invested in a reserve fund for future replacement and repair of the waterline. FURTHER THAT, the Town be responsible only for that portion of the waterline and the watermain to and including the meter pit on the west side of the Experimental Farm property and that the waterline beyond the meter pit servicing the nine properties be exclusively maintained, managed and operated by the property owners involved. FURTHER THAT, the payment of any funds from the reserve fund for maintenance and repair and replacement, such funds as established by Council direction under recommendation of this report, be paid only on agreement of at least 2/3's of the property owners receiving service in the water area. CARRIED

STAFF RECOMMENDATIONS AND REPORTS

The Committee reviewed the staff recommendations and reports as presented by the Director of Public Works, and passed the following motions.

TOWN OF LINCOLN PUBLIC WORKS DEPARTMENT PROJECT ACCOUNTS, P.W. 73-89

NAME OF FIRM PROJECT AMOUNT

McGlone and Associates

Kerry T.Howe Limited
Concrete Testing Lincoln Culverts
Sidewalks & Drainage Improvements 745.71 Public Works Minutes
Robert M.Martin Engineering
Robert. M.Martin Engineering
Philips Planning
& Engi-neering
Philips Planning
& Engi neering
R. V. Anderson Associates
R. V. Anderson Associates
R. V. Anderson Associates
Glen Elgin Subdivision Inspection 253.90
Vinewood Subdivision Inspection
Stormwater Management Master Plan 1,950.72
1988 Culvert Design
Bartlett Road Sanitary Sewer 1,118.98
Durham Road Watermain Replacement 7,264.57
1985 Watermains East Lincoln

TOTAL

Moved by Ald.L.Thomas, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that the Town of Lincoln Public Works Department Project Accounts in the amount of \$14,775.49 be approved for payment.

CARRIED

ACADEMY GARDENS, STAGE 3, PHASE 1, P.W. 54-89 -

Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that this certificate be issued in accordance with Section 12 of the subdivision's agreement. CARRIED

OLD ORCHARD PLAN OF SUBDIVISION, POW. 72-89

Moved by Ald.D.MacGregor, Seconded by Ald.L.Thomas THAT this Committee recommend to Council that an allocation of \$80,000.00 be set up as a contract for 1989 works from U.S.I.. FURTHER THAT, staff recommend that Alfidome Construction Limited be awarded said contract for works on sidewalks and drainage improvements along 1st Street, 23rd Street and 2nd Street in Vineland as per Kerry T.Howe Limited's contract #87-403 and B-88-067, and as in accordance with the subdivision's agreement between the Town of Lincoln and Vine Developments Limited.

FURTHER THAT, the necessary by-law authorizing the Mayor and Clerk to sign the contract be prepared.

CARRIED

REGION OF NIAGARA ROADS REHABILITATION PROGRAM, P.W. 74-89

Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that staff be authorized to request the Region of Niagara to incorporate from 19th Street eastwly, to Jordan Road in their contract. CARRIED Public Works Minutes -3- Feb. 14/89

WATER SERVICE APPLICATION FROM PETER HOLUBOWSKY, THIRTY ROAD REGION OF NIAGARA C.N.R. GRIMSBY WATERMAIN, P.W. 75-89

Moved by Ald.D.MacGregor, Seconded by Ald.L.Thomas

THAT this Committee recommend to Council that the connection charge to facilitate a connection to the front feeder main along the C.N.R. right-of-way be subject to a total cost, rather than a \$950.00 charge and the property owners along said main be so notified. FURTHER THAT, a deposit in the amount equivalent to at least 50% of the estimated cost be received prior to any application to the C.N.R. or the Region of Niagara. CARRIED

TOWN OF LINCOLN STRUCTURE #00009, P.W. 76-89

Moved by Ald.R.Reid, Seconded by Ald.L.Thomas THAT this Committee recommend to Council that the Public Works Department be authorized to engage a consulting engineer to perform the necessary works to enable the Department to obtain the necessary approvals to perform works required to stabilize the embankment. CARRIED

MINISTRY OF TRANSPORTATION OF ONTARIO SUPPLEMENTARY ALLOCATION - 1989, P.W. 77-89

Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that the following culvert and bridge works be requested to the MTO for supplementary allocation in 1989:

1. John Street Culvert No. 53 Road Section #07052
2. John Street Culvert No. 76 Road Section #07060
3. Bartlett Road Culvert No. 27 Road Section #07039 \$ 65,000
4. Greenlane Culvert No. 13 Road Section #07028

7% overhead TOTAL

These are carry over projects from 1988, noting that the designs for same have been approved. CARRIED

PROPOSED ENGINEERING AGREEMENT FOR THE COVERED BRIDGE IN 0

JORDAN, P.W. 78-89

Moved by Ald.D.MacGregor, Seconded by Ald.L.Thomas THAT this Committee recommend to Council that the Mayor and Clerk be authorized to sign the said engineering agreements on behalf of the Jordan Society for a Covered Bridge. FURTHER THAT, all invoices be submitted to the Public Works Department of the Town of Lincoln for review and approval for payment, and the municipality be thereby reimbursed directly by the Society.

CARRIED Public Works Minutes -4- Feb.14/89

MUNICIPAL INFRASTRUCTURE MANAGEMENT & MAINTENANCE SEMINAR - MAY 1ST & 2ND, 1989, P.W. 79-89

Moved by Ald.R.Reid, Seconded by Ald.L.Thomas THAT this Committee recommend to Council that Geoff Holman, Assistant Director of Public Works be authorized to attend the above noted semi.nar with the usual expenses to

apply. CARRIED

REPORT FROM THE ADMINISTRATOR, DATED FEBRUARY 3RD, 1989 RE: ENGINEERING FEES - SUBDIVISION AGREEMENTS

Moved by Ald.R.Rei.d, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that the development, administration and engineering fee charged i-posed by the Municipality for the processing of subdivision and development proposals as established by adoption of Report P.W. 001-87, dated January 5th, 1987, be approved and confirmed by this Council. CARRIED

CORRESPONDENCE

1. Letter from the Region, dated January 25th, 1989, Re: Water and Sewage Flows for December 1988 and Year End. R&F

2. Speed letter from the Baker Road Pollution Control Plant, Re: Sewage Flows for January 1989. R&F

3. Public Notice from the Region of Niagara, received January 27th, 1989, Re: Grimsby/Lincoln/West Lincoln Alternative Water Supply.

Moved by Ald.L.Thomas, Seconded by Ald.R.Reid THAT this Committee recommend to Council that senior staff be directed to prepare a submission, in the strongest terms, to Regional Niagara Public Works Committee and Regional Council, expressing our strong support and detailing the need of the community for the alternative water supply to be in the form of a water supply main following the "upper" route from Decew along Fly Road, etc. CARRIED

ADJOIURNMENT

There being no further business, the meeting was adjourned. Lincoln Chambers
February 15th, 1989

Minutes of a meeting of the Recreation & Parks Committee, held in the Lincoln Chambers on Wednesday, February 15th, 1989, at 8:00 p.m. Prese~it were: Ald.L.Thmas(Chairman), Mayor R.Konkle, Ald. A. Gretsinger, Ald. R. Bilkszto and Ald. D.MacGregor. Staff present : R.Heil(Administrator/ Director of Finance), D. Bakker (Deputy-Treasurer), J.Brooks [Recreation Services Co-ordinator) and B. Urquhart(Faciilities Manager).

Moved by Ald. A. Gretsinger, Seconded by Ald. D. MacGregor

THAT this Recreation & Parks Committee recommend to Council that the discussion paper on the -Potential Kandate and Organizational Structure of our Recreation Department" be received and that the portion entitled &aa-11-19& be approved by Council.

Further that the remaining portion of the paper be studied for approval for the May ?st, meeting of Council. CARRIED

Accordingly, Stage 1: 1989 becomes the foundation for our 1989 budget consideration.

1989 Municipal Recreation grant review comments were discussed with resolutions as follows:

Moved by Ald. D.MacGregor, Seconded by Ald. R. Bilkszto

Re: Grants.

