



Regular Council

Minutes

Date: February 17, 2026
Time: 9:30 am
Location: Council Chambers, City Hall, second floor

Members Present: Mayor Marianne Meed Ward
Councillor Kelvin Galbraith
Councillor Lisa Kearns
Councillor Rory Nisan
Councillor Shawna Stolte
Councillor Paul Sharman
Councillor Angelo Bentivegna

Staff Present: Curt Benson, Chief Administrative Officer
Blake Hurley, Commissioner, Legal and Legislative Services/City Solicitor
Jacqueline Johnson, Commissioner, Community Services
Scott Hamilton, Commissioner Public Works
Craig Millar, Chief Financial Officer
Stephen Robichaud, Commissioner, Development and Growth Management
Sue Evfremidis, Chief Human Resources Officer
David Thompson, Specialist, Digital Communications
Richard Bellemare, Specialist, Digital Communications
Debbie Hordyk, Administrative Assistant to the City Clerk
Mike de Rond, City Clerk/Director, Legislative Services

1. **Call to Order**
2. **Land Acknowledgement**
3. **National Anthem**
4. **Roll Call**

5. Approval of the Agenda

Waive section 46.1 of Procedure By-law 59-2024 to allow late registered delegates to speak.

IN FAVOUR: (7): Mayor Meed Ward, Councillor Galbraith, Councillor Kearns, Councillor Nisan, Councillor Stolte, Councillor Sharman, and Councillor Bentivegna

CARRIED (7 to 0)

Defer all items excluding confidential items 13.1 p, q, r, s, t and item 7. Proclamations, item 8 Recognitions, item 10 Approval of council minutes, item 11 Delegations, item 16.1 Closed committee of the whole minutes from the Council meeting agenda of February 17, 2026 to a future Special Council meeting on March 2, 2026 called by the Mayor in accordance with the procedure by-law.

IN FAVOUR: (4): Mayor Meed Ward, Councillor Kearns, Councillor Nisan, and Councillor Stolte

OPPOSED: (3): Councillor Galbraith, Councillor Sharman, and Councillor Bentivegna

CARRIED (4 to 3)

Approve the Council agenda for Tuesday, February 17, 2026, as amended.

IN FAVOUR: (7): Mayor Meed Ward, Councillor Galbraith, Councillor Kearns, Councillor Nisan, Councillor Stolte, Councillor Sharman, and Councillor Bentivegna

CARRIED (7 to 0)

6. Declarations of Interest

6.1 Councillor Galbraith - Confidential real estate matter (LLS-05-26)

Councillor Galbraith owns property in close proximity to the matter being discussed.

7. Proclamations

7.1 Black History Month February 2026

7.2 World Down Syndrome Day March 21, 2026

8. Recognition and Achievements

8.1 2025 Governor General's History Award for Excellence in Teaching

9. Presentations

This item was deferred to a Special Council meeting on March 2, 2026.

10. Motion to approve Council Minutes

Confirm the minutes of the following meeting of Council:

CARRIED

10.1 Regular Council meeting minutes of January 27, 2026

11. Delegations

11.1 Mike Collins-Williams representing West End Home Builders Association spoke regarding Options for the temporary elimination of Development Charges (DGM-03-26)

11.2 Jim Thomson spoke regarding Options for the temporary elimination of Development Charges (DGM-03-26)

11.3 Jim Thomson spoke regarding Motion Memorandum regarding amendments to the Council Code of Good Governance and Council Staff Relations Policy (COW-04-26)

11.4 Shannon Gillies spoke regarding Heritage response to Bill 23 - Phase II shortlist of designation candidates (DGM-07-26)

11.5 David Barker spoke regarding Options for the temporary elimination of Development Charges (DGM-03-26)

11.6 Lynn Crosby spoke regarding Options for the temporary elimination of Development Charges (DGM-03-26)

12. Petitions

This item was deferred to a Special Council meeting on March 2, 2026.

13. Recommendations from Standing Committees

Items p, q, r, and t were voted upon by way of one consent vote.

