CITY OF WINDSOR MINUTES 10/20/2025

City Council Meeting

Date: Monday, October 20, 2025
Time: 10:00 o'clock a.m.

Members Present:

Mayor
Mayor Drew Dilkens

Councillors
Ward 1 – Councillor Fred Francis
Ward 2 – Vacant
Ward 3 – Councillor Renaldo Agostino
Ward 4 – Councillor Mark McKenzie
Ward 5 – Councillor Ed Sleiman
Ward 6 – Councillor Jo-Anne Gignac
Ward 7 – Councillor Angelo Marignani
Ward 8 – Councillor Gary Kaschak
Ward 9 – Councillor Kieran McKenzie
Ward 10 – Councillor Jim Morrison

1. ORDER OF BUSINESS

2. CALL TO ORDER

Following the playing of the Canadian National Anthem and reading of the Land Acknowledgement, the Mayor calls the meeting to order at 10:02 o'clock a.m.

3. DISCLOSURE OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF

None disclosed.

4. ADOPTION OF THE MINUTES

4.1. Adoption of the Windsor City Council minutes of its meeting held September 22, 2025

Moved by: Councillor Angelo Marignani
Seconded by: Councillor Kieran McKenzie

That the minutes of the Meeting of Council held September 22, 2025 **BE ADOPTED** as presented. Carried.

Report Number: SCM 300/2025

5. NOTICE OF PROCLAMATIONS

Proclamations
"Foster Parent Appreciation Week" – October 19 to 25, 2025
"Child Care Worker and Early Childhood Educator Appreciation Day" – October 21, 2025

Flag Raising Ceremony
"Hungarian Heritage Month" – October 22, 2025
"Lebanese Heritage Month" – November 3, 2025

Illuminations
"National Disability Employment Awareness Month" – October 16, 2025
"Lebanese Heritage Month" – November 3 to November 5, 2025

6. COMMITTEE OF THE WHOLE

Moved by: Councillor Mark McKenzie
Seconded by: Councillor Jim Morrison

That Council do now rise and move into Committee of the Whole with the Mayor presiding for the purpose of dealing with:
(a) communication items;
(b) consent agenda;
(c) hearing requests for deferrals, referrals and/or withdrawals of any items of business;
(d) hearing presentations and delegations;
(e) consideration of business items;
(f) consideration of Committee reports:
(g) Report of Special In-Camera Meeting or other Committee as may be held prior to Council (if scheduled); and
(h) consideration of by-laws 158-2025 through 173-2025 (inclusive)
Carried.

7. COMMUNICATIONS INFORMATION PACKAGE

7.1. Correspondence Report for Monday, October 20, 2025 City Council Meeting

Moved by: Councillor Ed Sleiman
Seconded by: Councillor Renaldo Agostino

Decision Number: CR406/2025
That the following Communication Items 7.1.2 through 7.1.8 as set forth in the Council Agenda **BE REFERRED** as noted; and that Item 7.1.1 be dealt with as follows:

7.1.1. Summer 2025 Report – Border Communities Under Shifting Trade Relationships

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Gary Kaschak

Decision Number: CR407/2025
That Council **ENDORSE** the report from the Border Mayors Alliance dated Summer 2025 entitled Border Communities Under Shifting Trade Relationships; and **COMMIT** to working in partnership with the Border Mayors Alliance as it relates to the impact of tariffs to the manufacturing sector across Canada and specifically in the City of Windsor; and,

That Administration **BE DIRECTED** to bring forward any further relevant, reports, correspondence or advocacy initiatives for Council's consideration, analysis and potential endorsement.

Carried.

