



**CITY OF  
Welland**

**MINUTES OF THE**

**FEBRUARY 4, 2025 COUNCIL MEETING**

**CIVIC SQUARE, COUNCIL CHAMBERS  
60 EAST MAIN STREET**

Council met in Committee-of-the-Whole closed to the public at 6:34 p.m. and in open session at 7:00 p.m. on the above date.

His Worship Mayor Frank Campion in the Chair.

**Members Present:**

Councillors J. Chiochio (6:36 p.m.), T. DiMarco (virtual), B. Fokkens (virtual), B. Green, M.A. Grimaldi (virtual at 7:18 p.m.), J. Lee, D. McLeod (8:47 p.m.), A. Moote, C. Richard, S. Setaram, G. Speck (7:00 p.m.), and L. Van Vliet (until 9:45 p.m.).

**Members of Staff and Others Present:**

Chief Administrative Officer, R. Axiak

Director of Legislative Services/City Clerk, T. Stephens

General Manager of Corporate & Enterprise Services/CFO, S. Nagel

Director of Community Services, J. Ruddell

Director of Infrastructure Services, SM. Millar

Director of Planning and Development Services, G. Munday

Manager of Transportation, A. Khan (7:00 p.m. – 10:00 p.m.)

Manager of Fleet, Equipment & Purchasing, A. Beres (7:00 p.m. – 7:20 p.m.)

Manager of Development Planning, T. Meadows (7:00 p.m. – 9:03 p.m.)

**2025 - 10****25-25** Moved by Richard and Van Vliet

THAT THE COUNCIL OF THE CITY OF WELLAND meet, with the Mayor as Chair, in Committee-of-the-Whole closed to the public at 6:34 p.m. to consider:

- personal matters about an identifiable individual, including municipal or local board employees;
  - Citizens appointments to the LGBTQ2+ and Welland Heritage Advisory Committees.

**CARRIED****2025 - 11****25-25** Moved by Van Vliet and Setaram

THAT THE COUNCIL OF THE CITY OF WELLAND arise from its closed Committee-of-the-Whole meeting at 6:45 p.m. with report.

**CARRIED****THE FOLLOWING ITEM WAS ADDED:**

Report CS-2025-02: Potential Transfer of Land - originally listed on in-camera is now a public matter and, was added to the agenda block as item 5.7.

**PRESENTATIONS**

**25-28** Vic Kerschl, Past President, Rotary Club of Welland addressed Council regarding an update on the Rotary Club of Welland Park and final payment for Legacy Project.

**21-30** Wayne Brandt, Strat Homes and Margaret Beaupre, Executive Director, Gateway Residential and Community Support Services and Mainstream Services addressed Council regarding Kilgour Avenue Affordable Housing project.

**DELEGATIONS**

**25-13** Dawn Cant Elliott, Stacey Baker and Doug Thomas, Members, Active Transportation Advisory Committee addressed Council regarding an update on its activities.

**2025 - 12****25-1** Moved by Richard and Chiocchio

THAT THE COUNCIL OF THE CITY OF WELLAND hereby approves and adopts the minutes of the Regular Council Meeting of February 4, 2025, as circulated.

**CARRIED**

**2025 - 13****99-90** Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND receives and approves the slate of Officers and Directors for term of 2025-2026.

**CARRIED****2025 - 14****99-99** Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND approves the updated costing as shown in this report (Appendix 4) for Merritt Island Park Renewal Project as an outcome of the Niagara Region Water Treatment Plant expansion project; and further THAT Welland City Council authorizes staff to enter into an agreement of purchase and sale with the Niagara Region (Appendix 2), to move forward with the Merritt Island Park Renewal project.

**CARRIED****2025 - 15****05-51** Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information competitive purchase results.

**CARRIED****2025 - 16****21-30** Moved by Moote and Van Vliet

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the presentation by Wayne Brandt, Strat Homes and Margaret Beaupre, Executive Director, Gateway Residential and Community Support Services and Mainstream Services regarding Kilgour Avenue Affordable Housing project.

**CARRIED****2025 - 17****21-30** Moved by Chiocchio and Richard

THAT COUNCIL OF THE CITY OF WELLAND endorses Gateway Residential and Community Support Services and Mainstream's proposal for providing twenty-four (24) Affordable Rental Housing Units on a portion of the municipally owned property located on south-west Corner Kilgour Avenue and Broadway; and further THAT Welland City Council approves entering into a long-term land lease agreement, at a nominal cost of \$2 per year, with Gateway Residential and Community Support Services and Mainstream for a portion of the municipally owned property located on Kilgour Avenue shown on Appendix I; and further THAT Welland City Council approves providing funding to Gateway Residential and Community Support Services and Mainstream in the amount of \$144,000.00 from the Affordable Housing Reserve Fund to support the proposed project; and further THAT Welland City Council directs staff to provide municipal services to the subject properties lot line.