THAT grants he approved:

Rockway New Horizons - \$1,500

Club of the Twenty - \$2,850

1st Vineland Scouts - \$1,500

Camp Ararat - \$ 500

Beamsville Lawn Bowling - \$ 500

Kinsznen Day Camp - \$1,500 (pending receipt of financial information and decision of Kinsmen Club resrding the operation of this program in 1989)

Maple Leaf Rifle & Revolver - \$ 600

Beamsville Lions Qub - \$2,836.49

plus pre-operating grant of \$1,000

Niagara Symphony Association \$1,000 CARRIED

Moved by Ald.A.Gretsinger, Seconded by Mayor R.Konkle

Re: Grants.

Grants approved pending financial information:

1st Beamsville Scouts.

Jordan Lions Softball. CARRIED

Moved by Ald. R.Bilkszto, Seconded by Ald. A. Gretsinger Re: Grants.

Grants deferred pending meeting:

Senator Gibson Playground.
1st Beamsville Scouting.
Jordan Hockey.
Jordan Figure Skating.
Beamsville Figure Skating.
Beamsville Hockey.
Beamsville Softball.

Lincoln Leapers.
Lincoln Soccer Association.
Lincoln Concert Band. CARRIED

When grant meetings are scheduled with these groups, this will be with the full Recreation & Parks Committee except where specific direction has been given to staff to initiate meetings on their behalf.

NEW INITIATIVES IN 19Q9 AND RECREATION & JII_R-S-B,--XJB_T 3.

In view of the time, it was decided to defer discussion on this report and budget details until the next Committee meeting. The meeting to be scheduled on March 1st, 1989, or prior subject to Bob Heil's consultation with the Finance Committee Chairman resolving the urgency of (Recreation minutes, Feb. 15/89) -2- meeting prior to this date. With other Council and Committee commitments in the interim, it was very difficult to find an alternate date; the Recreation Services Co-ordinator will contact Committee members if Bob Heil and the Chairman feel another budget meeting is necessary in the interim.

Bill Urquhart identified errors in the charts attached to report R-89-82: Existing Parks - Standards/Requirements, and was asked to correct this and mail the information out a\$ain prior to the next meeting.

In view of the timing required for this approval, this item was dealt with on the budget agenda as follows:

Moved by Ald. A. Gretsinger, Seconded by Ald. R. Bilkszto
THAT this Committee recommend the adoption of the report entitled March Break Skating as presented by Mr. Urquhart. CARRIED

Moved by Ald. A. Gretsinger, Seconded by Ald. R. Bilkszto
THAT this Recreation & Parks Committee meeting now adjourn to meet at the call of the Chairperson. CARRIED

..... SECRETARY Lincoln Chambers February 21st, 1989
The Council of the Town of Lincoln met in regular session on Tuesday, February 21st, 1989, at 6:35 p.m., in the Lincoln Chambers. All members of Council were present except Ald. J. Troup and Ald. A. Gretsinger (attended at 7:15 p.m.) and the meeting was chaired by Mayor R.A. Konkle. Staff present: R. J. Heil (Administrator/Director of Finance), R. Bolibruck (Town Planner), J. Brooks (Recreation Services Co-ordinator) and John Stevenson (Recreation Consultant 1).

Moved by Ald. R. Reid, Seconded by Ald. R. Kelly
THAT the minutes of Council's meeting of February 6th' 1989, be adopted as circulated by the Clerk. CARRIED

eoE-MJ-Tm--oP-sB~~_OLs
Moved by Ald. R. Reid, Seconded by Ald. R. Kelly
THAT this Council adjourn to Committee of the Whole to discuss property acquisition matters. CARRIED

Moved by Ald. R. Reid, Seconded by Ald. R. Bilkszto
THAT we rise from Committee of the Whole because of the nature of the information (possible land acquisition and land sales) rise without report. CARRIED

DELEGATIONS -----

Mr. Ron Kohrick for Bartlett Creek Village was in attendance but did not wish to address Council except for comments that he may have at the adoption of the Planning minutes from the meeting of February 13th, 1989.

Ald. R. Kelly requested that the minutes show that he attended the meeting on behalf of Ald. J. Troup who was vacationing.

On question to Regional staff, there was no response with respect to the answer "What is Affordable Housing?".

Moved by Ald. R. Reid, Seconded by Ald. R. Kelly
THAT the report, of the Finance & Administration Committee, being the

minutes of its meeting of February 8th, 1989, be adopted as circulated by the Clerk. CARRIED

Moved by Ald. R. Kelly, Seconded by Ald. R. Bilkszto

THAT the memorandum of Public Meeting, being the minutes of February 13th, 1989, be adopted as circulated by the Committee Secretary. CARRIED

Mr. Kobrick noted that the only issue left was the dedication of land for Bartlett Creek as required by Ministry of Natural Resources for flood-plain. The letter is required by the Town before draft approval is granted. He indicated that he would comply with all the details as requested for parks. There was concern expressed by members of Council that the details previous to the draft approval were not provided to staff. A brief history of the development was given by Kobrick.

Moved by Ald. B. Culp, Seconded by Ald. L. Thomas

Re: Kobrick Developments, Bartlett Creek Village, Part Lot 136, Corporation Plan No.3, Beamsville, and Part Lot 15, Concession 3 (Clinton) west side Bartlett Road and south side John Street, Town of Lincoln.

THAT this Council table motion PDR 89-65 from the Planning minutes of February 13th, 1989.

Further that this development undertake a complete staff review with all agencies reporting in writing before this development be placed on Planning agenda.

Staff to report back in two weeks to Council. CARRIED (Council minutes, Feb.21/89) -2-

Moved by Ald. R. Bilkszto, Seconded by Ald. R. Kelly

THAT the report of the Planning Committee, being the minutes of its meeting of February 13th, 1989, be adopted as circulated by the Committee Secretary. CARRIED

PUBLIC WORKS COMMITTEE -----

Moved by Ald. R. Kelly, Seconded by Ald. R. Reid .

THAT the report of the Public Works Committee, being the minutes of its meeting of February 13th, 1989, be adopted as circulated by the Committee Secretary. CARRIED

Moved by Ald. L. Thomas, Seconded by Ald. A. Gretsinger

Re: Parks & Recreation meeting.

THAT the minutes of the Parks & Recreation meeting of February 15th, 1989, be amended by the following addition.

THAT approved grant requests be referred to the special budget meeting. CARRIED 8

Moved by Ald. L. Thomas, Seconded by Ald. D. MacGregor

THAT the report of the Recreation & Parks Committee, as amended, being the minutes of its meeting of February 15th, 1989, be adopted as circulated by the Committee Secretary. CARRIED

PARK FEASIBILITY STUDY TEAM -----

Moved by Ald. A. Gretsinger, Seconded by Ald. D. MacGregor

THAT the report of the Park Feasibility Study Team, being the minutes from its meeting of February 15th, 1989, be approved. CARRIED

CONFIRMATION OF COMPLIANCE WITH REQUIREMENTS OF SECTION 34 OF THE Planning Act -----

Moved by Ald. R. Bilkszto, Seconded by Ald. A. Gretsinger

THAT Council has considered the requirements of Paragraph (16) of Subsection 1 of Section 34 of The Planning Act and concludes that no further notices or public meetings are required in the matter of the following proposed amendments to Zoning By-law No.78-85:

a) By-law No.89-18 - to amend Zoning By-law No.78-85, from Residential 2 with an Exception, Residential 3 with an Exception, Residential Multiple with an Exception and Open Space to Residential 3 with an Exception (The Landcorp Group). CARRIED

Moved by Ald. D. MacGregor, Seconded by Ald. R. Reid

THAT leave be given to introduce the following by-laws:

a) By-law No.89-15 - to authorize the joining with Vine Developments Limited in a contract agreement with Alfidome Construction Limited for the construction of sidewalks and the undertaking of drainage improvements.

b) By-law No.89-16 - to amend By-law No.70-54, with respect to the operation of the Municipal waterworks system.

c) By-law No.89-17 - to authorize execution of agreement with 449696 Ontario Inc., and 780933 Ontario Inc. d) By-law No.89-18 - to amend Zoning By-law No.78-85, re: The Landcorp • Group. CARRIED I

