

AGENDA

**THE FORTY-SIXTH MEETING OF THE ONE HUNDRED AND TWENTY-SEVENTH
COUNCIL OF THE CORPORATION OF THE CITY OF ST. THOMAS**

COUNCIL CHAMBERS	6:00 P.M. CLOSED SESSION	
CITY HALL	7:00 P.M. REGULAR SESSION	OCTOBER 9TH, 2007

ROUTINE PROCEEDINGS AND GENERAL ORDERS OF THE DAY

OPENING PRAYER

DISCLOSURES OF INTEREST

MINUTES

DEPUTATIONS

COMMITTEE OF THE WHOLE

REPORTS OF COMMITTEES

PETITIONS AND COMMUNICATIONS

UNFINISHED BUSINESS

NEW BUSINESS

BY-LAWS

PUBLIC NOTICE

NOTICES OF MOTION

ADJOURNMENT

CLOSING PRAYER

THE LORD'S PRAYER

Alderman D. Warden

DISCLOSURES OF INTEREST

MINUTES

Confirmation of the minutes of the meetings held on September 27th and October 1st, 2007.

DEPUTATIONS

COMMITTEE OF THE WHOLE

Council will resolve itself into Committee of the Whole to deal with the following business.

PLANNING AND DEVELOPMENT COMMITTEE - Chairman H. Chapman

UNFINISHED BUSINESS

Minimum Maintenance By-Law - Ontario Heritage Act

Development Agreement Policies

Request for Street Naming - Orchard Park Subdivision - Phase II (B) File #34T-07504

Request for Street Naming - Lake Margaret Estates Phase VIII File #34T-07503

NEW BUSINESS

Draft Plan of Subdivision Revision, File 34T-06502, Lake Margaret Estates Development Area - Osprey Lane - Doug Tarry Limited

Report PD-36-2007 of the Planning Director. Pages **7 to 18**

Township of Southwold - Notice of a Public Hearing for a Minor Variance - 39734 Fingal Line

Notice was received from the Township of Southwold regarding a Public Hearing for a minor variance to permit a minimum distance separation from the livestock at 39734 Fingal Line.

BUSINESS CONCLUDED

ENVIRONMENTAL SERVICES COMMITTEE - Chairman T. Johnston

UNFINISHED BUSINESS

Road and Sidewalk Reserve Fund

Proposed Playground Development - Feasibility Analysis of Proposed Public/Private Partnership between City of St. Thomas and Faith Baptist Church

Green Lane Landfill Purchase by the City of Toronto - Status Report - Possible Waste Management Contract Extension

Dalewood Ravine Trail - Correspondence

Programs for the Enhancement of Drinking Water Quality in Homes with Lead Water Services

Burwell Road between South Edgeware Road and Talbot Street - Sidewalk - Correspondence

Township of Southwold - Wastewater Master Planning Study

Vacant Land Condominium - Fair and Equitable Taxing

Source Protection Committee Appointments - Grand River Conservation Authority

NEW BUSINESS

Horton Farmers' Market - Building Three Rehabilitation - Tender Award

Report ES111-07 of the Manager of Engineering. Page **19**

Cleanup of City Owned Land - Flora Street, North of CN Railway

Report ES120-07 of the Manager of Operations & Compliance. Pages **20 + 21**

BUSINESS CONCLUDED

PERSONNEL AND LABOUR RELATIONS COMMITTEE - Chairman G. Campbell

UNFINISHED BUSINESS

NEW BUSINESS

BUSINESS CONCLUDED

FINANCE AND ADMINISTRATION COMMITTEE - Chairman T. Shackelton

UNFINISHED BUSINESS

Bridge, Sewers and Water Capacity in Barwick Street Area

Cell Phone Policy

Kiwant Manors Limited - Seniors' Housing - 139 First Avenue

Downtown Development Board - Horton Farmers' Market

NEW BUSINESS

BUSINESS CONCLUDED

COMMUNITY SERVICES COMMITTEE - Chairman B. Aarts

UNFINISHED BUSINESS

Parks Pavilion Renaming

Walk of Fame

Paralympics Ontario - Request for Hosting Bids

Recreation Facilities Comparative Financial Figures

Request for Trees on the Boulevard, South Side of Chestnut Street - Correspondence

Leash Free Dog Park

Summer Ice Rates and Usage

NEW BUSINESS

BUSINESS CONCLUDED

PROTECTIVE SERVICES AND TRANSPORTATION COMMITTEE - Chairman D. Warden

UNFINISHED BUSINESS

Bus Services to 1063 Talbot Street and Shopping Complex near Elm Street and Wilson Avenue

White Street Yield Signs

YWCA St. Thomas-Elgin Summer Camp - Reduced Rate Children's Bus Tickets

City Parking System Committee

Taxis By-Law - Enforcement of Non-Licensed Taxis

NEW BUSINESS

Hepburn Avenue from Elm Street to Mandeville Road - Revision of Existing No Parking Zones

Report ES115-07 of the Supervisor of Roads & Transportation. **Pages 22 + 23**

Traffic Signal Replacement for the Intersections of Talbot Street/Manitoba Street,
Talbot Street/Hiawatha Street & Talbot Street/Elgin Street - Tender Award No. 08-362

Report ES119-07 of the Supervisor of Roads & Transportation. **Pages 24 + 25**

BUSINESS CONCLUDED

SOCIAL SERVICES COMMITTEE - Chairman L. Baldwin-Sands

UNFINISHED BUSINESS

NEW BUSINESS

BUSINESS CONCLUDED

REPORTS PENDING

ROAD RESURFACING PROGRAM - BUDGET FORECASTS - J. Dewanker

COUNCIL

Council will reconvene into regular session.

REPORT OF COMMITTEE OF THE WHOLE

Planning and Development Committee - Chairman H. Chapman

Environmental Services Committee - Chairman T. Johnston

Personnel and Labour Relations Committee - Chairman G. Campbell

Finance and Administration Committee - Chairman T. Shackelton

Community Services Committee - Chairman B. Aarts

Protective Services and Transportation Committee - Chairman D. Warden

Social Services Committee - Chairman L. Baldwin-Sands

A resolution stating that the recommendations, directions and actions of Council in Committee of the Whole as recorded in the minutes of this date be confirmed, ratified and adopted will be presented.

REPORTS OF COMMITTEES

PETITIONS AND COMMUNICATIONS

Capital Planning Advisory Committee

A letter has been received from Peggy Sattler, Chair, Thames Valley District School Board, regarding the Capital Planning Advisory Committee. **Page 26**

2008 Urban Leadership Awards

A letter has been received from David Crombie, President & CEO, Canadian Urban Institute, regarding recognition of local leaders. Nominations for the 2008 Urban Leadership Awards are to be submitted before December 7, 2007. **Pages 27 to 31**

Korea Veteran's Ontario Regional Meeting - City Pin Request

A letter has been received from Ron Jewell, CD, President, Unit #4 Korea Veterans' Association, requesting 100 City pins for the Korea Veterans' Ontario Regional meeting to be held on October 21, 2007 at the Royal Canadian Legion, Branch #41. **Page 32**

Special Shareholder Meeting Reminder - St. Thomas Holding Inc.

A letter has been received from John Laverty, Chair, St. Thomas Holdings Inc., regarding a special shareholders meeting to take place Monday, October 15th, 2007 at 5:30 p.m. at City Hall in Committee Room #204. **Page 33**

UNFINISHED BUSINESS

NEW BUSINESS

BY-LAWS

First, Second and Third Reading

1. A by-law to confirm the proceedings of the Council meeting held on the 9th day of October, 2007.
2. A by-law to authorize the Mayor and Clerk to execute and affix the Seal of the Corporation to a certain contract between the Corporation of the City of St. Thomas and Elgin Contracting and Restoration Ltd. (Horton Farmers Market - Building Three Rehabilitation - Tender Award \$73,900 plus gst)
3. A by-law to amend By-Law 50-88, being the Zoning By-Law for the City of St. Thomas (Permit clinic - 120 Centre Street - File No. 2-14-07)
4. A by-law to repeal By-Law 95-2005, being a by-law to authorize the execution of a subdivision agreement between the Corporation of the City of St. Thomas and Doug. Tarry Limited (Subdivision File #34T-06502 - Phase 10, Lake Margaret Estates Development Area - Osprey Lane)
5. A by-law to authorize the Mayor and Clerk to execute and affix the Seal of the Corporation to a certain agreement between the Corporation of the City of St. Thomas and Doug. Tarry Limited (Subdivision File #34T-06502 - Phase 10, Lake Margaret Estates Development Area - Osprey Lane)
6. A by-law to amend By-Law 45-89, being the Traffic By-Law for the City of St. Thomas. (No Parking Zones - Hepburn Avenue, Elm Street to Mandeville)
7. A by-law to amend By-Law 45-89, being the Traffic By-Law for the City of St. Thomas. (Parking Lots)

PUBLIC NOTICE

NOTICES OF MOTION

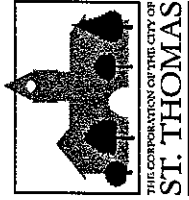
CLOSED SESSION

A resolution to close the meeting will be presented to deal with a matter of labour relations.