13.1 Committee of the Whole meeting of February 9 and 10, 2026

IN FAVOUR: (7): Mayor Meed Ward, Councillor Galbraith, Councillor Kearns, Councillor Nisan, Councillor Stolte, Councillor Sharman, and Councillor Bentivegna

CARRIED (7 to 0)

p. Confidential triannual litigation update report (LLS-01-26)

Pursuant to Section 239(2)(e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board.

Direct the Commissioner of Legal and Legislative Services and City Solicitor or his designate to proceed in accordance with the instructions sought in matters 8, 16, 17, 19, 20, 24, 38, 39 and 40 and that the balance of LLS-01-26 be received and filed.

CARRIED

- q. Confidential status report on the Contingency Reserve - December 31, 2025 (FIN-02-26)

Pursuant to Section 239(2)(e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board.

Receive for information confidential Finance report FIN-02-26 providing an update on the Contingency Reserve - December 31, 2025.

CARRIED

- r. Confidential report regarding Halton District School Board lands (DGM-08-26)

Pursuant to Section 239(2)(c) a proposed or pending acquisition or disposition of land by the municipality or local board.

Authorize the Commissioner, Development & Growth Management or their designate to proceed in accordance with instructions given and proceed with next steps as outlined in confidential development and growth management report DGM-08-26.

CARRIED

- t. Confidential legal advice regarding Lakeshore Music and Arts Festival (LLS-10-26)

Pursuant to Section 239(2)(f) advice that is subject to solicitor-client privilege, including communications necessary for that purpose.

Receive for information confidential legal report LLS-10-26 providing confidential advice regarding the Lakeshore Music & Arts Festival; and

Direct the Commissioner of Community Services to proceed in accordance with instructions given during closed session discussions.

CARRIED

Items 13.1 a, b, c, d, e, f, g, h, i, j, k, l, m, n, and o were deferred to a Special Council meeting on Monday, March 2, 2026

- a. 2026 Halton Court Services business plan and budget (LLS-06-26) (CCS)

Approve the 2026 Halton Court Services (HCS) budget attached as Appendix A to legal services report LLS-06-26.

- b. Reserve fund request to strengthen municipal resilience (PWS-02-26) (PW)

Authorize the Chief Financial Officer to transfer \$75,000 from the Tax Rate Stabilization reserve fund to strengthen municipal resilience through supporting the Emergency and Continuity Program as outlined in public works report PWS-02-26.

- c. Heritage Conservation Agreement for 461 Elizabeth Street (Knox Presbyterian Church) (DGM-09-26) (GM)

Authorize the Mayor and City Clerk to sign the Heritage Conservation Agreement in connection with Heritage Grant Program application No. 501-06-7-01/25 (the "Application") for 461 Elizabeth Street (Knox Presbyterian Church), as outlined in development and growth management report DGM-09-26.

- d. Heritage Conservation Agreement for 2411 Lakeshore Road (DGM-10-26) (GM)

Authorize the Mayor and City Clerk to sign the Heritage Conservation Agreement in connection with Heritage Grant Program Application No. 501-06-7-02/25 (the "Application") for 2411 Lakeshore Road, as outlined in development and growth management report DGM-10-26.

- e. Amendment to Procedure By-law 59-2024 to provide clarity on member speaking time and questions (LLS-07-26)

Enact a by-law to amend Procedure By-law No. 59-2024, substantially attached as Appendix A to legislative services report LLS-07-26.

- f. Recreation Fee Assistance Program improvements 2025 (CSS-02-26)

Receive for information community services memo CSS-02-26 regarding Recreation Fee Assistance Program improvements 2025.

- g. Motion Memorandum regarding City of Burlington leaving X social media (COW-05-26) (SD)

Direct the Director of Corporate Communications and Engagement to report back in Q4 2026 to the Committee of the Whole on best use of social media platforms and the potential consequences and mitigation strategy of leaving the X social media platform.