N0.89-15, DINTRACT AGREEMENT WITH VINE DEVELOPMENTS LIMITED AND ALFIWME CONSTRUCTION LIMJTED -----

Moved by Ald. D.MacGregor, Seconded by Ald. A.Gretsinger
THAT By-law No.89-15 read a first time and being "A By-law to authorize the joining with Vine Developnents Limited in a contract agree- ment with Alfidome Construction Limited for the construction of sidewalks and the undertaking of drainage improvements", be now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding. CARRIED (Council minutes, Feb.21/89) -3-

Moved by Ald. R. Kelly, Seconded by Ald. R. Bilksz to
THAT By-law No.89-16 read a first time and being "A By-law to amend By-law No.70-54, with respect to the operation of the Municipal waterworks system, be now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding. CARRIED

Moved by A1 d. R. Reid, Seconded by Ald. R. Bilkszto
THAT By-law No.89-17 read a first time and being "A By-law to authorize the execution of an agreement 449696 Ontario Inc., and 780933 Ontario Inc., relating to the provision of parking facilities on specified lands in accordance with the requirements of the Townn, be now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding. CARRIED
N0.89=18 TO AMEND ZONING BY-LAW N0.18=55,-_R_Ei--\$__HE LANDCORP GROUP ----

Moved by Ald. R. Kelly, Seconded by Ald. R. Bilksz to
THAT By-law ~0.89-18 read a first time and being 'A By-law to amend By-law No.78-85, as amended, pursuant to Section 34 of the Planning Act, rezoning certain lands frm Residential 2 with an Exception (R2-3) zone, Residential 3 with an Exception (R3-1) zone, Residential 3 with an Exception (R3-2) zone, a Residential Multiple with an Exception (RM-1) zone and an Open Space (0.5) zone to a Residential 3 with an Exception (R3-6) zone (The Landccrp Group)", be now read a second and third time and finally passed and that the Mayor and Clerk sign and seal same, any rule of this Council to the contrary notwithstanding. CARRIED

CORRESPONDENCE -----

I. Ontario Hydro, public information centre, re: ash management facility.

Moved by Ald. A. Gretsinger, Seconded by Ald. D.Ma®or
Re: Ontario Hydro Public Information session, Parch 9th, 1989.
THAT Mr.Geoff Holman be designated to attend the above session on behalf of the Town of Lincoln and that he report to Public Works Committee at its regular meeting immediately subsequent to March 9th, 1989. CARRIED

2. Industrial interests, Bartlett Road, re: impact of adjoining residential developoent. The Mayor advised members of Council on the process with the mail in the Municipal office and noted that there were two files on this subject (Bartlett Creek Village) one for zoning and one for official plan. The correspondence item was filed in the zoning to be reviewed at a later point and was not intended to be kept frm Council. The Planner also supplied a memo on this issue. R & F.
No action was taken with respect to the petition regarding the Town Crest.

OBJECTIONS 01-DELPLAIN VENTURES LTD RE. ZONING BY-LAW N0.88-1x2 -----

-----1---J-----

Moved by Ald. R. Bilkszto, Seconded by Ald. R. Kelly
THAT having reviewed all the information and exhibits and taking into consideration the objection of Delplain Ventures Ltd, against Zoning By-law No.88-171 (Grimsby Caterers), it is hereby resolved that this Council make no further changes in the zoning as originally reviewed and approved. CARRIED

APPLICATIONS FOR NEVABA LOTTERY-AND RAFFLE LICENSES -----

Moved by Ald. R. Bilksz to, Seconded by Ald. B. Culp
THAT applications to manage and conduct Nevada and Raffle lotteries

submitted by:

- a) St. Catharines General Hospital ;
 - b) Beamsville & District Kinsmen Club;
 - c) St. John's Anglican Church Bazaar Committee;
- be approved and licenses issued. (Council minutes, Feb.21/89) -4-

LACAC APPOINTMENTS -----

Interviews are to be scheduled Monday, February 27th, 1989, at 7:00 p.m., with those persons who applied for appointment to the LACAC. The Town's resident expert in historic designation, historical advisory committees, Mr. Bram Radix is to attend.

OTHER BUSINESS -----

Moved by Ald. L.Thanas, Seconded by Ald. B. Culp THAT Council adjourn to Committee of the Whole. CARRIED Council reconvened and directed Mr. Stevenson, Mr. Ellis, Mayor Konkle, Mrs. Brooks and Mr. Heil are to act as a negotiating team for land transactions.

The business before the meeting adjourned.

the

-- %EI-W-WBI'

Council being emmeted, the myor declared Lincoln Centre February 22, 1989

Minutes of a meet.i.ng of the Lincoln Centre Board of Management, held on Wednesday, February 22nd, 1989, at 9:00

a.m., at the Lincoln Centre. Present were: Ald.L.Thomas (Chairman) , Public Representative Jim Warner and Judi-Kelly, Seniors' Representative Joe Romagnoli representing Keith McIntyre, Frank Barnfield and Bill Urquhart (Facilities Manager).

ACCOUNTS

Accounts not circulated due to computer breakdown.

REPORTS

JANITORIAL SUPERVISION REPORT

Moved by J.Warner, Seconded by J.Kelly THAT the Lincoln Centre Board of Management recommend to Council that the janit-orial service fee be raised to \$600.00 per month and that the supervision fee be raised to \$6.00 per hour effective as soon as possible and thereafter, for salary and supervisory rate to be reviewed yearly. CARRIED

RENTAL RATES

Moved by J.Kelly, Seconded by F.Barnfield To increase hall rental to \$140.00 per event, bar service to \$40.00 per event and kitchen to \$40.00 per event and that hereafter, rental rates are reviewed every November or December so that rates will be effective at the start of the new year.

CARRIED

MONTHLY RENTAL REPORT

The monthly rental report was received and reviewed by the Committee and was received and filed.

STORAGE ROOM SHELVING

Moved by J-Warner, Seconded by J.Kelly That Bill be asked to have shelving installed in the storage room as per his report and that Bill determine the contractor to do the job as per his recommendations at a cost of \$325.00.

CARRIED

WOMEN'S INSTITUTE TREE PLANTING *

The Committee received and reviewed the proposal by the Women's Institute and it was recommended that the Chairman write a letter thanking the organization for their proposal and that arrangements with the Facilities Manager be made in the spring for the proper planting of this Crimson Maple tree. Lincoln Centre Board of Management Minutes -2- . Feb. 22/89

CORRESPONDENCE

REDUCED RENTAL FOR CWL AND ALBRIGHT MANOR

Moved by J.Kelly, Seconded by F.Barnfield THAT a reduced rate of \$50 be charged to the CWL for their '89 Christmas Party and that Albright Manor be gi.ven the same consideration for a reduced rate of \$50 for their funding raising kick-off. CARRIED

OTHER BUSINESS -

LINCOLN CENTRE DRAINAGE

Moved by F.Barnfield, Seconded by J-Romagnoli THAT this Board recommend an evaluation and recommendation from the Town of Lincoln's Public Works Department regarding problems with drainage over the parking lot and problems with eavestroughing. CARRIED

COMMUNICATION GUIDES

Moved by J.Kelly, Seconded by F.Barnfield THAT the Town install a memo box in a strategic place in the Lincoln Centre where messages or missing item reports can be left for the Faci.li.ties Manager. CARRIED

REPORT ON MISSING ITEMS

Moved by J.Warner, Seconded by J.Kelly THAT this Board recommend the following: Upon the use of the Lincoln

Centre, any missing or damaged items must be reported in writing indicating: 1) the date missing 2) the item and description 3) and be signed by the reportee. CARRIED

ADJOURNMENT

There being no further business, the meeting was adjourned to meet again at the call of the Chairman.

CHAIRMAN SECRETARY Lincoln Chambers February 23rd, 1989

Minutes of a meeting of the Finance & Administration Committee held in the Lincoln Chambers on February 23rd, 1989, at 7:30 p.m. Present were: Ald. R. Reid(Chairman), Mayor R.Konkle, Ald.L.Thanas, Ald. R.Kelly and Ald.B. Culp. Staff present: R. Heil (Administrator/Director of Finance), and D. Bakker(Deputy-Treasurer) .