No.	Sender	Subject
7.1.1	The Border Mayors Alliance	Summer 2025 Report – Border Communities Under Shifting Trade Relationships Administrative Lead: Mayor's Office GM/14960 Note & File
7.1.2	Ontario Land Tribunal (OLT)	Letter from the Ontario Land Tribunal in reference to Case OLT-25-000707, an appeal regarding an amendment to the City of Windsor Heritage By-law 281-2003. Administrative Lead: City Solicitor MBA/6075 Note & File
7.1.3	Deputy City Planner	Application for Zoning By-law Amendment, City of Windsor, 1730 Olive Road, to propose rezoning of the south part of Kinsmen Norman Road Park and north half of abutting 7.62-metre-wide closed east/west alley from Green District 1.1 (GD1.1) to Residential District 1.2 (RD1.2) to allow for the creation of six (6) single unit dwelling lots. Administrative Lead: City Planner Z/15041 Note & File
7.1.4	Deputy City Planner	Application for Zoning By-law Amendment, Yumus Orak, 520 Grand Marais Road West, to rezone the subject property from Residential District 1.4 (RD1.4) to Residential District 1.2 (RD1.2) to facilitate the division of the residential parcel into two lots. Administrative Lead: City Planner Z/15040 Note & File
7.1.5	Deputy City Planner	Application for Zoning By-law Amendment, CK Mechanical Heating & Cooling Inc., 3858-3868 Peter Street, to rezone the subject property from the existing Development Reserve District 1.1 (DRD1.1) to Manufacturing District 1.2 (MD1.2) to construct a one-storey warehouse on the subject land.

No.	Sender	Subject
		Administrative Lead: City Planner Z/15042 Note & File
7.1.6	Deputy City Planner	Application for Zoning By-law Amendment, Farhi Holdings Corp., 0 Spitfire Way, to add a Zoning Exception to allow a Multiple Dwelling as an additional permitted use, to allow dwelling units on a ground floor in a combined use building, and allow a maximum building height of 28m. Administrative Lead: City Planner Z/15039 Note & File
7.1.7	Deputy City Planner	Application for Zoning By-law Amendment, Larlyn Holdings Inc., 2525 Annie Street, to rezone the subject property by adding a site specific provision to allow for the conversion of and addition to the existing two (2) storey vacant commercial building to establish a Combined Use Building. Administrative Lead: City Planner Z/15043 Note & File
7.1.8	Ontario Land Tribunal (OLT)	Letter from the Ontario Land Tribunal in reference to Case OLT-25-000503, an appeal regarding Minor Variance and Consent for 2439 Norman Road. Administrative Lead: City Solicitor Z2025 Note & File

Carried.

Report Number: CMC 14/2025

7.2. Ad hoc Committee of Council - City Wide

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Fred Francis

That the report of the Executive Initiatives Coordinator dated August 25, 2025 entitled "Ad hoc Committee of Council - City Wide" BE DEFERRED to a future City Council meeting to allow for delegations.

The motion is **put** and is **lost**.

Aye votes: Councillors Gary Kaschak, Kieran McKenzie, Fred Francis and Angelo Marignani.
Nay votes: Councillors Jo-Anne Gignac, Renaldo Agostino, Jim Morrison, Ed Sleiman and Mark McKenzie.
Abstain: None.
Absent: None.

Mover: Councillor Ed Sleiman
Seconder: Councillor Renaldo Agostino

Decision Number: CR408/2025
That the report of the Executive Initiatives Coordinator dated August 25, 2025 entitled "Options for an Ad hoc Committee of Council" – City Wide" **BE RECEIVED** for information.
Carried.
Councillor Kieran McKenzie voting nay.

Report Number: C 118/2025
Clerk's File: AF/14508

7.3. Audited Consolidated Financial Statements for Windsor Business Improvement Areas for 2024 -Wards 2, 3, 4, 5 & 6

Moved by: Councillor Ed Sleiman
Seconded by: Councillor Renaldo Agostino

Decision Number: CR409/2025
That City Council **RECEIVE** for information the 2024 Audited Financial Statement for each of the nine (9) Business Improvement Area Boards being Downtown Windsor, Via Italia (Erie Street), Olde Riverside Town Centre, Olde Sandwich Towne, Walkerville District, Ottawa Street, Pillette Village, Ford City and Wyandotte Towne as presented in Appendices A through I, in accordance with the Business Improvement Area Governance By-Law 49-2023.
Carried.