**CARRIED**

**2025 - 20****24-13** Moved by DiMarco and McLeod

THAT THE COUNCIL OF THE CITY OF WELLAND endorses the 2024 Transportation Master Plan.

**CARRIED****2025 - 19****24-22** Moved by Setaram and McLeod

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information Report ENG-2025-02: Pedestrian Crossover at First Avenue and Cedar Park Drive.

**CARRIED****2025 - 21****24-55** Moved by Van Vliet and Moote

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information Report P&B 2025-05 regarding applications for Official Plan Amendment (OPA No. 49) and Zoning By-law Amendment (2024-01) for lands municipally known as 418, 424, 430 Aqueduct Street and 650, 656, 664, 670, 678 Niagara Street.

**CARRIED****2025 - 22****25-13** Moved by Green and Lee

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the presentation by Dawn Cant Elliott, Stacey Baker and Doug Thomas, Members, Active Transportation Advisory Committee regarding an update on its activities.

**CARRIED****2025 - 23****25-28** Moved by Setaram and Van Vliet

THAT THE COUNCIL OF THE CITY OF WELLAND receives for information the presentation by Vic Kerschl, Past President, Rotary Club of Welland regarding an update on Rotary Club of Welland Park and final payment for Legacy Project.

**CARRIED****2025 - 24****25-40** Moved by Setaram and Moote

THAT THE COUNCIL OF THE CITY OF WELLAND supports the involvement of Councillor Sharmila Setaram, as a Member of the Ontario Small Urban Municipalities of Ontario, Executive Committee, for the term ending in May of 2026.

**CARRIED****2025 - 25****25-41** Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND authorize a contract extension to the 2023 & 2024 CCTV Program – Wastewater & Stormwater Gravity Sewers contract with Bob Robinson & Son Contractors Ltd. to include the 2025 sewer inspections.

**CARRIED**

**2025 - 26**

**25-43** Moved by McLeod and Lee

THAT THE COUNCIL OF THE CITY OF WELLAND requests staff provide a detail report on how to proceed with dual serving Councillors for the 2026 election.

**YEAS:** Mayor Campion, Fokkens, McLeod, Moote, Setaram.

**NAYS:** Chiocchio, Green, Grimaldi, Lee and Speck.

(Councillor DiMarco did not vote on this item).

**LOST**

**2025 - 27**

**25-47** Moved by Green and Lee

THAT THE COUNCIL OF THE CITY OF WELLAND enters into a Host Municipality Compensation Agreement with the Regional Municipality of Niagara for the expansion of the Humberstone Landfill.

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**25-47** Moved by Moote and McLeod

THAT Welland City Council refers Report ENG-2025-06: Humberstone Landfill Host Municipality Compensation Agreement back to staff.

**CARRIED**

**Action Items/Direction to Staff:**

- Cubic Meters vs. Tonnes.
- Compensate rate to be 10% of the tipping fee.
- Where does waste come from?
- Does the region continue to own the facility even after it is full and monitor to take necessary actions related to the environment?
- Is it the Regions' responsibility?
- Look into paid-in-advance – Similar to processes in 1990s.

**BUSINESS ARISING FROM COMMITTEE-OF-THE-WHOLE (IN-CAMERA)**

**2025 - 28**

**05-50** Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND appoints Rose Dzugan to the Welland Heritage Advisory Committee for the term February 4, 2025 to November 14, 2026.

**CARRIED**

**2025 - 29**

**25-28** Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND appoints Cortney Peters to the LGBTQ2+ Advisory Committee for the term February 4, 2025 to November 14, 2026.

**CARRIED**

**BY-LAWS**

Moved by Moote and Green (in block)

THAT THE COUNCIL OF THE CITY OF WELLAND having given due consideration to the following By-laws, as reproduced in this evening's Council Agenda, now read a first, second and third time and pass same, and authorize the Mayor and Clerk to sign and seal same.

**25-48**

BYL 2025 - 10

A By-law to exempt certain lands from Part-Lot Control - Block 1, Plan 59M529, Parts 1-39 (inclusive), Plan 59R-1815, City of Welland.

**24-52**

BYL 2025 - 11

A By-law to exempt certain lands from Part-Lot Control - Block 29, Plan 59M486, Parts 1-15 (inclusive), 59R-18282, (290, 296, 304, 312, 320, 326, 334, 342, and 350 Perth Trail), City of Welland.

**CARRIED**

Moved by McLeod and Moote

THAT THE COUNCIL OF THE CITY OF WELLAND having given due consideration to the following By-law, as reproduced in this evening's Council Agenda, now read a first, second and third time and pass same, and authorize the Mayor and Clerk to sign and seal same.

**25-1**

BYL 2025 - 12

A By-law to adopt, ratify and confirm proceedings of the Council of the Corporation of the City of Welland at its meeting held on the 4<sup>th</sup> day of February 2025.

**CARRIED**

Council adjourned at 10:15 p.m.

These Minutes to be approved and adopted by Motion of Council this 18<sup>th</sup> day of February 2025.