Mr.Ethan Mings spoke on behalf of the Lincoln Public Library Board and presented the 1989 draft budget and requisition. Mr.Mings outlined some of the works to be done in 1989 including the capital forecast.

Copies of the financial report, prepared by Thorne, Ernst & Whinney were circulated to members of Finance showing a 1988 actual surplus of \$712 with unallocated capital receipts of \$60,837. This fund was made up of . . - \$20,000 & a donation, \$32,000 unfinanced and being held by the own of Lincoln and \$8,300 surplus from 1987, from the Library.

Moved by Ald. B. Culp, Seconded by Ald.L.Thanas

Re: Library 1989 requisition.

THAT the requisition of \$211,308 regular and \$16,166 capital be approved and recommended to the Council of the Town of Lincoln, subject to final review of the whole of the Municipal budget for 1989. CARRIED

Moved by Ald. R.Kelly, Seconded by Ald.L. Thanas

THAT a reserve of \$5,000 be established for the Library for 1989.

CARRIED

-RS_o-RX-s

Moved by Ald.R.Kelly, Seconded by Ald.B.Culp

Re: 1988 Year end position and report

THAT Finance Report FR-89-92, re: the Town's preliminary year end position be received for information. CARRIED

Moved by Ald. B. Culp, Seconded by Ald.L. Thanas Re: over/under analysis

THAT Finance report FR-89-93 be received for information and that \$112,000 be reserved in 1988 for completion of planned works in waste disposal; THAT \$20,000 be reserved in 1988 for completion of planning consulting. MAT \$180,000 be reserved for general contingencies in 1988.

THAT \$60,892 the amount of earnings of the equipment rentals over the expenditures and transfers to capital be reserved in 1988 for equipment replacement. CARRIED

GRANT APPLICATION REJJBH

The Committee briefly reviewed those applications before it, requesting consideration for financial assistance for 1989. A meeting is to be established with the MUS~M Board, Huoane Society and the Chamber of Commerce, and a meeting date and time to be established by the Chairman and Administrator. Other applications were tabled pending further review of all of the applications following final consideration by Recreation.

The Committee briefly reviewed the philosophy in the Beamsville Urban Area sewer rate and discussion followed regarding the possibility of amalgamating the Beamsville and Vineland sewer areas similar to the water system.

The Administrator was directed to forward a letter to the Ministry of Municipal Affairs requesting comments about a farm having to reimburse the Farm Tax Rebate program when it is taken out of agricultural production and used for development.

Moved by Ald. B. Culp, Seconded by Ald. L. Thanas

THAT this Committee do now adjourn. CARRIED

..... " CHAIRMAN SECRETARY Lincoln Chambers February 28th, 1989

Minutes of a meeting of the Town of Lincoln Public Works Committee, held in the Lincoln Chambers on Tuesday, February 28th, 1989, at 7:30 p.m. Present were: Ald.B. Kelly (Acting Chairman) , Ald.L. Thomas (sitting in for Ald.J.Troup), Ald.D.MacGregor and Ald.R.Reid. Staff present: W.Watson(Director of Public Works) and G.Holman (Assistant Director of Public Works),

ACCOUNTS

Moved by Ald.L.Thomas, Seconded by Mayor R.Konkle THAT account-s in the amount of \$3,201.09 for General

Public Works Expenditures be approved and ordered paid. CARRIED
 Moved by Mayor R.Konkle, Seconded by Ald.L.Thomas THAT accounts in the amount of \$5,993.31 for Transportation Services Subsidized be approved and ordered paid. CARRIED

STAFF RECOMMENDATIONS AND REPORTS
 The Committee reviewed the staff recommendations and reports as presented by the Director of Public Works, and passed the following motions.

TOWN OF LINCOLN PUBLIC WORKS DEPARTMENT PROJECT ACCOUNTS, P.W. 94-89
NAME OF FIRM PROJECT AMOUNT

Region of Niagara	
Town of Grimsby	
Denco Engineering	
Watermain Construction on C.N.R. Row, Lincoln Ave. to Baker Rd.	\$34,324.70
Waste Disposal Charges	
Victoria Ave. & Reg. Rd. 81 Watermain Design	671.70
Construction Testing, McGlone Resurfacing Drake Ave., & Associates Central Ave.	386.25
Philips Planning 1988 Culvert & Engineering Design	
Philips Planning Stormwater Management & Engineering Study	2,239.23
Robert M.Martin Inspection - Vineyard Engineering Subdivision	341.92
Robert M.Martin Inspection - Glen Elgin Engineering Subdivision	168.65
TOTAL	

Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that the Town of Lincoln Public Works Department Project Accounts in the amount of \$50,293.73 be approved for payment. CARRIED Public Works -2- Minutes Feb.28/89

RELEASE OF MAINTENANCE HOLDBACK, OLD ORCHARD SUBDIVISION STAGE I, P.W. 95-89
 Moved by Ald.L.Thomas, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that the subdivider be notified that the Town of Lincoln as per Delcan's letter dated February 3rd, 1989, release the maintenance holdback to Bear Construction, all in accordance with the subdivider's agreement. CARRIED -

DURHAM ROAD WATERMAIN REPLACEMENT, STAGE 11, P.W. 96-89
 Moved by Ald.R.Reid, Seconded by Mayor R.Konkle THAT this Committee recommend to Council that in accordance with R.V. Anderson Associates' letter dated February 8th, 1989, the Town of Lincoln agree with the extension of the number of working days from 15 to 20 days It is further recommended that Claims #1 and #2 as detailed in R.V. Anderson Associates' letter of February 8th, 1989 be approved as follows:
 Claim #1 Claim #2
 ----- CARRIED

BARB COSBY UPGRADING, P.W. 97-89
 Moved by Ald.L.Thomas, Seconded by Mayor R.Konkle THAT this Committee recommend to Council that Mrs. Barb Cosby be reimbursed in the amount of \$64.00 for courses dealing with computers, being Lotus 1-2-3 and Disk Operating Systems - DOS. CARRIED

HERITAGE VILLAGE - PHASE I/PHASE 11, P.W. 98-89 ---
 Moved by Ald.R.Reid, Seconded by Mayor R.Konkle THAT this Committee recommend to Council that the one foot reserve and the turning circle be removed from the registration upon receipt of a reference plan for same, being provided by Heritage Village and that the necessary by-laws be prepared. CARRIED

DEVELOPMENT & CONSTRUCTION REPORTS OF MEETINGS, P.W. 99-89
 Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that Denco Engineering be engaged to perform engineering services for complete design of road and services between Ontario Street and Bartlett Road on Greenlane at an upset limit of \$20,000 for design only. CARRIED

The other items in this report were received and filed.

TOWN OF LINCOLN SANITARY SEWER REHABILITATION/LIFELINES/ SOUTH BEAMSVILLE, P.W. 100-89
 Moved by Mayor R.Konkle, Seconded by Ald.L.Thomas THAT this Committee recommend to Council that Contract #87-13 be awarded to Underwater Tel-Eye Sewer Services Limited in the amount of \$58,645.00 for chemical sealing, cleaning, reaming and T.V. inspection of gravity sewers in the southern portion of Beamsville. It is further recommended that the necessary by-law be prepared authorizing the Mayor and Clerk to sign the said contract. CARRIED Public Works Minutes

SEWER MAINTENANCE PROGRAM - SEWER FLUSHING, P.W. 101-89
 Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee recommend to Council that the services of Thuro Sewer Services (Niagara) Ltd. be engaged to perform the necessary works in accordance with the sewer maintenance program. CARRIED

CORRESPONDENCE
 1. Letter from Conlin Engineering & Planning, dated February 10th, 1989, Re: Vinehaven Subdivision. R&F

2. Letter from the Ministry of the Environment, dated December 16th, 1988, Re: Ontario Waste Management Corporation - Waste Management System Environmental Assessment. R&F
3. Bulletin dated January 1989, Re: AMO Waste Management Study: An Overview. R&F
4. Letter from Vinewood Engineering, dated February 21st, 1989, Re: Sanitary & Storm Water Connections, Sewer Easements - Lincoln Agricultural Society. R&F
5. Letter from the Ministry of the Environment, dated February 14th, 1989, Re: MISA Workshop for Municipalities. R&F
6. Letter from the Region, dated February 20th, 1989, Re: Fourth Avenue Trunk Watermain, Extension Across Twenty Mile Creek Valley. R&F
7. Letter from Vinewood Engineering, dated February 8th, 1989, Re: Closing of Unopened Road Allowance, Concession 3, 21st Street. R&F

OTHER BUSINESS

GREENLANE TRAFFIC

Moved by Ald.L.Thomas, Seconded by Mayor R.Konkle THAT because of increasing traffic and speeds on Greenlane, the Public Works Department. investigate the following: 1. The effectiveness of the current speed limits, with an evaluation of a 50 km. limit from Ontario Street to Mountainview Road. 2. The advisability of a 4-way stop at the intersection of Greenlane and Lincoln Avenue.