OPEN SESSION

ADJOURNMENT

CLOSING PRAYER



**The Corporation of the
City of St. Thomas**

- 7 -

Report No.: PD-36-2007

File No.: 34T-06502

Directed to: Chairman H. Chapman and Members of the
Planning and Development Committee

Report Date: October 1st, 2007
Council Meeting Date: October 9th, 2007

Subject: Draft Plan of Subdivision, File 34T-06502, Lake Margaret Estates Development Area, Osprey Lane - revision to Draft Plan Approval.

Department: Planning Department
Prepared by: P J C Keenan - Planning Director

Attachments:
- Correspondence from KCCA

RECOMMENDATION:

THAT: Report PD-36-2007 be received;

THAT: Council approve an amendment to the conditions of approval for Draft Plan of Subdivision File # 34T-06502 (Residential Plan of Subdivision) of lands owned by Doug. Tarry Limited and legally described as Blocks 43 & 44, Registered Plan 11M-152, City of St Thomas, County of Elgin, which amendment will ensure development within Lots 13-15 inclusive will adhere to the recommendations of the Riggs Engineering Report entitled "Lake Margaret Estates Phase 10 Flooding Concerns" and dated September 18th, 2007;

AND THAT: By-law 95-2007 authorizing a subdivision agreement (A/G 36-2007) between Doug. Tarry Limited and the Corporation of the City of St. Thomas be repealed and a new By-law be brought forward for Council's consideration, authorizing a revised agreement.

ORIGIN:

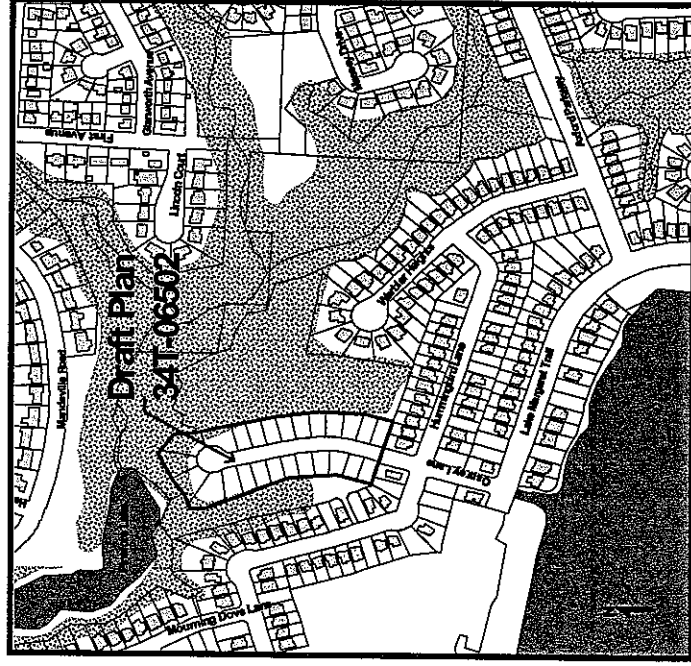
Correspondence and a Report by Riggs Engineering have been received from the Kettle Creek Conservation Authority (KCCA) containing recommendations regarding measures to mitigate floodplain hazards affecting Lots 13-15 inclusive within Draft Plan of Subdivision 34T-06502, within the Lake Margaret Estates Development Area, Osprey Lane.(see Location Plan)

BACKGROUND:

The Osprey Lane draft Plan of Subdivision was approved by Council March 19th, 2007 and draft plan approval was issued on May 22nd, 2007. At the time of draft approval the KCCA had advised that Lots 7-14 inclusive on the Plan were subject to their Development, Interference with Wetlands and Alterations to Shorelines and Watercourses Regulation 181/06 (O.Reg. 97/04) and that a permit from the KCCA would be required prior to development. The draft approval was issued with the standard requirement for the developer to obtain the necessary permits and approvals from the KCCA. This requirement was also incorporated into the Subdivision agreement which has been executed by Doug.Tarry Limited and the City of St. Thomas.

Subsequent to draft plan approval and the execution of the subdivision agreement the Planning Department received a digital version of the KCCA Regulation 181/06 (O.Reg. 97/04) which contains the updated floodplain elevations, as determined by Riggs Engineering. Upon review staff noted that a portion of the Osprey Lane subdivision was located within the new Regional Flood Line. Prior to issuing final approval and registration of this plan I requested the staff of the KCCA to review the Plan again and advise on the extent that lots within the Plan would be affected by flooding during a regional storm event. The KCCA upon further review presented the matter to the Full Authority/Executive Committee of the KCCA, on July 12th, 2007. The Committee resolved that "Lots 13,14 & 15 of the Draft Plan of Subdivision (34T-06502) not be subject to development until such time as detailed engineering review of floodplain hazards is provided to KCCA's Engineer for KCCA's assessment relative to whether development can or cannot occur on the subject lots". Based on this new information, final approval and registration of the Plan was delayed to allow Doug. Tarry Limited and the KCCA to address the

Location Plan



issue. A copy of the KCCA correspondence is attached.

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REVIEW OF FLOODPLAIN HAZARDS LOTS 13-15:

The KCCA in cooperation with Doug. Tarry Limited engaged the services of Riggs Engineering to review the floodplain hazards affecting Lots 13-15. Riggs Engineering issued their report on September 18th, 2007 and noted that "in order to protect houses on these lots from flooding, it will be necessary to raise the surrounding elevation of the lots to a minimum of 228.5 metres".

The report concludes that raising these lots with fill will have no significant hydraulic effects and the loss of flood storage will also be insignificant. The regional flood level on the Lake Margaret Estates Phase 10 subdivision is 228.5 metres and the lots can be raised above this level, without negative consequences.

The KCCA at their full authority meeting of September 19th, 2007 accepted the report by Riggs Engineering and has advised me that the KCCA does not object to the development of Lots 13, 14 and 15 of draft Plan 34T-06502 provided development of the lots adheres to the recommendations of the Riggs Report.

STAFF RECOMMENDATION :

Staff have reviewed the Riggs Engineering report and have no concerns regarding the recommendations to mitigate the flooding hazard within the subdivision.

In order to ensure the Rigg's Report recommendations are adhered to it will be necessary to:

- amend the conditions of draft plan approval to implement the recommendations;
- amend the subdivision agreement to incorporate additional provisions to ensure that the filling required to raise the elevation of the lots above the regional flood line is done in accordance with the standards and approval of the City and the KCCA and to advise future homeowners of the special requirement affecting the lots; and
- amending the subdivision agreement will also require the repeal of the Council By-law authorizing the original agreement and the passage of a new By-law to authorize an amended agreement. A By-law to authorize the amended subdivision agreement has been placed on the October 9th, 2007 Agenda for consideration by Council.

Respectfully submitted,



P.J.C. Keenan
Director of Planning

Reviewed By:

<u>Env. Services</u>	<u>Treasury</u>	<u>City Clerk</u>	<u>Parks and Recreation</u>
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September 18, 2007

Mr. Bryan Hall
General Manager
Kettle Creek Conservation Authority
44015 Ferguson Line, St. Thomas
Ontario
N5P 3T3

Dear Mr. Hall,

Re: Lake Margaret Estates Phase 10 Flooding Concerns

Summary

Flooding due to a Hurricane Hazel storm will result in overtopping of Pinafore Dam. Flood water will cross Elm Street and serious erosion of the dam is likely to occur. Water will backup some distance above the dam and affect a new subdivision known as Lake Margaret Estates Phase 10. Lots #13 and #14 of the subdivision will be flooded by up to 1.0 m. In order to protect houses on these lots from flooding, it will be necessary to raise the surrounding level to a minimum of 228.5 m. Raising these lots will have no significant hydraulic effects and the loss of flood storage will also be insignificant.