Report Number: C 128/2025
Clerk's File: MI2025

8. CONSENT AGENDA

8.1. 2025 Municipally Significant Event Status, Ward 3

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR410/2025
That the request from Downtown Windsor BIA for approval of designation as 'municipally significant' for the purpose of applying for their Special Occasions Permit – Public Event **BE APPROVED** by City Council subject to the terms and conditions of the Special Event Agreement with the City; and further,

That City Council **APPROVE** the following proposed significant event date for 2025:

Thursday November 27, 2025

- DWBIA Football Event (Road Closure, Ouellette Ave between University Ave W and Park St. and Park St. W between Ouellette Ave and Pelissier St. and the first floor of the Pelissier Street Parking Garage located at 388 Pelissier St.

Carried.

Report Number: C 135/2025
Clerk's File: SR2025

8.2. Municipal Support Resolution - Independent Electricity System Operator (IESO) Long Term 2 (LT2) RFP, Riverside Cogen LP - Ward 4

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR411/2025

I. That City Council **SUPPORT** the submission of a Proposal by Riverside Cogen LP. for the Long-Term Capacity Services Project under the IESO LT2 RFP, with the understanding that the Municipal Support Resolution is provided solely for the purpose of satisfying the mandatory requirements of Section 4.2(c)(iii) of the LT2(c-1) RFP, and shall not be construed as any other form of approval or endorsement by the City of Windsor in relation to the Proposal or the Long-Term Capacity Services Project; and,

II. That City Council **ACKNOWLEDGE** that the Proponent has undertaken, or has committed to undertake, Indigenous and community engagement activities in respect of the Long-Term Capacity Services Project to the satisfaction of the Municipality; and,

III. That the Mayor **BE AUTHORIZED** to sign the Municipal Support Resolution Letter for Riverside Cogen LP. on behalf of City Council, satisfactory in technical content to the

Commissioner of Economic Development and Innovation, and Innovation, financial content to the City Treasurer, and legal content to the City Solicitor.

Carried.

Report Number: C 132/2025
Clerk's File: EI/14519

8.4. Rezoning Application - 4325-4445 Cabana Rd E - Z-018/25 [ZNG/7315] - Ward 9

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR413/2025 DHSC 771

1. That Zoning By-law 85-18 **BE AMENDED** by renumbering paragraph 3.101b to 3.101c and paragraph 3.101a to 3.101b and by adding the following new definition to Section 3:

   3.101a **POWER GENERATION FACILITY** is an industrial activity and means premises used to generate electricity and may include a power distribution station or a transformer station.
   [ZNG/7315]; and,

2. That Zoning By-law 85-18 **BE FURTHER AMENDED** by adding the following defined area to Section 14:

   14.3.17 Defined Area M1-17 as shown on Zoning Map T12 of this By-law.

   a) Permitted Uses
      1) All uses permitted in the Industrial (M1) zone save and except a dwelling or dwelling unit.
      2) *Power Generation Facility*.

   b) Permitted Buildings and Other Structures
      No building or structures shall be used or erected in Defined Area M1-17 except for the following purposes:
      1) buildings and structures for the permitted uses.
      2) accessory buildings and structures for the permitted uses.

   c) Other Requirements
      1) The regulations of subsection 14.1.3 to 14.2.4 and all other applicable regulations shall apply to any use permitted in subsection 14.3.17 a).

   (ZNG/7315); and,

3. That Zoning By-law 85-18 **BE FURTHER AMENDED** by changing the zoning of CON 7; PT GORE LOT 17; RP 12R8108; PARTS 4; 5; 7 & 8; PT PARTS 1 TO 3; 6 & 9; RP 12R28421;

PARTS 4 TO 6; PIN 75235-0176, situated at the southwest corner of Cabana Road East and 8th Concession Road (4325-4445 Cabana Road East; Roll No. 090-010-04950) from M1 to M1-17; and,

4. That, when Site Plan Control is applicable:

   A. The following additional materials **BE SUBMITTED** with an application for site plan approval, and **BE SUBJECT** to the satisfaction of the City Planner, Deputy City Planner, or Site Plan Approval Officer :

      1) A noise study.

      2) A copy of the confirmation email from Transport Canada that an Aeronautical Assessment Form (AAF) has been submitted to Transport Canada.

      3) Confirmation of submission of a Land Use Form to the NAV CANADA Land Use Web Submission Portal.