CARRIED

CLOSED SESSION -

At this point, the Committee adjourned into closed session to discuss a memorandum from the Administrator. Moved by Ald.R.Reid, Seconded by Ald.D.MacGregor THAT this Committee does now adjourn into camera for discussion of business relating to property.

CARRIED

ADJOURNMENT

There being no further business, the meeting was adjourned. .. Minutes of the Planning Committee held in the Lincoln Council Chambers

on Monday, February 27, 1989, at 7:00 p.m. Present were: Ald. B. Culp (Chairman), Ald. B. Kelly, Ald. R. Bilkszto, Ald. A. Gretsinger and Mayor R. Konkle. Staff present: B. Bolibruck (Town Planner), K. Dale (Deputy Planner) and G. Holman (Assistant Director of Public Works).

DEVELOPMENT PROPOSALS

PRELIMINARY PUBLIC MEETING

PLAN OF SUBDIVISION, VICTORIA SHORES

PRUDHOMMES, EAST OF VICTORIA AVENUE

NORTH OF THE QEW SERVICE ROAD, PART LOT 23

BROKEN FRONT CONCESSION ADJACENT TO LAKE ONTARIO

FORMER TOWNSHIP OF LOUTH. TOWN OF LINCOLN (PDR X89-1022

The Town Planner stated that the Town had received a proposed plan of subdivision by 449696 Ontario Inc. Peter Fowler Enterprises (known as Victoria Shores) File 26T-8900 from the Regional Municipality of Niagara.

The subject lands are located east of Victoria Avenue north of Prudhommes Boulevard and are composed of Part of Lot 23, Broken Front Concession, adjacent to Lake Ontario, in the former Township of Louth, now in the Town of Lincoln. The subject lands are composed of approximately 12.2 hectares. The development proposes 69 single family lots on Open Space area and a Hazard land area (adjacent to Lake Ontario). The lands are part of a previous draft approved plan of subdivision. An additional area to the east was proposed as a residential subdivision and this site did not receive draft approval.

There have been a number of proposals for this land including, in recent years, a campground. Upon reviewing the proposed plan on a preliminary basis, staff detected that a number of lots have frontages of 20 metres. If it is the intent of the owner to have large single family lots, they would require a lot frontage of 21 metres to satisfy the Residential 1 (R1) zone in the zoning by-law.

Mr. G. Hynde, Mr. P. Fowler and Mr. G. Neal were in attendance to support the proposal. Mr. P. Theissen and Ms. J. McDermott were also in attendance.

Mr. Hynde stated that the property is within the urban area and is designated Residential in the Town's Official Plan. He stated that there will be a rezoning required for 8 of the 30 acres. He stated that this proposed subdivision will provide a buffer between the existing Prudhommes theme park and the existing residential development to the west. He stated the lot widths vary with a number of lots having a

proposed frontage of 65 feet.

Ms. McDermott stated that the proposal is a good concept. She then questioned how the hazard lands will be used and suggested that they should be considered for public access. She questioned that if the lands are to be used as a public park who will be required to maintain the shorelines? She stated that the public should have access to the lake. She stated that she was concerned that the green space area was broken up by a lot.

Mr. Hynde stated that the lot between the open space areas is the lot occupied by the Town's pumping station. He stated that the use of the hazard lands will have to be negotiated with the Town. He stated that in doing the design for the subdivision they had looked at having all the lots go right up to Lake Ontario or providing an Open Space area along Lake Ontario.

The Town planner stated that staff will have to review the proposal and decide whether or not there will be public access along the Lake Ontario shoreline. He stated that normally the municipality will take either 5% land or 5% cash-in-lieu. He stated that normally the Town does not accept Hazard Lands as park land and that the matter will have to be negotiated.

The Committee then expressed their concern in regards to access to Lake Ontario. The Committee stated that the deeds should show that the lots do not go right up to the Lake Ontario shoreline. Mr. Hynde then stated that the matter of access to Lake Ontario can be incorporate'd into the subdivision agreement and that the lots adjacent to Lake Ontario can be either fenced or there can be some sort of vegetation strip. In response to an enquiry from the Committee the Town Planner stated

that at one time there were some additional lands to the east that had been proposed for draft approval, however draft approval was not granted.

Mr. Hynde then stated that the proposed houses to be built on the lots will be in the size range of approximately 2,000 to 2,200 square feet.

The Committee expressed some concerns that when the original waterline was installed the property owners of Prudhommes were required to assist in paying for the waterline.(in the approximate amount of \$140,000.00)

The Committee indicated that there is a special water impost fee of \$500.00 that is in effect for this area. In response to an enquiry from the

Committee Mr. Peter Fowler stated that ownership has changed since the original waterline was put in in 1978.

PRELIMINARY PUBLIC MEETING, ZONING BY-LAW AMENDMENT, GREEN LANE TOWNHOUSES, DELPLAIN VENTURES, S/S GREEN LANE ROAD, WEST OF ONTARIO STREET, PART OF LOT 17, CONCESSION 2, FORMER TOWNSHIP OF CLINTON, BLOCK 94, PLAN 30M-174 TOWN OF LINCOLN (PDR 889-1031

The Deputy Planner stated that the Town has received a zoning amendment application from Delplain Ventures to develop a parcel of land for 42

street townhouses. The subject lands are located on the south side of Green Lane Road, to the north of Ivy Gardens Crescent and to the east of St. Volodymyr Crescent. The subject lands are composed of Part of Lot 17, Concession 2 in the former Township of Clinton, Block 94, Plan 30M-174 in the Town of Lincoln. The purpose of the application is to rezone the subject lands from a Residential 1 (R1) zone and Residential Multiple 1 with an Exception (RM1-4) to a Residential Multiple zone with Exceptions which include a reduction in the minimum lot area, minimum rear yard, maximum lot coverage and minimum exterior side yard setback.

The by-law will also include all previous exceptions to the RM1-4 zone including a front yard of 6 metres and a side yard of 1.2 metres. Staff have some concerns in regard to the reduction in the rear yard and exterior side yard setback and the increase in maximum lot coverage. Staff advise that it would be desirable to maintain the 7.5 metre separation between the proposed townhouses and the single family lots to the west. Staff note that of the 42 units approximately 10 units will have less than the required rear yard. Staff advise that it would be desirable to require minimum exterior side yard of 4.5 metres noted to be consistent with other developments in the Town. Staff note that the proposed lot coverage of 47% is considerably higher than what is permitted in the RMI zone which is 35%.

Mr. J. Rodey, Mr. N. Basciano, Ms. B. Weins, Mr. C. Fisker were in attendance in support of the proposal. Mr. C. Bovaird, Mr. C. Rader, Mrs. S. Rader, and Mr. L. Penley were also in attendance.

Mr. Rodey stated that the reduction in the rear yard is due to the fact that the lot line is on an angle and because the units are fairly large.

Mr. Bovaird stated that he acted on behalf of the developers of the proposed Auto Plaza along the north side of Green Lane Road. He stated that he has some concerns in regards to the parking that is provided for the townhouses. The Planner stated that it is his understanding that two spaces have been provided per unit.