Background

Dillon Engineering Ltd. prepared a sub-watershed study in 1997. Dillon's report notes that the dam will overtop. A flood level of 227.8 m above the dam is reported under regional flows, for future development conditions.

Generic regulation mapping undertaken by our firm also indicated that the dam would overtop (with a higher flood level).

In order to further assess the question of flooding and flood levels, it was necessary to reexamine the flood calculations and elevations; specifically the elevations on top of the dam, (Elm St.) and the elevation of the affected subdivision lots.

Regional Storm Flows

Suite 205 1240 Commissioners Rd. W, London, Ontario N6K 1C7 tel: (519) 657-1040 fax: (519) 657-8631

The regional storm for the Kettle Creek Conservation Authority is Hurricane Hazel which provides up to 285 mm of rainfall over a 48 hour period.

The watershed above Pinafore Dam is shown on the attached Figure 1. Watershed characteristics such as size, slope, etc. are also shown on Figure 1. The area is mainly agricultural with residential development in the southern part of St. Thomas. The watershed contains a mixture of surface soils, predominantly loams and clay loams with some gravelly loams.

Dillon determined flows using a hydrologic model known as Qualhymo. There are no gages on Mill Creek to allow calibration or verification of modeled flows. However, Dillon compared Qualhymo flows with flows from regional equations. The results were documented by Dillon for various flow frequencies and are shown for the 1:100 year flow below:

Comparison of Qualhymo 100 Yr. Peak Flows m ³ /s for Mill Creek at Southdale Road			
Qualhymo	Environment Canada Index Method	Environment Canada Multiple Regression	MNR Multiple Regression
8.1	8.5	8.2	14.5

The comparison supports the use of Qualhymo flows, but as can be seen, the Qualhymo flow is below the average of the flows of the other methods.

A similar comparison was done with our HMS (Hydrologic Modeling System) model. The HMS SCS¹ unit hydrograph lag characteristic was modified and the 100 year rainfall flow compared with regional equations.

A 100 year rainfall of 115 mm over a 12 hour period was used. It should be noted that this rainfall is much less than the regional storm rainfall of 285 mm over 48 hours.

¹ US Soil Conservation Service

Comparison of Qualhymo 100 Yr. Peak Flows m ³ /s for Mill Creek at Elm Street				
HMS	Environment Canada Index Method	Environment Canada Multiple Regression Without Base Flow Index	Environment Canada Multiple Regression With Base Flow Index	MNR Multiple Regression
19.9	12.2	18.6	18.4	19.5

Reservoir Effect

The Pinafore Park reservoir has a surface area of 5.5 ha. The normal reservoir elevation is 221.7 m. The maximum reservoir elevation prior to overtopping is 227.65 m. The reservoir has two outlets which consist of circular over-flow weirs, 4.18 m outside diameter. Flow from the weirs drops into concrete risers which connect to 914 mm outlet pipes. The outlet pipes join together to discharge into a 1350 mm pipe which empties into the downstream channel. After a small rise in reservoir level, the flow is controlled by the inlet capacities of the 914 mm pipes.

The overall discharge capacity is quite small. There is also the possibility of clogging of the inlet structures which will diminish capacity. Under serious flooding conditions, the reservoir will rise quickly as the inflow exceeds the discharge capacity. In the case of the regional flood (Hurricane Hazel), the dam will overtop. A 100 year rainfall flood will not cause overtopping because of the large reservoir storage relative to the amount of rainfall. Once the dam is overtopped, the discharge increases dramatically due to widespread flooding over Elm Street. The lowest road elevation near the dam on Elm Street, as shown on the 1" = 200 ft. St. Thomas mapping, is 227.67 m. This elevation is confirmed by a 2005 survey by CJDLE Engineering (227.65 m). The majority of flow over Elm Street is west of the low point in the road. The east side is largely blocked by houses.

The 100 year flood flow is considerably dampened by the reservoir. The outlet flow is about 8.0 m³/s, compared to the inlet flow of 20.0 m³/s.

The regional storm being of greater magnitude is only attenuated a small amount by the reservoir. The outlet flow is 52 m³/s compared to the inlet flow of 57 m³/s. The lack of attenuation is also due to the significant amount of rainfall in the first 36 hours prior to the peak rainfall. Essentially, the reservoir storage is used up before the peak rainfall occurs.

Discharge vs. elevation and storage vs. elevation curves for the reservoir are shown on the attached Figure 3 and Figure 4.

Upstream Flood Elevations

The regional flood elevation at the dam is 228.5 m. The HEC-RAS program was used to determine upstream levels. Cross-sections were taken from the 1" = 200 ft. mapping of St. Thomas, as shown on Figure 5. Owing to the large flow depths and low velocities, there is virtually no change in flood elevation from the dam site to the Lake Margaret Estates Phase 10 subdivision.

A modified cross-section was introduced at section #8 to account for the possibility of raising the level of the subdivision lots #13 and #14 - see Figure 5. There was no appreciable change in flood elevations or velocity at either section #8 or section #9 as a result of raising the level. The loss of cross-sectional area by the filling of lots #13 and #14 will, therefore, have no significant hydraulic impact.

The approximate amount of fill material needed to raise the lots is 450 cubic metres. This equates to less than 0.05 mm of runoff over the watershed and is no significance. Storage below the 100 year flood level is only minimally affected and is also of no significance. It should be noted that the storage being lost is largely artificial storage, that has resulted from the construction of the Pinafore Dam.

Conclusion

The regional flood level on the Lake Margaret Estates Phase 10 subdivision is 228.5 m. Lots #13 and #14 can be raised above this level, without negative consequences.

Yours truly,

PM Crook

Peter Crook, P. Eng.
Senior Engineer

References

Mill Creek – South Block Sub-watershed Study, City of St. Thomas, Township of Yarmouth and Kettle Creek Conservation Authority, Dillon Engineering Ltd., May 1997.

Reference Manual – Determination of Regulation Limits, Ontario Regulation (97/04), Riggs Engineering Ltd., December 2005.

City of St Thomas 1" = 200 ft. Mapping, General Photogrammetric Services Ltd., 1968.

Lake Margaret Estates Subdivision Phase 10 Grading Plan, CJDLE Engineering, April 2007.

Elm Street Road Elevations per Base Plan and Original Survey for St. Thomas Energy by CJDLE Engineering, 2005.

HEC-RAS, River Analysis System, US Army Corps of Engineers.

HEC-HMS Hydrologic Modeling System, US Army Corps of Engineers.