- h. Motion Memorandum regarding amendments to the Council Code of Good Governance and Council Staff Relations Policy (COW-04-26) (SD)

Direct the City Clerk to review the Staff Council relations policy including consideration of a section designed to guide the Mayor's decision making when considering the use of Strong Mayor Powers., including that "Strong Mayor Powers directions will only be delivered in writing in accordance with Ontario Regulation 530/22," and to review the option of stipulating that staff are only to implement directions from the mayor that are delivered in writing in accordance with Ontario Regulation 530/22; and

Direct the City Clerk, in consultation with the Integrity Commissioner, to review Council's Code of Good Governance with a view to (a) alignment with the region's code; (b) clarity regarding the ability of member of council make directions to local boards and committees; and

Direct the CAO to review staff policies to ensure clarity around the roles of staff with respect to local boards and committees; and

Direct the City Clerk to report back to Committee of the Whole by May 11, 2026.

- i. 2026 Lakeshore Music & Arts Festival – event overview (CSS-01-26) (SD)

Receive for information community services report CSS-01-26 regarding 2026 Lakeshore Music & Arts Festival – event overview; and

Direct the Director of Recreation Community and Culture to be available to support a community-driven parade at the same time as the Lakeshore Music & Arts Festival in 2026.

- j. E-Scooter Micromobility Pilot Program update (PWS-04-26)

Receive for information public works memo PWS-04-26 regarding the E-Scooter Micromobility Pilot Program update.

- k. Burlington Climate Plan: Taking Action to Reduce Community Greenhouse Gas Emissions (PWS-01-26) (PW)

Approve the Burlington Climate Action Plan: Taking Action to Reduce Community Greenhouse Gas Emissions contained in Appendix A to public works report PWS-01-26.

- l. Final Burlington Avenue and Ontario Street Heritage Conservation District Plan and Guidelines (DGM-04-26)

Approve a by-law, substantially in the form attached as Appendix D to development and growth management report DGM-04-26, to designate the Study Area as a Heritage Conservation District under section 41(1), Part V of the *Ontario Heritage Act*; and

Adopt the Burlington Avenue – Ontario Street Heritage Conservation District Plan dated January 2026 under section 41 and subsection 41.1 (1), Part V of the *Ontario Heritage Act*.

- m. Heritage response to Bill 23 - Phase II shortlist of designation candidates (DGM-07-26)

Direct the Director of Community Planning to retain a consultant to assess the eligibility of the following properties for potential heritage designation under Part IV of the *Ontario Heritage Act*, consult the Heritage Burlington Advisory Committee, and report back to Council with statements explaining the cultural heritage value or interest of qualifying properties prior to January 1, 2027:

1. 2137 Lakeshore Rd. (The Sewage Pumping Station aka 2137 Junction St.)
2. 1419 Ontario St. (The O'Brien-Connell House)
3. 2464 Dundas St. (St. John's Anglican Church)
4. 1264 Lemonville Rd. (A. Lemon Family Farmhouse)

5. 5534 Guelph Ln. (The Thomas Colling Centennial Farmhouse)
6. 1391 Ontario St. (The New George Allen House)
7. 1454 Birch Ave. (The Edwin Thorpe Retirement House)
8. 566 Locust St. (The Harry Blessinger Retirement House)
9. 2187 Lakeshore Rd. (The Dalton-Bell House)
10. 524 Hager Ave. (The Bamford House).

n. Options for the temporary elimination of Development Charges (DGM-03-26) (SD)

Direct the Commissioner of Development & Growth Management and Chief Financial Officer to initiate a temporary Development Charge bylaw amendment for a two-year residential Development Charges exemption on all units that pull a building permit and demonstrate active construction within the two-year period, as outlined in Option 1A in development and growth management report DGM-03-26; and

Direct the Head of Corporate Affairs to initiate an advocacy and government relations campaign to advocate that the federal and provincial governments make good on their promise to keep municipalities whole from any DC reductions, to offset any lost DC or other revenues, and further, advocate that the MMAH provide clarity or changes to regulation related to repaying DC grants; and