Mr. Bovaird stated that the entrance to the proposed townhouses may interfere with the water loading area at the fire station. He stated that most of the time there are a number of trucks waiting along Green Lane Road. He stated that when Green Lane Road was done the road was improperly graded. He stated that the water station should be relocated to provide off-street parking. He then questioned whether or not the development will provide an access to the park. The Town Planner stated that the proposed development includes an emergency access to the south which can also be used for pedestrian access to the park.

The Committee then expressed their concerns with regards to the number of exceptions and indicated that they would like to see the developer reduce the exceptions as much as possible. Mr. Holman stated that the Town is looking at moving the arm of the water Station to assist in preventing trucks from parking along Green Lane Road.

Mr. Rodey stated that the reduction in lot size is a minor reduction. He stated that the major problem is the rear yard and that they have redesigned some of the units in order to overcome the rear yard setback problem.

Mr. Basciano stated that they will be providing three parking spaces per unit. He stated that because these are street townhouses and a 66' road allowance is required there is less room to work with. He stated that when the proposal was reviewed at the previous public meetings, the neighbours in the area did not want the traffic from the townhouse development to go through the subdivision and that they would like to see an access for the townhouses directly onto Green Lane Road. He stated that at the end of the cul-de-sac there will be a little parkette for the developer and that it will be located near the emergency access.

In response to an inquiry from the Committee the Town Planner stated that lots 10 to 19 will have insufficient rear yard setbacks. He stated that even if the road was shifted slightly then there would be a problem with the rear yard setback on the lots on the east side.

In response to an inquiry from the Committee Mr. Basciano stated that the drainage between the existing single family dwellings along Ontario Street and the townhouse development has been considered and that three catch basins have been incorporated in that area.

The Committee then stated that they would like a copy of the previous public comments in regards to the Academy Gardens Development. In response to an enquiry from the Committee the Town Planner stated that 33 of the 42 lots will have larger lot coverages than what is permitted in the by-law.

In response to an inquiry from the Committee Mr. Basciano stated that the density of this development will be lower than the density of the townhouse development on the south side of Friesen Boulevard. Mr. Basciano stated that because this development is a street townhouse development and the other development is a condominium development the road has to be wider. He stated that with street townhouses each owner will own their own lot. In response to an inquiry from the Committee Mr. Basciano stated that the townhouse units will be two bedroom and three bedroom units and that they will be in the size of 1550 to 1800 square feet.

**STAFF REPORT - ZONING BY-LAW AMENDMENT
WILLIAM & ALICE BILKSZTO
NORTH SIDE OF BAWIEW BOULEVARD, PART LOT 17 & 18
BROKEN FRONT CONCESSION, FORMER TOWNSHIP OF LOUTH**

(PDR b89-104)

Ald. Bilkszto then declared a conflict of interest and excused himself from the meeting.

The Committee considered a staff report regarding an application by William & Alice Bilkszto to rezone Part 1 from a Rural 1 zone to a Rural Residential zone with an Exception to allow minimum lot frontage of 20.4 metres. Part 1 has a total lot frontage of 30.5 metres however the lot frontage is not continuous. The Town's Zoning By-law requires that the lot frontage be continuous. Part 2 contains an area of approximately 1.7 hectares and is to be rezoned from a Rural 1 (Rul) zone to a Rural 1 with an Exception to recognize the undersized lot area.

After considering the staff report the Committee adopted the following recommendations:

Moved by Ald. A. Gretsinger, Seconded by Mayor R. Konkle

Re: Zoning Amendment Application

William & Alice Bilkszto Part Lots 17 & 18, Broken Front Concession Louth, N/S Bayview Boulevard, Town of Lincoln

(PDR #89-104)

1. THAT the zoning amendment be approved for the reason noted in this report and the by-law attached as Appendix II be adopted by Council and processed for approval.

CARRIED

PRELIMINARY PUBLIC MEETING, ZONING BY-LAW AMENDMENT, PETER THIESSEN, PART LOT 22, CONCESSION 3, FORMER TOWNSHIP OF LOUTH, E/S OF TWENTY-THIRD STREET (PDR #89-105)

The Deputy Planner stated that the Town has received a zoning amendment application from Peter Thiessen involving lands located on the east side of Twenty-third Street north of First Street and which are composed of Part of Lot 22, Concession 3 in the urban area of Vineland, in the former Township of Louth. The purpose of the amendment application is to rezone the subject lands from a Residential 1 (R1) zone to a Residential 2 (R2) zone in order to allow the construction of a semi-detached dwelling on the subject lands.

Mr. Peter Thiessen was in attendance in support of the proposal. There were no comments on the proposed rezoning.

STAFF REPORT - DEVELOPMENT PROPOSAL

**PRUDHOMMES LANDING, LAZY RIVER & WATERPLAY AREA
NORTH OF THE QEW SERVICE ROAD, EAST OF VICTORIA AVENUE
PART LOT 22, BROKEN FRONT CONCESSION**

ADJACENT TO LAKE ONTARIO

FORMER TOWNSHIP OF LOUTH - TOWN OF LINCOLN

(PDR 1189-106)

The Town Planner stated that the Town has received a development proposal for a lazy river and child's waterplay area as part of the Wet'n Wild at Prudhommes Landing. The lazy river is basically a winding water course 2 1/2 to 3 feet in depth and 12 to 14 feet wide. The length of the river will be about 600 feet and the water moves at a rate of 1 to 2 miles per hour. Individuals would travel along the river in tubes. The children's play area will be in the form of a pool approximately 1600 square feet in size and varying depths of one inch to two feet. These activities will be available for the children within the waterplay area. Both proposals will be within the existing water park area of Wet'n Wild and both proposals will be supervised by qualified lifeguards. The subject land is designated as Commercial in the Town's Official Plan which permits places of amusement and recreation. The water park area is zoned as Highway Commercial with an Exception (C3-2) which permits a variety of tourist and recreational activities including water related activities.

The zoning by-law which covers the water park area requires recreational uses to be approved by the Town. The water park area is currently not under site plan control. In 1985 the Town incorporated policies to allow for the implementation of site plan control. The Town's site plan control by-law provides an opportunity for the Town to require commercial developments to be subject to site plan & control. It is the opinion of staff that the proposed lazy river and children's water play area should be subject to site plan

control.

Mr. P. Fowler was in attendance in support of the proposal. Mr. Fowler then stated that he didn't know if it would be desirable to have the waterplay area under site plan control due to the various designs of that type of facility. He stated that in developing their lands they need flexibility.

The Committee then indicated that at the time Prudhommes was developed, Council felt a site plan agreement was not necessary as long as the components of each proposal was reviewed with the Committee. They indicated that each year the park is changed and that due to the changes in the market there is a need for some flexibility.

Mr. Fowler stated that the Town has control over any change that is proposed through the Zoning By-law. The Committee indicated that the development is a first class facility that brings tourists into the area.

In response to inquiry from the Committee Mr. Fowler stated that his insurance company controls safety as well as the Provincial Ministry. The Committee then indicated to Mr. Fowler that he should provide a list

of the water consumption rates for each of the water facilities to the Town's Public Works Department.

After considering the staff report the Committee adopted the following recommendation.