Attachments

Figure 1. Mill Creek Watershed Above Pinafore Park Dam

Figure 2. HecRas Cross-Section Locations Above Pinafore Dam

Figure 3. Pinafore Dam Discharge vs. Elevation Curve

Figure 4. Pinafore Dam Storage vs. Elevation Curve

Figure 5. Cross-Section # 8 With Fill Area

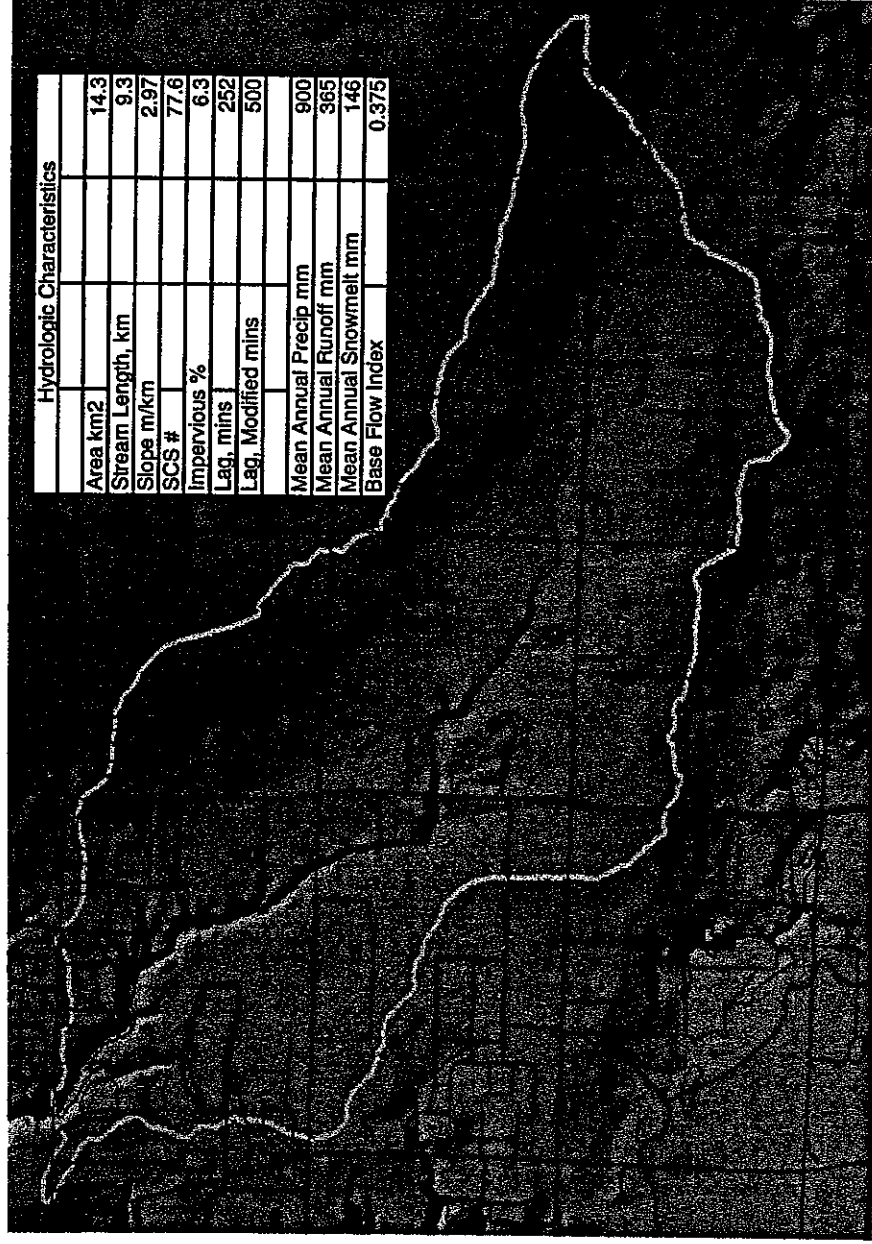
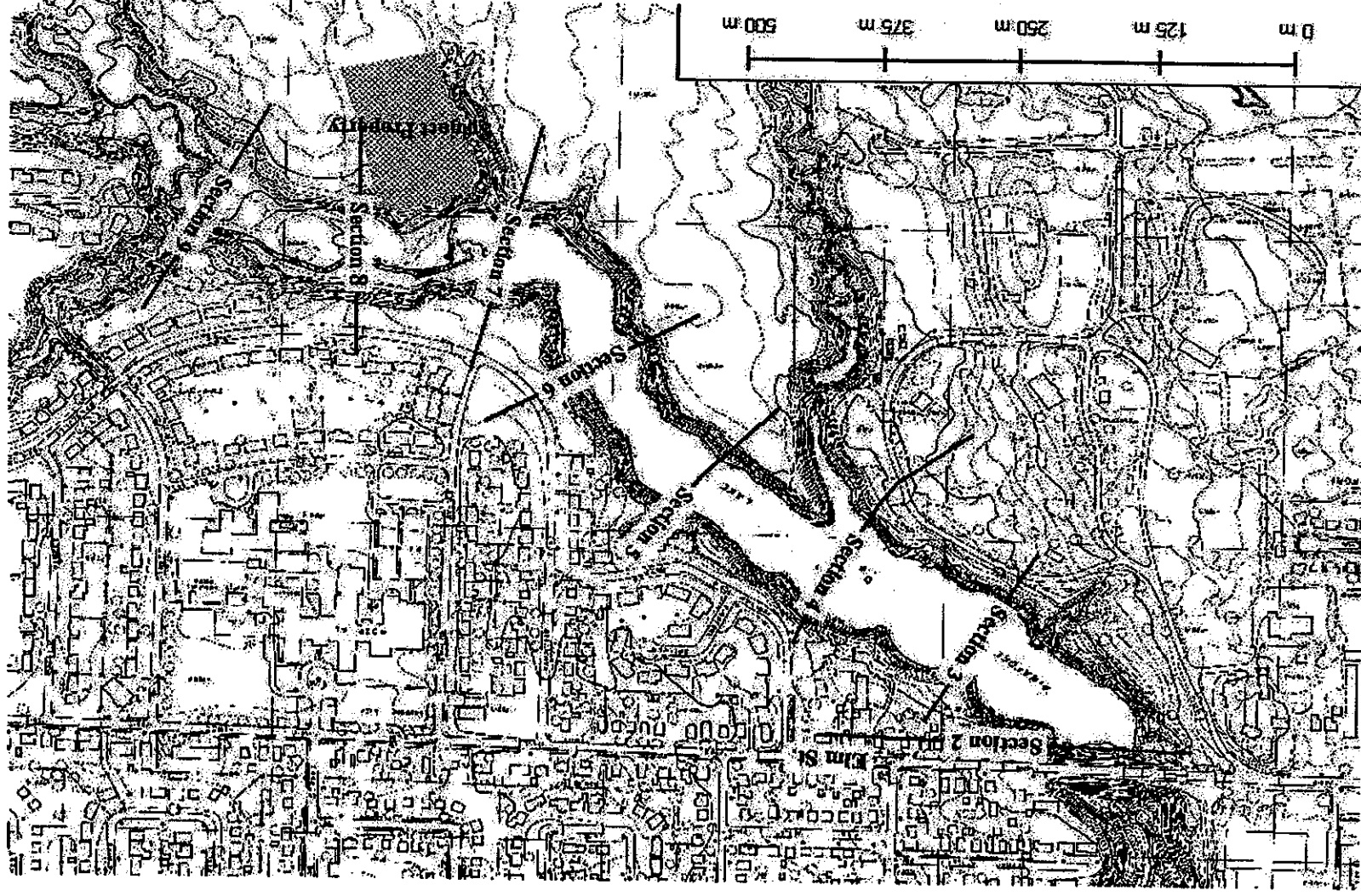