   B. The Site Plan Approval Officer **BE DIRECTED** to incorporate the following into an approved site plan and an executed and registered site plan agreement:

      1) Any noise mitigation measures identified in a Noise Study, subject to the approval of the Site Plan Approval Officer.

      2) Provision of Transport Canada's determination regarding the proposed Power Generation Facility to the satisfaction of the City Planner, Deputy City Planner, or Site Plan Approval Officer.

      3) Provision of NAV CANADA's assessment of the proposed Power Generation Facility to the satisfaction of the City Planner, Deputy City Planner, or Site Plan Approval Officer.

Carried.

Report Number: SCM 319/2025 & S 109/2025
Clerk's File: Z/15030

8.6. Joy Road Sanitary Sewer - Oversizing - Ward 9

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR414/2025 DHSC 772

I. That Council **APPROVE** $35,773.54 (inclusive of HST) to be paid to Brouwer Enterprises Inc. as the City of Windsor's portion of the sanitary sewer oversizing costs for the Joy Road Sanitary Sewer Development to be funded from the Project ID #7035119 – New Infrastructure Development; and further,

II. That Council **APPROVE** an extension of the standard one-year compliance period to a total of three years for the property owners of lands municipally known as 4610, 4635, and 4650 Joy Road, to meet the requirements of the Property Standards By-law 9-2019, Schedule A, section 1.21. The extended compliance period shall begin on the date the City issues a formal notice to the property owners requiring connection to the sanitary sewer.

Carried.

Report Number: SCM 320/2025 & S 117/2025
Clerk's File: SL2025

8.7. Part Closure of east/west alley located between Seventh Street and Eighth Street, SAA-7320 - Ward 1

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR415/2025 DHSC 773

I. That the 125.0 metre portion of the 4.57-metre-wide east/west alley, located between Seventh Street and Eighth Street, and shown on Drawing No. CC-1873 (attached hereto as Appendix "A"), and hereinafter referred to as the "Subject Alley", **BE ASSUMED** for subsequent closure; and,

II. That the portion of the Subject Alley shown as Part 1 on Drawing No. CC-1873 **BE CLOSED AND CONVEYED** in as is condition to the abutting property owners and as necessary, in a manner deemed appropriate by the City Planner; and,

III. That the portion of the Subject Alley shown as Part 2 on Drawing No. CC-1873 **BE CLOSED AND RETAINED** by The Corporation of the City of Windsor and as necessary, in a manner deemed appropriate by the City Planner; and,

IV. That Conveyance Cost **BE SET** as follows in accordance with CR106/2003, as amended by CR427/2003 & CR182/2005:

a. For alley conveyed to abutting lands zoned RD1.1, $1.00 plus HST, deed preparation fee and a proportionate share of the survey costs as invoiced to The Corporation of the City of Windsor by an Ontario Land Surveyor; and,

V. That The City Planner **BE REQUESTED** to supply the appropriate legal description, in accordance with Drawing No. CC-1873; and,

VI. That The City Solicitor **BE REQUESTED** to prepare the necessary by-law(s); and,

VII. That The Chief Administrative Officer and City Clerk **BE AUTHORIZED** to sign all necessary documents approved as to form and content satisfactory to the City Solicitor; and,

VIII. That the matter **BE COMPLETED** electronically pursuant to By-law Number 366-2003.
Carried.

Report Number: SCM 321/2025 & S 115/2025
Clerk's File: SAA2025

8.8. Minutes of the International Relations Committee of its meeting held September 5, 2025

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR416/2025 DHSC 774
That the minutes of the International Relations Committee meeting held September 5, 2025 **BE RECEIVED** as presented.
Carried.

Report Number: SCM 322/2025 & SCM 293/2025
Clerk's File: MB2025

8.9. Report No. 59 of the International Relations Committee

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR417/2025 DHSC 775
That Report No. 59 of the International Relations Committee indicating:

That the results of the e-mail poll conducted on July 2, 2025 approving the following recommendation BE CONFIRMED AND RATIFIED:

That the International Relations Committee MOVE FORWARD with scheduling reciprocal site visits with Arlington, Texas, as a starting point for exploring a potential partnership; and,

That the delegations INCLUDE representation from the Committee as well as representation from Tourism and Economic Development; and,

That the Committee APPROVE a budget in the upset amount of $15,000 to support costs associated with both the incoming and outgoing delegations.