Moved by Mayor R. Konkle, Seconded by Ald. R. Kelly

Re: Development Proposal

Prudhommes Landing, Lazy River & Waterplay Area

North of QEW Service Road, East of Victoria Avenue

Part Lot 22, Broken Front Concession Former Township of Louth - Town of Lincoln (PDR #89-106)

I. THAT the proposed Lazy River and Children's Waterplay Area be supported.

STAFF REPORT - PLAN OF SUBDIVISION

BARTLETT CREEK MEADOWS

EAST AVENUE, LOT 137, CP3 FORMER VILLAGE OF BEAMSVILLE

TOWN OF LINCOLN (PDR #89-107)

CARRIED

The Town Planner stated that the subdivision proposal involves a 1.8 hectare (4.75 acre) site situated in the east central portion of Beamsville

at the north end of East Avenue. This site will be immediately south of the proposed Bartlett Creek Village subdivision east of Beamsville High School and Senator Gibson Public School and west of the Great Lakes Christian College lands. The development proposes 18 semi-detached lots and one single

family lot for a total of 37 residential units. The subject property is located within the Beamsville urban area and is designated Residential in the Town's Official Plan. The subject lands are zoned Residential Development and that one of the requirements of the proposed plan will be the rezoning of the lands to reflect their intended use. The Town's Housing Policy statement encourages a mix of housing types. This development will provide a density of approximately 20.5 units per hectare (8.2 units per acre). Based upon the existing single family development to the south and the proposed multi-family development to the north, it is staff's opinion that the semi-detached development will provide a good transitional area from low to high density residential development. The semi-detached development will also provide an alternative form of housing which is desirable in the Town. It is staff's opinion that the proposal will meet the intent of the Housing Policy Statement. The proposed plan will be serviced with full municipal services in accordance with the Town's requirements. Comments from the Town's Public Works Department indicated that sanitary sewers are to be designed to connect with Bartlett Creek Village to the north and the contribution will be necessary to the Bartlett Road sewer, storm sewers are to comply with the Town's Storm Water Management Plan, watermain connection is required to East Avenue and it is recommended that water distribution analysis be undertaken, access to East Avenue to be restricted and suggestion of an additional access road to the east. The Public Works Department has suggested a cul-de-sac bulb that could infringe on proposed Lot 1. Emergency access should be maintained to East Avenue and this access could be used for a pedestrian traffic. There is also some concern as to the eventual use of the lands to the east currently owned by Great Lakes Christian College. It is suggested that access be accommodated along the

northerly boundary of adjacent Bartlett Creek Village. Such an access would relieve potential traffic problems and maintain an opportunity to develop the lands owned by the College. The draft plan shows a reduced road width at the southern end of the development and the developer has made numerous attempts to negotiate the purchase of this land from abutting land owners in order to accommodate the required 20 metre road allowance. These attempts have been successful and the owner has provided for a 20 metre road allowance through the subdivision except for a small area at the southern portion and it is the owner's intent to provide a regulation paved width of the road in this area. The Town's Recreation Co-ordinator has suggested that a buffer zone along

Bartlett Creek should be 22 metres to be consistent with the requirements of Bartlett Creek Village. The Town's Recreation Co-ordinator has also requested a 15 metre walkway/bikeway path at the north and south end of the subdivision. The southerly linkage can be accommodated within the 22 metre width along Bartlett Creek, a 5% cash-in-lieu of parkland is required, fencing and buffer planting along the rear lot line to ensure privacy and a willingness to accept waste land on Lot 1 as a result of a widened storm drainage block. The Town's Recreation Co-ordinator has agreed reluctantly to

a 5 metre walkway/bikeway trail to the north for a bikeway, because a small portion of the adjacent lands from Bartlett Creek Village will be dedicated as parkland, and a portion of these lands can be utilized as a walkway. It is proposed that Lot 12 be dedicated to the Town for road purposes. The bikeway system could be continued along this proposed road way. The Ministry of Natural Resources has requested a 32 metre width of the storm drainage channel and staff note that 22 metres was only required in the Bartlett Creek Village plan of subdivision. The Niagara Peninsula Conservation Authority has requested production protection for the 1 in 100 year storm area.

The Town Planner then outlined the proposed conditions of draft approval for the Committee's review.

Mr. K. Klaver, Mr. D. Ingram, Mr. C. Fisker and Mrs. B. Weins were in attendance in support of the proposal.

Mr. Don Ingram stated that they are not opposed to the cul-de-sac at the end of East Avenue. He stated that Mr. Klaver had intended to buy the land to the south but could not. He stated that if the southerly lands were developed, the balance of the road allowance could be made up. He stated that the pavement will be the same width as required in a regular road. He stated that if the road was going through they could pick up costs from other land owners. He stated that they would like to consider shortening the cul-de-sac and that they would like to discuss the conditions of draft approval with staff further. He stated that he has some concerns in regards to the Ministry of Natural Resources comments because part of the Bartlett Creek storm drainage area is piped. He stated that they would like to backlot some of the lots onto the drainage area. He stated that the 5 metre bike paths would be of 50% of the 5% park dedication. He then questioned why a 5 metre dedication was required at the north end of the development on the west side of the proposed street when there is a park already required in the Kobrick development. He stated that the bike path could follow the Bartlett Creek area. He stated that the East Avenue pumping station was to be eliminated and services for the Kobrick plan, this plan and East Avenue are to be connected. He stated that they would like the opportunity to make some changes.

The Committee then indicated that there will likely be some cost sharing regarding the pumping station.

Mr. Ingram stated that the Town requires a 19 metre radius for a cul-de-sac and that there may be just enough room to fit a cul-de-sac in. The Committee then indicated that the proposal can be reviewed further with staff and that the matter of the 5% dedication should be reviewed by staff due to the fact that a number of walkways will be incorporated in the plan. In response to an inquiry from the Committee the Town Planner stated that the 5% cash-in-lieu is based on the value of the land the day before draft approval. In response to an inquiry from the Committee the Town Planner stated that the road access to the east is needed in order to provide access to the east.

The Committee then stated that they can't have any traffic going on East Avenue and that they are in favour of a cul-de-sac with an emergency access only. Committee then suggested that these changes should be made before the Town forwards any condition on to the Region for draft approval. After considering the staff report the Conunittee adopted the folowing recommendation:

Moved by Ald. R. Kelly, Seconded by Ald. R. Bilkszto

Re: Draft Plan of Subdivision

Bartlett Creek Meadows

East Avenue, Lot 137, CP3,

Former Village of Beamsville

Town of Lincoln (PDR R89-107)

1. TaAT the above noted draft plan be tabled at this time for further review by staff and developer to be presented at the next planning meeting.

CARRIED

STAFF REPORT - PROPOSED SEVERANCE e

JAMES & DIANE BLAIO3

E/S OF MAIN STREET, JORDAN

LOT 6 & PART OF LOT 7, PLAN 3,

FORMER TOWNSHIP OF LOUTH (PDR #89-108 1

The Town Planner stated that staff has received a request from Mr. Cec Bovaird on behalf of James & Diane Blake to consider the severance

of a lot into 2 lots. The subject lands will have frontage on Main Street 19th Street in Jordan. The existing lot presently contains 2 buildings used for residential units. Both existing dwellings presently have a number of non-complying setbacks including front yard and side yard. The creation of two lots each with one dwelling will also create a number of additional non-conformities including rear yard, lot area and lot coverage. Therefore if the severance is to be approved it will be necessary to apply for a minor variance or zoning by-law amendment in order to recognize the non-conformities which will be created. Staff also noted the existing building adjacent to 19th Street does not have adequate side yards to allow access to the rear of the property. Staff note that although the severance into two parcels will provide each dwelling with a separate lot, it would also create a number of non-conformities in addition to those which presently exist and therefore staff have sane difficulty in supporting the request. Staff note that it appears that the second house may be as a result of a conversion some years ago and that there may be other similar situations in the Town of Lincoln. Staff therefore would like the opinion of the Town's Solicitor in regards to the suitability of the proposed severance.

Mr. C. Bovaird was in attendance in support of the proposal. Mr. Bovaird stated that he represents Blake's. He stated that the Blake's live in the house fronting on 19th Street. He stated that some of the buildings go back to the 1800's and that this building on 19th Street was originally a slaughter house and was converted to a residence in the 1950's. He stated that there are a number of other buildings in Jordan that do not conform with the zoning by-law requirements. He stated that the setbacks are all legal non-conforming uses and that there are two residences on the property with separate house numbers. He stated that two houses on one lot is less desirable thaR two separate lots with a number of non-conformities. He stated that in regards to access, the lot on Main Street could grant an access to the lot on 19th Street. Re stated that the barber shop which was severed in 1969 and which is located to the south of this subject land is on a very small lot.

In response to an inquiry from Mr. Bovaird, the Town Planner stated that Town staff feel that if the severance is to be approved that they would e like all the non-conforming matters rectified by the process of the zoning by-law amendment because not all the items could be considered minor.

In response to an inquiry from the Committee, Mr. Bovaird stated that he did not know whether or not the two houses were serviced separately.

In response to an inquiry from Committee the Town Planner stated that the reason that they would like a review with the solicitor was in regards to the conversion of the barn to a residence if it was considered an

illegal non-conforming use. He stated that staff were also concerned about the number of variances. The Committee

then indicated that they would like to see separate services for each of the lots if the severance is to be approved and that the applicant should review the matter further and bring it back to the next Committee meeting.