Figure 1. Mill Creek Watershed Above Pinafore Park Dam

Figure 2. HecRas Cross-Section Locations Above Pinarof Dam



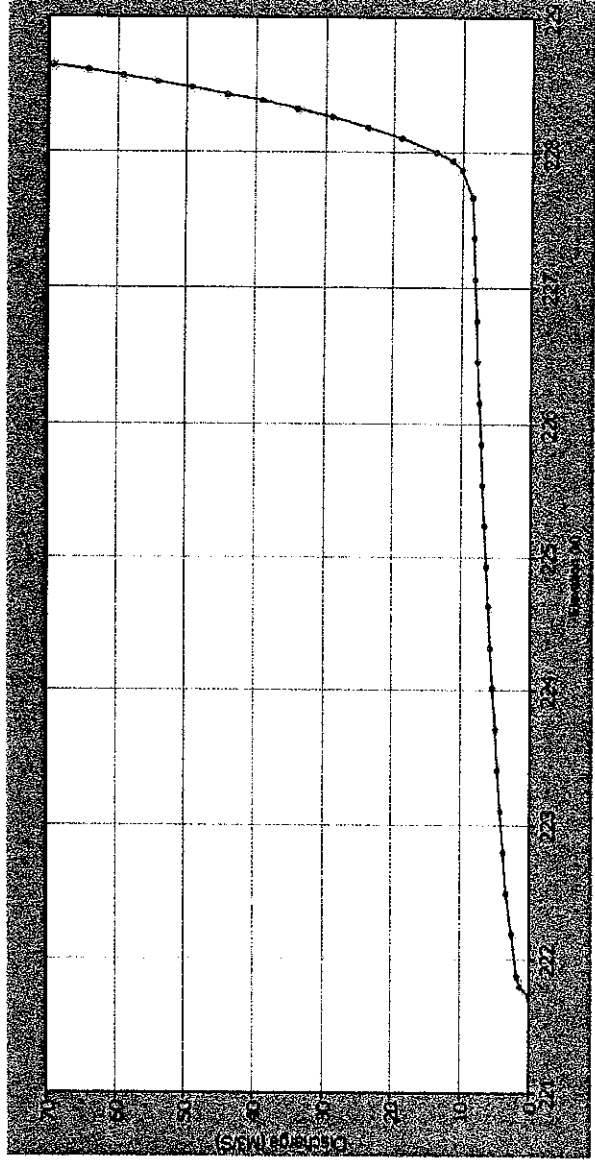


Figure 3. Pinafore Dam Discharge vs Elevation Curve

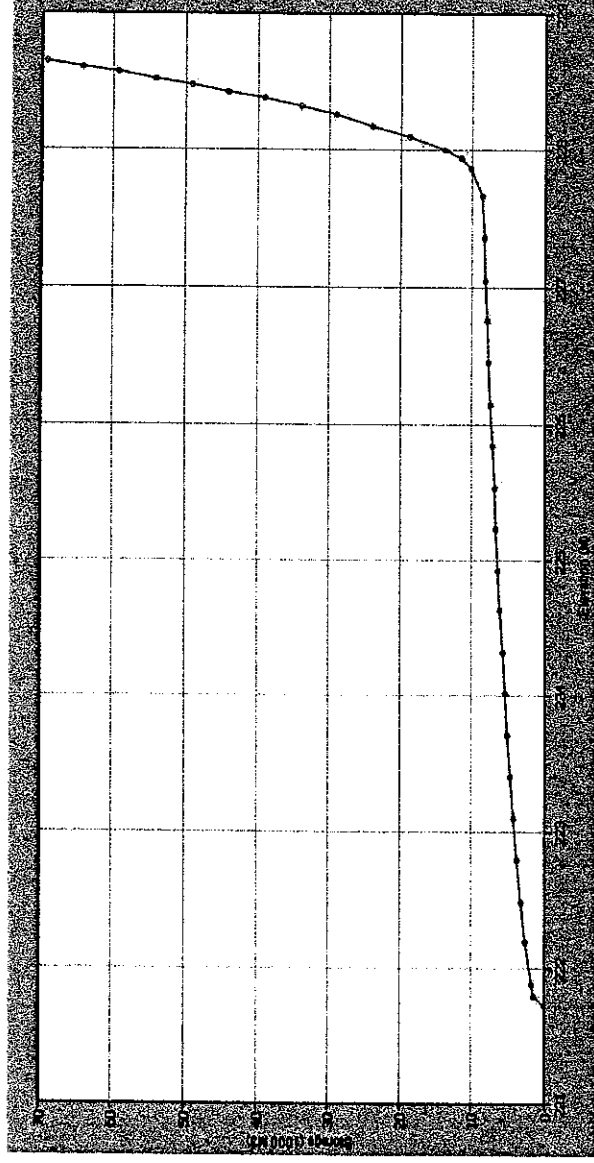


Figure 4. Pinafore Dam Storage vs Elevation Curve

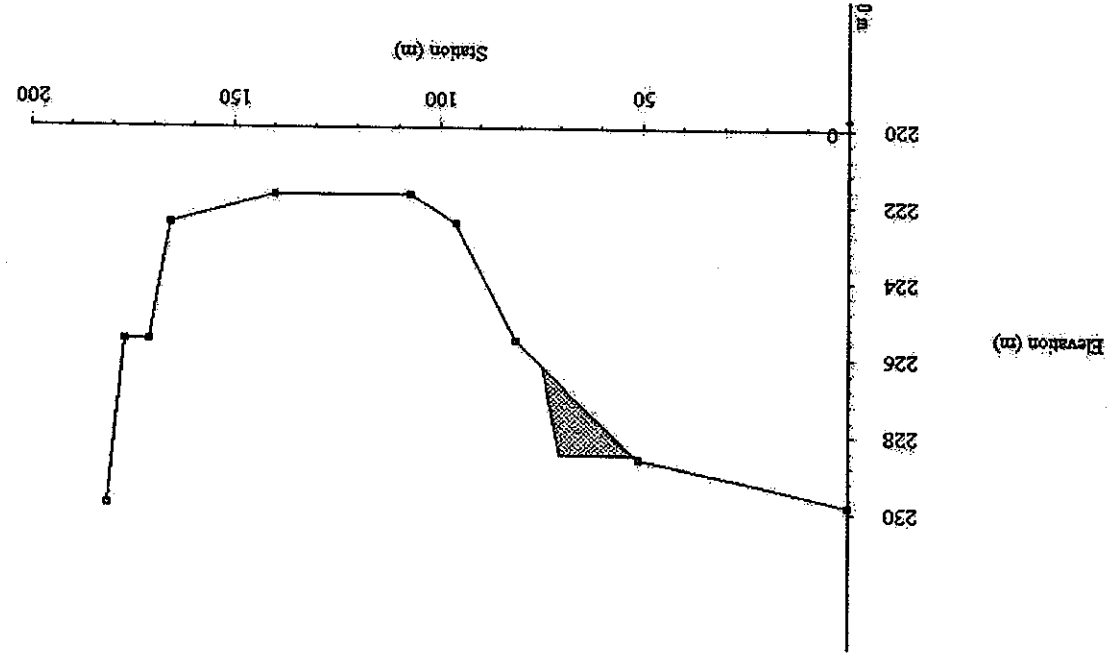


Figure 5 Cross-Section # 8 With Fill Area



44015 Ferguson Line
St. Thomas, ON
N5P 3T3

Tel: 519-631-1270
Fax: 519-631-5026

**Member
Municipalities:**

Central Elgin
City of London
City of St. Thomas
Middlesex Centre
Thames Centre
Malahide Township
Southwold Township

Member of



Conservation
ONTARIO
Authorities

September 21, 2007

Att: Patrick J.C. Keenan
St. Thomas Planning Department
City Hall Annex
9 Mondamin Street
St. Thomas, Ontario
N5P 2T9

Dear Mr. Keenan:

RE: Application for Draft Plan of Subdivision (34T-06502)
Lake Margaret Estates – Phase 10

Further to our letter of July 18, 2007, the Kettle Creek Conservation Authority (KCCA) retained the services of Mr. Peter Crook, P.Eng with Riggs Engineering to review floodplain hazards affecting Lots 13 through 15 of the subject subdivision application.

Enclosed is a copy of Mr. Crook's assessment of Lake Margaret Estates Phase 10 Flooding Concerns, dated September 18, 2007.

During the Full Authority meeting of September 19, 2007, the KCCA Board resolved to accept the aforementioned report prepared by Mr. Crook and to advise the municipality that the KCCA does not object to development of Lots 13, 14 and 15 of Draft Plan 34T-06502 subject to development adhering to the recommendations of such report.

In addition, the subject lots are affected by KCCA Regulations and a permit is required from the KCCA prior to undertaking the recommendations of the report.

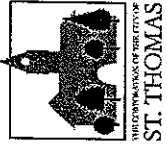
If you have any questions regarding the above, please contact the undersigned.

Yours truly,

A handwritten signature in black ink, appearing to read "Joe Gordon".

Joe Gordon
Planning and Regulations Supervisor

cc. *Greg Tarry, Doug Tarry Ltd.*
Jim Carrie, Doug Tarry Ltd.



Corporation of the
City of St. Thomas

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Report No.

ES111-07

File No.

T07-734

Directed to: Chairman Tom Johnston and Members of the
Environmental Services Committee

Date
October 2, 2007

Department: Environmental Services

Attachments:

Prepared By: Brian Clement, Manager of Engineering

None

Subject: Horton Farmers' Market - Building Three Rehabilitation - Tender Award

Recommendation:

THAT: Report No. ES111-07 be received for information.

THAT: The Tender submitted by Elgin Contracting and Restoration Ltd. in the amount of \$73,900.00 (excluding GST) for the rehabilitation of Building Three (Outdoor Pavilion) at the Horton Farmers' Market be accepted.

THAT: The source of funding for the project be the 2007 Part Two Capital Budget as approved by City Council.

THAT: A by-law to execute a Contract Agreement for this project be prepared for Council approval.

Origin:

Thomas P. Rylett Limited Consulting Engineers completed a Building Assessment Study of the Horton Farmers' Market in March 2006.

Rehabilitation work was undertaken on Building Two (Outdoor Pavilion) later in 2006.

The Tender for rehabilitation of Building Three (Outdoor Pavilion) at the Horton Farmers' Market was advertised in the St. Thomas Times-Journal on Saturday, August 25, 2007. Tender documents were couriered to interested bidders and a notice was posted on the City's website. A mandatory site meeting was held on Wednesday, September 5, 2007 at 10 a.m.

Analysis:

The Tender closed on Thursday, September 13, 2007 at 2 p.m. and all bids received were immediately opened in Committee Room #204. Two bidders submitted tenders as follows:

Bidder

Elgin Contracting and Restoration Ltd.
SDI Builders Ltd.

Total Tendered Price
(including PST; excluding GST)
\$73,900.00
\$96,000.00

Both bids received were compliant with City tender response requirements and no calculation errors were discovered. Please note that both bidders attended the mandatory site meeting.