Direct the Chief Financial Officer to provide an uptake on the program as part of the quarterly financial reporting.

o. New Residential Zoning By-law - Final (DGM-05-26)

Approve and enact the new Burlington Residential Zoning By-laws in accordance with Appendices A and B of development and growth management report DGM-05-26; and

Deem that the new Burlington Residential Zoning By-laws will conform to the 2020 Official Plan of the City of Burlington, the 1997 Official Plan of the City of Burlington, and the 1995 Burlington Regional Official Plan, as applicable; and

State that in accordance with Section 34(17) of the Planning Act, City Council has determined that no further public notice is required related to the changes to the proposed Zoning By-laws.

- s. Confidential real estate matter (LLS-05-26)

Councillor Galbraith declared a conflict on this item. (Councillor Galbraith owns property in close proximity to the matter being discussed.)

Pursuant to Section 239(2)(c) a proposed or pending acquisition or disposition of land by the municipality or local board.

Instruct the Manager of Realty Services to proceed in accordance with the instructions sought in confidential legal department report LLS-05-26.

IN FAVOUR: (6): Mayor Meed Ward, Councillor Kearns, Councillor Nisan, Councillor Stolte, Councillor Sharman, and Councillor Bentivegna

Conflict (1): Councillor Galbraith

CARRIED (6 to 0)

13.2 Pipeline to Permit Committee meeting of February 12, 2026

This item was deferred to a Special Council meeting on Monday, March 2, 2026.

- a. Staff presentation regarding Faster, Smarter, Simpler: Transforming the Site Plan Process (PP-04-26)

Refer staff presentation regarding Faster, Smarter, Simpler: Transforming the Site Plan Process (PP-04-26) to the March 5, 2026 Pipeline to Permit Committee meeting.

- b. Staff presentation regarding Burlington's New Residential Zoning By-law (PP-06-26)

Refer staff presentation regarding Burlington's New Residential Zoning By-law (PP-06-26) to the March 5, 2026 Pipeline to Permit Committee meeting.

14. Motion to Approve Standing Committee Minutes

This item was deferred to a Special Council meeting on Monday, March 2, 2026.

Approve the following minutes:

14.1 Committee of the Whole meeting minutes of February 9 and 10, 2026

14.2 Pipeline to Permit Committee meeting minutes of February 12, 2026

15. Urgent Business

This item was deferred to a Special Council meeting on March 2, 2026.

16. Confidential Items and Closed Meeting

IN FAVOUR: (4): Mayor Meed Ward, Councillor Kearns, Councillor Stolte, and Councillor Bentivegna

OPPOSED: (3): Councillor Galbraith, Councillor Nisan, and Councillor Sharman

CARRIED (4 to 3)

16.1 Confidential triannual litigation update report (LLS-01-26)

16.2 Confidential status report on the Contingency Reserve - December 31, 2025 (FIN-02-26)

16.3 Confidential report regarding Halton District School Board lands (DGM-08-26)

16.4 Confidential real estate matter (LLS-05-26)

16.5 Confidential legal advice regarding Lakeshore Music and Arts Festival (LLS-10-26)

16.6 Motion to confirm confidential minutes

This item was deferred to a Special Council meeting on March 2, 2026

a. Confidential closed meeting minutes from Committee of the Whole for February 9 and 10, 2026

17. Rise and Report

Council reconvened into open session on February 17, 2026 at 2:34 p.m.

In closed session Council discussed following items:

13.1 p. Confidential triannual litigation update report (LLS-01-26)

13.1 q. Confidential status report on the Contingency Reserve - December 31, 2025 (FIN-02-26)

13.1 r. Confidential report regarding Halton District School Board lands (DGM-08-26)

13.1 t. Confidential legal advice regarding Lakeshore Music and Arts Festival (LLS-10-26) (SD)

Council did not discuss item 13.1 s. Confidential real estate matter (LLS-05-26)

18. Motions of Members

This item was deferred to a Special Council meeting on March 2, 2026.