After considering the staff report the Committee adopted the following recommendation:

Moved by Ald. R. Kelly, Seconded by Ald. R. Bilkszto

Re: Proposed Severance

James & Diane Blake

Lot 6 & Part of Lot 7. Plan 3. Louth E/S Main Street and W/S ~inetienth Street, Jordan, Town of Lincoln (PDR #89-108)

1. THAT Public Works review the proposed severance re: servicing and provide comments.
2. THAT documentation be provided verifying the legal non-conforming use of the subject property.
3. THAT the above two points be reviewed at the next Committee meeting before a decision is made.

CARRIED

STAFF REPORT - PROPOSED WATERLINE CONNECTION
TOM NIEUWEXRYZEN, N/S FOURTH AVENUE, EAST OF
ELEVENTH STREET, PART LOT 10, CONCESSION 3,
FORMER TOWNSHIP OF LOUTH, TOWN OF LINCOLN (PDR 889-1091)

The Town Planner stated that the Planning Department have received a copy of a letter from the Regional Planning Department via a memorandum from the Town's Public Works Department requesting comments on a proposed waterline connection to the lands of Tom Nieuwenhyzen. The Town Planner stated that the previous owner Mr. Troup proposed to sever a 2.0 acre parcel from the southeast corner of the 43 acre parcel to assist in the financing of the farm. The severed property was separated from the remainder of the lands by a ravine. Town staff did not support the proposed severance as it did not comply with the policies of the Town's Official Plan or the Regional Plan. The severance was supported by the Planning Committee and Council based on its unique location along the ravine and for lack of viability of the parcel. The Niagara Regional Land Division Committee approved the consent application and one of the conditions of consent approval was the rezoning of the vacant 41 acre remnant parcel to

prohibit the construction of a residential dwelling. The Town passed By-law No. 88-23 which rezoned the 41 acre parcel from a Rural 1 (Rul) zone to Rural 1 with an Exception (Rul-13) zone to preclude a residential dwelling.

It is the understanding of staff that the 41 acre parcel has been sold and the owner is now requesting the connection to this property for residential use. It is the opinion of staff that the Town not support the proposed

waterline extension request based on the present zoning of the land which precludes a residence. The Committee then expressed some concerns about the request for a waterline extension when the zoning precludes a residential use. In response to an inquiry from the Committee the Town Planner stated that in order to remove a residential restriction it would be necessary for the applicant to apply for a zoning by-law amendment to remove the exception. The Committee then indicated that when the owner bought the land he knew that no house could be built. The Town Planner stated that they were concerned about setting a precedent if zoning was to be removed at a later date.

After considering the staff report the Committee adopted the following recommendation:

Moved by Ald. R. Bilkszto, Seconded by Mayor Ray Konkle

Re: Proposed Waterline Connection

Tom Nieuwenhyzen, N/S Fourth Avenue, East of Eleventh Street
Part Lot 10, Concession 3 (Louth), Town of Lincoln

(PDR #89-109) 1. THAT the Town of Lincoln not support the proposed waterline connection for the 41 acre parcel located on the northeast corner of Fourth Avenue and Eleventh Street based upon the present zoning which precludes residential use of the land and that the Regional Planning & Development Department be so advised.

CARRIED

CORRESPONDENCE

1. Letter from Ministry of Housing, Rental Bousing Protection Act 1989.

The Town Planner stated that the Rental Rousing Protection Act will now

include vacant lands and that restrictions will be placed on the conversions of rental buildings to co-operatives and restrictions on conversions of rental housing to condominiums.

R&F

2. Letter from the City of St. Catharines, Warning Clauses on Title. The Town Planner stated that the City of St. Catharines has provided examples of a number of clauses which were previously registered on title and at the present time the registry office will no longer allow them to be registered on title. The Committee then suggested that the Town Planner should write a letter to the Ontario Land Registrar to obtain clarification in regards to the problem with registering these clauses on title. R & F

3. Letter from Ministry of Municipal Affairs, grant requests for Comprehensive Zoning By-law. The Town Planner indicated that in order to get a grant for the zoning by-law update the Town will have to ensure that there is a housing component involved in the zoning by-law update.

R&F

4. Letter from Ministry of Municipal Affairs extension of draft approval Parkway Farms now part of Village Green plan of subdivision. The Town Planner stated that these draft approvals should now lapse and that the new draft approval affecting Landcorp will come into effect.

Moved by Mayor Ray Konkle, Seconded by Ald. A. Gretsinger
Re: Parkway Farm, Part Lot 16, Con

26T-76022-Katz Sipos

26T-76074-Paramount

1. THAT this Committee recommended to Council the lapsing of the draft plan of subdivision for these lands (Ratz Sipos).

FURTHER that it is understood that these lands are now covered under a draft plan of subdivision known as Village Green Subdivision.

CARRIED

OTHER BUSINESS

1. Request by Mr. Jim Durbano to review the retirement Complex in Newcastle. The trip is scheduled for Friday, March 3, 1989, leaving at 8:30 from the Town Hall.

2. The Town Planner stated that there has been an objection to the municipality's general amendment to the zoning by-law which included temporary uses and the rezoning of the Rural Residential lots which were created as a result of Land Division Committee approval severance. The Town Planner stated that Mr. Groo has objected to the zoning by-law because he feels that there is an advantage to the zoning process and that he would like to see that stay in place.

3. In regards to the Woodland Estates zoning by-law amendment, no OMB hearing date has been set.

4. In regards to the Kobrick development the latest revision is being circulated to senior staff and that minor modifications can be made to the site plan following draft approval. ADJOURNMENT

Moved by Ald. R.-Bilkszto, Seconded by Ald. R. Kelly

TEAT the Planning Committee now adjourn and meet again on Monday, March 13th, 1989 at 7:00 p.m.

CARRIED

SECRETARY CHAIRMAN Memorandum of Public Meeting pursuant to the requirements of the Planning Act, 1983, on the subject of a proposed amendment to the Municipality's Zoning By-law No. 78-85, held in the Lincoln Council Chambers on Monday, February 27, 1989, at 7:00 p.m. Present were Ald. B. Culp (Chairman), Ald. B. Kelly, Ald. R. Bilkszto, Ald. A. Gretsinger and Mayor R. Konkle. Staff present: B. Bolibruck (Town Planner), K. Dale (Deputy Planner), G. Holman (Assistant Director of Public Works).

ZONING BY-LAW AMENDMENT, WILLIAM & ALICE BILKSZTO, N/S OF BAYVIEW BOULEVARD, PART LOT 17 & 18, BROKEN FRONT CONCESSION, FORMER TOWNSHIP OF LOUTH.

Ald. Bilkszto then declared a conflict of interest and left the meeting. The Town Planner outlined the details of the proposed application by William & Alice Bilkszto which involves two parts of land. The subject property is located on the north side of Bayview Boulevard and being

Part of Lot 17 & 18, Broken Front Concession, in the former Township of Louth, now in the Town of Lincoln. Part 1 contains an area of approximately 0.6 hectares. A portion of Part 1 is to be rezoned from a Rural 1(Ru1) zone to a Rural Residential with an Exception zone to allow a minimum lot frontage of 20.4 metres. Part 1 has a total lot frontage of 30.5 metres, however the lot frontage is not continuous and the Town's Zoning By-law requires that the frontage be continuous. Part 2 contains an area of approximately 1.7 hectares. A portion of Part 2 is to be rezoned from a Rural 1(Ru1) zone to a Rural 1 zone with an Exception to recognize the undersized lot area of the farm. A portion of Parts 1 and 2 are presently within the Development Control area of the Niagara Escarpment Commission. The Town has passed by-law No. 88-17 which places Hazard (H) zoning on these lands. The Hazard (H) zoning will come into effect upon the removal of development control by the Minister of Municipal Affairs. The subject lands were part of a Land Division Committee application which was approved on January 4, 1989, (B4/89) and the rezoning will fulfill a condition of consent approval.

There being no further discussion, the Chairman declared the Public Meeting closed.

Secretary Chairman