Purchasing and Environmental Services staff, and also Thomas P. Rylett Limited, recommend the contract be awarded to the low bidder, Elgin Contracting and Restoration Ltd.

Financial Considerations:

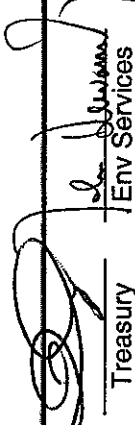
The 2007 Part Two Capital Budget as approved by City Council has a total allocation of \$323,000 with \$161,500 from Tax funds and a grant of \$161,500 from the Community Transition Program for the rehabilitation of the Main Building and Building Three (Outdoor Pavilion) of the Horton Farmers' Market Revitalization project.

The work anticipated on Building Three in the Assessment Study was estimated to cost \$77,929 excluding contingencies and GST. The total tendered price of \$73,900 excluding GST is below this estimate.

Respectfully submitted,


Brian Clement, P. Eng., Manager of Engineering
Environmental Services

Reviewed By:



Treasury

Env Services

Planning

City Clerk

HR

Other



THE CORPORATION OF THE CITY OF
ST. THOMAS

**Corporation of the
City of St. Thomas**

-20-

Report No.

ES120-07

File No.

Directed to: Chairman Tom Johnston and Members
of the Environmental Services
Committee of Council

Date
October 8, 2007

Department: Environmental Services

Attachments
Map of property location

Prepared by: Ivar Andersen, Manager of Operations &
Compliance

Subject: Cleanup of City Owned Land – Flora Street, North of CN Railway

Recommendation:

It is recommended that;

1. Report ES120-07 be received as information by Council.
2. Council authorize the removal of scrub brush and a deteriorated fence located along the east side of the City owned property, roll #020-210-34601-0000, immediately adjacent to Flora Street, north of the CN Railway tracks.
3. This property be included in the Operations and Maintenance Standards Manual of the Parks and Recreation Department as a property to be maintained to a rough cut of grass standard once every four weeks.

Origin:

The City has recently received complaints regarding debris having been dumped on a triangular shaped section of City owned land located north of the CN Railway along the west side of Flora Street.

Analysis:

Our investigation of the complaint indicated that debris had been dumped throughout the property by unknown persons. As well, there appeared to be evidence that someone had recently lived on the property. Public Works staff have subsequently removed the debris. As well, the two entrances to the property have been temporarily closed off with concrete Jersey barriers to prevent further dumping.

It is recommended that Council authorize the removal of scrub brush and a deteriorated fence located along the east side of the property immediately adjacent to Flora Street. Once this is completed, the Parks and Recreation staff have agreed to place this property on their schedule for rough cutting along with other properties in the area. It is felt that these actions will keep the area open and help prevent a recurrence.

Financial Considerations:

Three 5-ton dump truck loads of debris have been removed and disposed of at a cost of approximately \$600. The brush and fence removal is estimated to cost an additional \$2000. At this time, it is anticipated that these costs can be absorbed within the existing Operations Budget.

The Parks and Recreation Department has indicated that the costs of rough cutting the grass on the property, once the debris, scrub brush and deteriorated fence has been removed, can be accommodated within their Operating Budget with no significant increase.

Respectfully submitted

Ivar Andersen, P.Eng., Manager of Operations & Compliance
Environmental Services

Reviewed By:

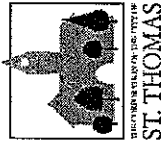
Treasury

Planning

City Clerk

HR

Other



Corporation of the
City of St. Thomas

-22-

Report No.

ES115-07

File No.

05-014-06

Directed to: Chairman Dave Warden and Members of the Protective Services and Transportation Committee

Date

October 1, 2007

Department: Environmental Services Department

Attachment

Prepared By: Dave White C. Tech - Supervisor of Roads & Transportation

Subject: Hepburn Avenue from Elm Street to Mandeville Road –
Revision of existing No Parking Zones

Recommendation:

THAT: Report No. ES115-07 be received for information; and further,

THAT: The traffic by-law 45-89 Schedule II (No Parking Zones) be amended as to delete the No Parking 7:30 a.m. to 8:00 p.m. restriction from Elm Street to 131 m south and add a No Parking Anytime restriction on the west side of Hepburn Avenue from 131 m south of Elm Street to Mandeville Road.

Origin

The residents of Hepburn Avenue have expressed their desire to remove the existing NO PARKING 7:30 a.m. to 8:00 p.m. restriction that is currently on the east side of Hepburn Avenue from Mandeville Road to a point 131m south of Elm Street, and implement a NO PARKING ANYTIME restriction in its place.

Analysis

Hepburn Avenue from Elm Street to Mandeville Road was constructed to Urban Minor Local Road standards, with a pavement width less than 9.9m wide (actual pavement width is approximately 7m wide).

As depicted in the illustration below (left), there is an existing No Parking Anytime Restriction on the west side from Elm Street to Mandeville Road. In addition, there are two restrictions on the east side; a No Parking Anytime Restriction from Elm Street to 131 m south and a No Parking 7:30 a.m. to 8:00 p.m. from that point to Mandeville Road.

LEGEND

No parking anytime



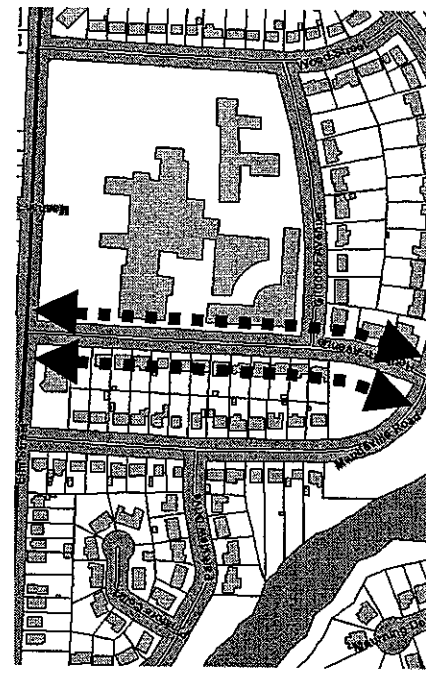
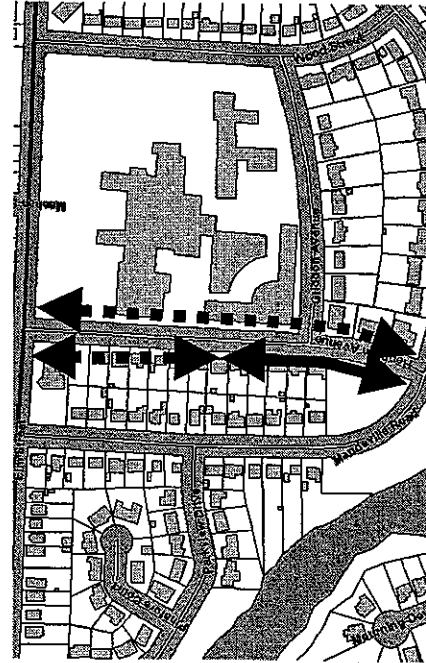
No parking 7:30 a.m. to 8:00 p.m.



HEPBURN AVENUE

EXISTING RESTRICTIONS

RECOMMENDED RESTRICTIONS



As a result of the current No Parking Anytime restriction on the east side of Hepburn Avenue, there is no technical requirement for an additional restriction on Hepburn Avenue. The residents have requested this change as depicted in the illustration above (right) and understand that visitors to their homes will need to park on private property.

It is therefore recommended that the NO PARKING 7:30 a.m. to 8:00 p.m. restriction be deleted and a No Parking Anytime restriction be added on the west side of Hepburn Avenue from 131 m south of Elm Street to Mandeville Road.

-23-

Financial Considerations

Costs associated with the installation of "no parking" signs are contained in the 2007 Operating Budget.

Alternatives

Impose the parking restrictions as indicated in this report.
Do not impose the parking restrictions.

Respectfully,



David Williams, C. Tech - Supervisor of Roads and Transportation
Environmental Services

Reviewed By:

Treasury

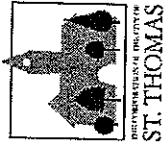
Env Services

Planning

City Clerk

HR

Other



Corporation of the
City of St. Thomas

-29-

Report No.

ES119-07

File No.

