



## Environment, Infrastructure & Community Services Committee Meeting

### Minutes

Date: December 8, 2022  
Time: 9:30 am  
Location: Hybrid meeting- virtual and Council Chambers, City Hall

Members Present: Kelvin Galbraith (Chair), Shawna Stolte (Vice Chair), Paul Sharman, Lisa Kearns, Rory Nisan, Angelo Bentivegna, Mayor Marianne Meed Ward

Staff Present: Tim Commisso, Joan Ford, Scott Hamilton, Allan Magi, Karen Roche, Enrico Scalera, David Thompson (Audio/Video Specialist), Richard Bellemare (Audio/Video Specialist), Suzanne Gillies (Clerk)

**1. Declarations of Interest:**

None

**2. Delegation(s):**

None

**3. Consent Items:**

None

**4. Regular Items:**

4.1 Robert Bateman Highschool adaptive re-use project (EICS-20-22) (SD-29-22)

Moved by Councillor Sharman

1. Approve the overall proposed Phase 1 facility design/development program budget for the adaptive reuse of the Robert Bateman High School inclusive of the following major elements and gross cost estimates based on Class B design estimates:

Base Building	
Phase 1 Base Building Construction	\$41,700,000
Design and Engineering/Other Soft Costs	\$15,000,000
Total Base Building Construction Cost	\$56,700,000
Recommended Energy Reduction Incentives	\$5,250,000
Total Recommended Base Building	61,950,000
Optional Enhanced Energy Incentives (subject to confirmation of Senior Government funding application)	\$10,800,000
Total Gross Construction Estimated Cost	\$72,750,000

2. Approve the proposed Capital Financing Plan for the adaptive reuse of the Robert Bateman High School inclusive of the following:

Proposed Net Capital Financing	
Tenant Direct Capital Contributions (Cash).	\$7,100,000
Non-Tax Supported Debt Financing	
Tenant recovery	\$11,750,000
Special Circumstance Debt (SCD) Financing	\$4,000,000
Tax Supported Debt Financing	\$45,900,000
Senior Government Funding (subject to confirmation by Senior Government)	\$4,000,000
Total Proposed Capital Financing	\$72,750,000

3. Direct the Executive Director of Environmental, Infrastructure & Community Services to proceed with next steps for prequalification of General Contractor and tendering of the phase 1 construction contract in Q1-2023 for the renovation to the Robert Bateman Highschool into a community hub; and
4. Direct the Executive Director of Environment Infrastructure and Community Services to report back in Q2 2023 on the process,

timelines and estimated capital and operating costs related the Phase 2 facility development inclusive of the new City Community Center and other future community partner uses, the process for naming and branding inclusive of sponsorship opportunities of the new facility; and

5. Direct the City Manager and the Chief Financial Officer to report back in Q2-2023 with an update on the Multi-year Community Investment Plan (MCIP) inclusive of the capital costs, financing and estimated timelines for Phase 1 of this project, and consideration of a future Phase 2; and

**Direct the Director of Transit to report back in Q1 of 2023 on an integrated transit plan that includes site facilities, connections to the Go Transit and Burlington Transit networks and active transportation initiatives; and**

**That the City Manager report back by Council to verify the net new community space, retained space, and brand new community space through the Bateman project for both phase one and phase 2. (SD-29-22)**

**CARRIED**

**Amendment:**

Moved by Councillor Kearns

Direct the Director of Transit to report back in Q1 of 2023 on an integrated transit plan that includes site facilities, connections to the Go Transit and Burlington Transit networks and active transportation initiatives.

**CARRIED**

**Amendment:**

Moved by Councillor Kearns

That the City Manager report back by Council to verify the net new community space, retained space, and brand new community space through the Bateman project for both phase one and phase 2.

**CARRIED**

- 4.2 Volunteer firefighter compensation proposal (BFD-04-22)

Moved by Councillor Nisan

Approve the compensation model for Burlington Volunteer Firefighters be changed from the honorarium remuneration (point system) to an hourly rate that would compensate volunteer firefighters in accordance with the minimum wage provisions of the Employment Standards Act as generally described in report fire department report BFD-04-22.

**CARRIED**

4.3 Site engineering resourcing update (EICS-C-05-22)

Moved by Mayor Meed Ward

Direct the Director of Engineering Services to provide a staff report in January 2023 with options and recommendations related to the immediate resource requirements of the Site Engineering section to effectively deliver the fundamental components for timely review and processing of development application approvals. This report is to include, but not be limited to the following:

- Identification of the resources required to meet Site Engineering's current backlog and projected ongoing high volume of development applications
- Analysis of resources (staffing/external contracted services) and related operating costs and recommendations based on objective of achieving full fee recovery. To the extent that any net tax-supported funding is required, identify the impact of the recommendations of the report on the 2023 Proposed Operating Budget; and

Direct the Executive Director of Community Planning, Regulation and Mobility and the Executive Director of Environment, Infrastructure and Community Services to provide a report back in Q2 on the following:

- An update on all active development applications by application type and application status inclusive of backlogged files and estimated timelines for completion
- Similar to the Site Engineering report in Jan 2023, present options and recommendations to address the immediate resource needs related to other key functional areas within the development application approval process, including but not limited to Transportation Planning, Planning Implementation and Forestry.

The report should also address the known and anticipated impacts on development application processing of new Provincial legislation Bill 109, proposed Bill 23 and any other Provincial legislation changes that may be proposed in the intervening time.

**CARRIED**

**5. Confidential Items:**

None

**6. Procedural Motions:**

6.1 Motion to waive the rules

Moved by Mayor Meed Ward

Waive section 36.2 of the Procedure By-law 31-2021, as amended, to allow discussion of item 4.3 Site engineering resourcing update (EICS-C-05-22) as it was received after the required deadline.

**CARRIED**

**7. Information Items:**

Moved by Councillor Nisan

Receive and file the following two items, having been given due consideration by the Environment, Infrastructure and Community Services Committee.

**CARRIED**

7.1 Staff presentation regarding Robert Bateman Highschool adaptive re-use project (EICS-20-22)

7.2 Correspondence from Tim Park, representing Arts and Culture Council of Burlington, regarding Robert Bateman Highschool adaptive re-use project (EICS-20-22)

**8. Staff Remarks:**

**9. Committee Remarks:**

**10. Adjournment:**

Councillor Nisan joined the meeting at 11:35 a.m.

Councillor Sharman left the meeting at 11:42 a.m.

Chair adjourned the meeting at 11:51 a.m.