19. Council Information Package

This item was deferred to a Special Council meeting on March 2, 2026.

19.1 Council Information Package January 30, 2026

19.2 Council Information Package February 6, 2026

19.3 Council Information Package of February 13, 2026

20. Motion to Receive and File Information Items

This item was deferred to a Special Council meeting on March 2, 2026.

Receive and file Information items, having been considered by Council:

20.1 Supplemental staff memorandum regarding 2026 Lakeshore Music & Arts Festival – event overview (CCS-01-26)

20.2 Supplemental staff memorandum regarding Options for the temporary elimination of Development Charges (DGM-03-26)

20.3 Supplemental staff memorandum regarding Options for the temporary elimination of Development Charges (DGM-03-26)

20.4 Memorandum from Mayor Meed Ward regarding DRAFT Correspondence to Federal and Provincial Ministers – Development Charge Exemption Funding Request

20.5 Supplemental staff memorandum regarding New Residential Zoning By-law – Final Draft – Statutory Public Meeting and Recommendation Report (DGM-05-26)

20.6 Correspondence from Hallett Homes regarding Options for the temporary elimination of Development Charges (DGM-03-26)

20.7 Correspondence from The Atmospheric Fund regarding New Residential Zoning by-law (DGM-05-26)

20.8 Correspondence from Trans-Northern Pipeline regarding New Residential Zoning by-law (DGM-05-26)

20.9 Correspondence from WSP regarding New Residential Zoning by-law (DGM-05-26)

20.10 Correspondence from Halton Faith Communities regarding New Residential Zoning by-law (DGM-05-26)

- 20.11 Correspondence from Joe Gaetan regarding amendment to Procedure By-law 59-2024 to provide clarity on member speaking time and questions (LLS-07-26)
- 20.12 Correspondence from Cynthia Shanahan regarding Options for the temporary elimination of Development Charges (DGM-03-26)
- 20.13 Delegation material from Jim Thomson regarding Motion Memorandum regarding amendments to the Council Code of Good Governance and Council Staff Relations Policy (COW-04-26)

21. Notice of Motion

This item was deferred to a Special Council meeting on March 2, 2026.

22. Motion to Approve By-Laws

This item was deferred to a Special Council meeting on March 2, 2026.

Enact and pass the following by-laws which are now introduced, entitled and numbered as indicated below:

- 22.1 06-2026: A by-law to amend By-law 86-2007, as amended, being a by-law for the regulation of traffic.
- 22.2 07-2026: A by-law to amend By-law 59-2024 as amended to provide for changes to speaking times in Sections 49.12 and 49.3.
- 22.3 08-2026: A by-law to designate the Burlington Avenue-Ontario Street Heritage Conservation District and adopt the Burlington-Avenue Ontario Street Heritage Conservation District Plan.
- 22.4 09-2026: A by-law to repeal Zoning By-law 2020, as amended, and replace it with a new Residential Zoning By-law only as it applies to certain residentially zoned lands. As amended with the revised schedule.
- 22.5 10-2026: A by-law to repeal Zoning By-law 2020, as amended, and replace it with a new Residential Zoning By-law Near Rail. As amended with the revised schedules.

23. Confirmatory By-law

Enact and pass By-law Number 11-2026 being a by-law to confirm the proceedings of Council at its meeting held February 17, 2026 being read a first, second and third time.

24. Statements by Members and Staff

This item was deferred to a Special Council meeting on March 2, 2026.

25. Motion to Adjourn

9:30 a.m. (recess), 9:45 a.m. (reconvene), 9:50 a.m. (recess), 9:55 (reconvene),
10:07 a.m. (recess), 10:18 (reconvene), 12:32 p.m. (recess). 1:00 p.m.
(reconvene), 2:05 p.m. (closed session), 2:34 p.m. (open session)

Adjourn this Council now to meet again at the call of the Mayor. 2:38 p.m.

Mike de Rond

City Clerk

Marianne Meed Ward

Mayor