Directed to:

Alderman Dave Warden, and Members of the
Transportation and Protective Services Committee

Date

October 8, 2007

Department:

Environmental Services

Attachment

Prepared By:

Dave White C. Tech - Supervisor of Roads & Transportation

Subject:

**Traffic Signal Replacement for the Intersections of
Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St.
- Tender Award – No. 08-362**

Recommendation:

THAT: Report ES119-07 be received for information;

THAT: The tender submitted by Stacey Electric Company Limited for the replacement of traffic signal infrastructure at the intersections of Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St.; in the amount of \$358,778.94 (including taxes) be accepted and further,

THAT: The existing traffic Signal Control at these intersection be removed temporarily and that temporary all-way stop conditions be implemented when required during construction at the intersections of Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St. in accordance with Traffic By-law 45-89 Part B – General Traffic section 7. (1) Authority to implement temporary provisions; and further,

THAT: A by-law be prepared to authorize this tender award.

Report:

Origin

The approved 2007 Capital budget (part 2) includes three traffic signal replacement projects

- Project 08-362-01 – The Intersection of Talbot St./Manitoba St. - \$120,000.00 budget,
- Project 08-362-02 - The Intersection of Talbot St./Hiawatha St. - \$120,000.00 budget,
- Project 08-362-03 - The Intersection of Talbot St./Elgin St. - \$120,000.00 budget.

In September the City published tender 08-362, which include traffic signal replacement for all three of the above Capital projects, the results of which are as follows.

Analysis

There have been a number of factors considered during discussions of the scope of this project.

The Delcan - Intersection Capacity Analysis and Ten Year Capital Improvement Plan (approved in principle by Council on September 17 2007) identified traffic signal replacement as the main scope for this project. In addition to that recommendation, the above plan addressed a couple of associated factors to consider; the Removal of Traffic Signals (page 4 section 3.1.1.) and Alternative traffic control measures (page 18 section 3.2.3).

Removal of Traffic Signals (Unwarranted)

All three intersections have operated for a significant number of years for both vehicle and pedestrian needs. It is impossible to calculate the warrants for existing signalized intersections when one cannot estimate the number of collisions would occur without the signal present.

As a result of this analysis, and since there is very limited roadway space available to implement any other traffic control device, it is recommended that the traffic signals not be removed in favour of any other traffic control device at the intersections of Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St.

In addition to the comments within the Delcan report, report ES-93-07 addressed roundabouts as a possible traffic control measure for consideration at existing or new intersections that may be warranted for traffic signal installation. The standard design criteria for roundabouts including mini roundabouts have yet to be finalized. It has been determined that due to tight property constraints at all three intersections, Roundabouts cannot be considered as an option.

As a result this analysis, the scope for this project remains Traffic Signal Replacement for the intersections of Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St.

Temporary Traffic Control During Construction

During typical traffic signal replacement projects, it is common practice to install temporary traffic signal poles and devices outside of the footprint for the final signal pole placement. In this way, traffic signal operation continues without disruption of the reconstruction operation or inconvenience to the public. In the case of all three intersections within this project, temporary traffic signals are not possible due to property constraints. Another solution will be required and is recommended below.

The Recommended Solution

The Ministry of Transportations' Ontario Traffic Manual Book 5 – Regulator Signs provides guidelines for the installation of Temporary Stop Conditions where traffic signals are inoperative. The City of St. Thomas By-law 45-89 "Part B – General Traffic Section 7. (1) Authority to implement temporary provisions", authorizes the Director of Public Works and Engineering (Environmental Services) to make temporary provisions for directing the traffic as may be necessary without revising By-law 45-89. It is therefore suggested that Council authorize Environmental Services staff to remove Traffic Signal Control and Implement Temporary All-Way Stop Conditions when required during construction at the intersections of Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St.

The Tender Results

A tender for the (3) Traffic Signal Replacements was issued and closed on September 25, 2007 at 2:00 p.m. Three bids were received and the total prices including taxes are as follows;

Bidder Number	Bidder	Total Tender (including taxes)
1	Stacey Electric Company Ltd.	\$358,778.94
2	St. Thomas Energy Services Inc.	\$363,263.64
3	Erie Thames Services Corporation	\$364,587.27

After the public opening the tenders were checked for required specifications, mandatory response requirements and calculation errors. The closeness of the total tender prices has demonstrated a healthy and fair tender process. With everything in order, it is recommended that Council accept the tender submitted by Stacey Electric Company Limited in the amount of \$358,778.94 (including taxes) for the replacement of traffic signal infrastructure at the intersections of Talbot St./Manitoba St., Talbot St./Hiawatha St. & Talbot St./Elgin St.

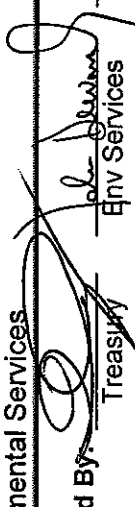
Financial Considerations:

The Council approved 2007 Capital budget part 2 for the three projects totals \$360,000.00 and the recommended bid from Stacey Electric Company Ltd. Total is \$358,778.94.

Respectfully,



Dave White – Supervisor of Roads and Transportation
Environmental Services

Reviewed By: 

Treasury

Env Services

Planning

City Clerk

HR

Other

Mayor Cliff Barwick

-26-

Council Agenda.

From: Sharron Christie [S.Christie@tvdsb.on.ca]
Sent: Friday, September 28, 2007 2:04 PM
To: Larry Schneider; Terry Shackelton; Mayor Cliff Barwick; danmckillop@sympatico.ca; carolynwalker@sympatico.ca; Cindy Webb; Jane Hanbuch; Tracy Grant; Frank Exley; Istevenson3@sympatico.ca; malahide@township.malahide.on.ca; cupeprez@yahoo.ca; deanna.hatfield@sjhc.london.on.ca
Cc: William Tucker; Brian Greene; Jim Empringham; John Thorpe; Karen Dalton; Karen Wilkinson; Laura Elliott; Mike Sereda; Scott Hughes; Barry Wagner; Celine Bourbonnais-MacDonald; Valerie Nielsen; Marion Moynihan; Paul Tufts; Peggy Sattler
Subject: Capital Planning Advisory Committee

Hi,

I am writing to thank you for your involvement with the Capital Planning Advisory Committee (CPAC) and to advise you on some important changes to the mandate of the committee, as approved by the Board of Trustees on September 25, 2007.

The committee's new mandate is to seek feedback from the broader community on the Administrative report on accommodation presented in November each year, and to provide advice to the Board on Administrative recommendations and future capital planning directions. The committee will hold a minimum of two meetings, normally in December and January of each year.

The term of the appointment for CPAC members has been changed to a four-year period (2006-2010), consistent with the term of the Board.

Trustee members of the committee are non-voting. One additional School Council member has been added to the regional CPACs for Elgin, Middlesex and Oxford. Two additional School Council members have been added to the London CPAC, as well as two additional community representatives. We will be posting an ad to seek these community representatives within the next week.

Please let Sharron Christie, Supervisor-Corporate Services, know if you are available and interested in continuing to participate as a member of the Thames Valley CPAC, or if your stakeholder group will be designating another representative. She can be reached at 519-452-2000, Ext. 20218, by fax at 519-452-2256 or email at s.christie@tvdsb.on.ca.

The notice and agenda for the next meeting will be sent to you in November. You are more than welcome to attend the Board meeting at which the Administrative report on accommodation will be presented to trustees, likely November 27, 2007. I will confirm this date with you once it is finalized.

Thank you again for your commitment to assisting with this important aspect of Board planning.

Sincerely,

Peggy Sattler, Chair
Thames Valley District School Board

-27-

Mayor Cliff Barwick

From: David Crombie [urbanleadershipawards@canurb.com]
Sent: Tuesday, September 18, 2007 12:10 PM
To: Mayor Cliff Barwick
Subject: Urban Leadership Awards 2008
Attachments: Nomination Package 2008.pdf

City of
H

SEP 21 4:00:1

City Clerk's Dept.

Dear Mayor Barwick,

Nominations for the 2008 *Urban Leadership Awards* are now open and we want to ask you to **help us identify the leaders in your community**.

Help us bring recognition to your local leaders by **submitting a nomination** before our deadline on December 7, 2007. We also invite you to **forward the nomination material to members of your community**. Nominations can be submitted for individuals, groups and organizations under any award category: City Renewal, City Soul, City Livability, City Initiatives, City Youth and Local Heroes. All of the award categories and descriptions are in the enclosed material. For additional information please visit www.canurb.com/awards.

Awards will be presented at the 5th annual *Urban Leadership Awards* luncheon on Tuesday, May 27, 2008 in Toronto. Don't miss this opportunity to celebrate our leaders!

If you have any questions please do not hesitate to call Janis Lynch at 416-365-0816 x283.

Sincerely,



David Crombie
President & CEO
Canadian Urban Institute

All Nominations Packages can be faxed or mailed to us at:

Canadian Urban Institute
555 Richmond St. W., Ste. 402
PO Box 612
Toronto, ON
M5V 3B1
Fax: (416) 365-0650

9/19/2007

Urban Leadership Awards Nomination Package 2008



Canadian
URBAN
Institute

Background

"The quality of urban life is rooted deeply in the quality and strength of its public realm. Education, healthcare, social services, public transit, arts and culture, energy resources, public safety and security, justice, libraries, environmental stewardship, roads, streets and public places have been the connecting tissues linking our individual private worlds and fusing one generation to another. The public realm has been the glue that holds the City together and the bedrock upon which it builds its prosperity, its communities and its social peace."

*David Crombie, President and CEO,
Canadian Urban Institute*

The **Canadian Urban Institute** is proud to announce its fifth annual **Urban Leadership Awards** to be held on Tuesday, May 27, 2008 at the Fairmont Royal York Hotel in Toronto. The Urban Leadership Awards program honours those that have made a profound and lasting impact upon the public realm.

Nominations are open from September 17 to December 7, 2007 and may be submitted for individuals, groups or organizations under any of the following award categories:

City Renewal

Activities that renew, revitalize and restore our cities through advocacy that shapes policy on major urban issues, thereby promoting attitudinal change, encouraging public participation and transforming our urban landscape for future generations.

City Livability

Actions that make our cities more livable from finding new ways and means to improve our healthcare, education and the environment to enhancing public places and spaces and instilling confidence about our personal safety and security.

City Soul

Pursuits that inspire, inform, enrich and engage our collective spirits whether through the arts, entertainment, heritage programs, sport and recreation, cultural exchange, or other initiatives.

City Initiatives

Innovative initiatives, within the past three years, that should make a significant impact on the public realm.

City Youth

Outstanding contributions to any aspect of the public realm made by individuals under age 30.

Local Heroes

Individuals who have had a profound and lasting impact on the quality of life in their community or neighbourhood.

Canadian Urban Institute
555 Richmond St. W., Suite 402
PO Box 612
Toronto, ON M5V 3B1 Canada
T 416-365-0816
F 416-365-0650
cui@canurb.com
www.canurb.com

Submissions and inquiries may be directed to

Janis Lynch

Project Manager, Urban Leadership Program
T 416-365-0816 x283
urbanleadershipawards@canurb.com

Urban Leadership Awards Nomination Package 2008



Canadian
URBAN
Institute

Instructions

1. Complete the following *Nomination Form*.

This portion of the *Nomination Package* provides contact information for the nominator and the nominee.

2. Complete the following *Nominee Profile*.

This portion of the *Nomination Package* enables you to profile the leadership contributions of the individual, group or organization that you have nominated. Please follow the guidelines below to ensure your nomination is complete.

- **Select the award category** that you feel best reflects the accomplishments of your nominee.
- **Outline your nominee's contribution** to the quality of urban life pertaining to the selected award category. Please use a minimum of two pages.
- You are encouraged to include **supporting material** such as testimonials (no more than 3), articles on your nominee (please reduce to 8 ½ x 11) and/or other information that will be helpful to the jury.
- 3. Send the *Nomination Package* and all supporting material to the contact address below by **Friday, December 7, 2007**.
 - The entire *Nomination Package* submitted, including the *Nomination Form*, *Nominee Profile*, and *supporting material*, should **not exceed 10 single-sided (8 ½ x 11) pages**.
 - Please do not use staples.

Thank you!

Please note: All nominations submitted for the 2006 and 2007 ULA will be reconsidered for 2008. Re-nominations are not required.

Canadian Urban Institute
555 Richmond St. W., Suite 402
PO Box 612
Toronto, ON M5V 3B1 Canada
T 416-365-0816
F 416-365-0650
cul@canurb.com
www.canurb.com

Submissions and inquiries may be directed to

Janis Lynch
Project Manager, Urban Leadership Program
T 416-365-0816 x 283
urbanleadershipawards@canurb.com

Urban Leadership Awards Nomination Package 2008



Canadian
URBAN
Institute

Nomination Form

Nominee Information

Nominee Name (Individual, Group or Organization) _____
Organization/Company (if applicable) _____
Title (if applicable) _____
Address _____
Telephone _____ Fax _____
Email _____

Nominator Information

Nomination submitted by _____
Organization/Company (if applicable) _____
Title (if applicable) _____
Address _____
Telephone _____ Fax _____
Email _____
Date of Submission _____

Consent of the nominee (optional)

I agree to have my name submitted as a nominee for the Canadian Urban Institute's Urban Leadership Awards.

Signature of Nominee _____ Date _____

Canadian Urban Institute
555 Richmond St. W., Suite 402
PO Box 612
Toronto, ON M5V 3B1 Canada
T 416-365-0816
F 416-365-0650
cul@canurb.com
www.canurb.com

Submissions and inquiries may be directed to

Janis Lynch
Project Manager, Urban Leadership Program
T 416-365-0816 x 283
urbanleadershipawards@canurb.com

Urban Leadership Awards Nomination Package 2008



Canadian
URBAN
Institute

Nominee Profile

Nominee Name _____

Award Category
Please select one:

- | | | |
|---------------------------------------|---|---------------------------------------|
| ☐ City Renewal | ☐ City Livability | ☐ City Youth |
| ☐ City Soul | ☐ City Initiatives | ☐ Local Heroes |

Please note:

- The jury reserves the right to consider the nominee in any and all categories.
- If you would like your nominee to be considered under the category "City Youth", he/she must meet the eligibility criteria being that he/she is under the age of 30 as of December 7th, 2007.

Nominee Profile

Please follow with a minimum of two pages detailing your nominee's accomplishments.

Canadian Urban Institute
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Submissions and inquiries may be directed to

Janis Lynch
Project Manager, Urban Leadership Program
T 416-365-0816 x 283
urbanleadershipawards@canurb.com

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RECEIVED
SEP 26 2007

City of St. Thomas
Receives

OCT 01 2007

City Clerk's Dept.

KVA Unit # 4,

Sept.27,2007

St. Thomas Pins

I would like to request 100 St. Thomas pins to be given out at the
Korea Veterans' Ontario Regional meeting to be held on 21 Oct. 2007
at the Royal Canadian Legion, Branch # 41.

Thank You in advance;

R Jewell

Ron Jewell, CD
519-631-9285
President
Unit # 4, KVA

-33-

St. Thomas Holding Inc.

135 Edward Street, St. Thomas, Ontario N5P 4A8 Phone: 519-631-5550 Fax: 519-631-5193

October 2, 2007

The Corporation of the City of St. Thomas
P.O. Box 520, City Hall
St. Thomas, ON N5P 3V7

Attention: Mr. Wendall Graves, City Clerk

Dear Mr. Graves,

SUBJECT: Special Shareholder Meeting Reminder

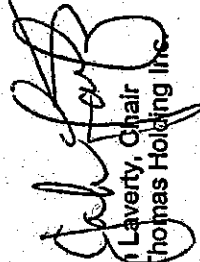
Further to the notice issued on September 17, 2007, this letter will confirm a Special Meeting of the Shareholder for Monday, October 15th at 5:30 p.m. to be held at City Hall in Committee Room 204.

The purpose of the meeting is to consider the proposed Shareholder resolution circulated to the Shareholder at a Special Meeting on October 2, 2007.

Given the extremely confidential nature of these business negotiations, it is imperative that the presentation and discussions with the Shareholder be held in strict confidence. These business discussions of St. Thomas Holding Inc. are bound by a legal Confidentiality and Non-Disclosure Agreement that would result in significant financial liability should it be breached.

This business opportunity is critical to the strategic direction of St. Thomas Holding Inc. and its affiliates, and I would encourage full participation by the Shareholder.

Respectfully submitted,


John Lavery, Chair
St. Thomas Holding Inc.

JL/sd

Copy: Mayor Cliff Barwick
St. Thomas Holding Inc. Board of Directors
Brian Hollywood, President & C.E.O.

City of St. Thomas
Received
OCT 02 2007
City Clerk's Dept.