BE APPROVED.
Carried.

Report Number: SCM 323/2025 & SCM 297/2025
Clerk's File: MB2025

8.10. Minutes of the Active Transportation Expert Panel of its meeting held June 12, 2025

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR418/2025 ETPS 1078
That the minutes of the Active Transportation Expert Panel meeting held June 12, 2025 **BE RECEIVED**.
Carried.

Report Number: SCM 301/2025 & SCM 236/2025
Clerk's File: MB2025

8.11. Minutes of the Environment & Climate Change Advisory Committee of its meeting held July 17, 2025

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR419/2025 ETPS 1079
That the minutes of the Environment & Climate Change Advisory Committee meeting held July 17, 2025 **BE RECEIVED**.
Carried.

Report Number: SCM 302/2025 & SCM 262/2025
Clerk's File: MB2025

8.12. Minutes of the Transit Windsor Working Group of its meeting held August 13, 2025

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR420/2025 ETPS 1080
That the minutes of the Transit Windsor Working Group meeting held August 13, 2025 **BE RECEIVED**.
Carried.

Report Number: SCM 303/2025 & SCM 286/2025
Clerk's File: MB2025

8.13. Minutes of the Essex-Windsor Solid Waste Authority (EWSWA) Regular Board of its meeting held July 9, 2025

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR421/2025 ETPS 1081
That the minutes of the Essex-Windsor Solid Waste Authority (EWSWA) meeting held July 9, 2025 **BE RECEIVED**.
Carried.

Report Number: SCM 304/2025 & SCM 289/2025
Clerk's File: MB2025

8.14. Diaper Disposal Program Alternatives – City Wide

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR422/2025 ETPS 1082

i. That the report of the Environment, Transportation & Public Safety Standing Committee of its meeting held September 24, 2025 entitled "Diaper Disposal Program Alternatives – City Wide" **BE RECEIVED** for information; and,

ii. That administration **BE DIRECTED** to implement Option 2 "Free Diaper Disposal at Public Depot-Off Depot" as outlined in the administrative report; and,

iii. That administration **BE DIRECTED** to implement a pilot project for Option 4 "Contracted Bi-Weekly Diaper Curbside Collection" for the remainder of 2025 and 2026 as outlined in the administrative report; and,

iv. That administration **BE DIRECTED** to report back at the completion of the pilot project to provide outcomes and recommendations moving forward.

Carried.

Report Number: SCM 305/2025, S 110/2025 & AI 23/2025
Clerk's File: EI/14640

8.15. Response to CR11/2025, CQ 1-2025 and CQ 2-2025 - Traffic Impact Analysis of Greenfield and Infill Developments – City Wide

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR423/2025 ETPS 1083

I. That report of the Environment, Transportation & Public Safety Standing Committee of its meeting held September 24, 2025 entitled "Response to CR11/2025, CQ 1-2025 and CQ 2-2025 - Traffic Impact Analysis of Greenfield and Infill Developments – City Wide" **BE RECEIVED** for information.

Carried.

Report Number: SCM 306/2025 & S 112/2025
Clerk's File: ST2025

11.2. Connecting Links Program Intake 2026-2027 Grant Funding - Huron Church Road - City Wide

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR430/2025

I. That City Council **APPROVE** an application to the Connecting Links 2026-2027 Program for the full reconstruction of Huron Church Road between Tecumseh Road West to Girardot Street inclusive of the Tecumseh Road intersection, provided the necessary expenditure is also supported as outlined in Recommendation 3 below; and further,

II. That the Chief Administrative Officer **BE AUTHORIZED** to sign any documents required to submit an application to the Connecting Links 2026-2027 Program subject to the documents being satisfactory in form to the City Solicitor, in financial content to the City Treasurer, and in technical content to the City Engineer, or designates; and further,

III. That City Council **SUPPORT** an additional expenditure of $4,711,696 to allow for an application to the Connecting Links 2026-2027 Program, and that the City Treasurer **BE DIRECTED** to affect the following transfers which total $531,335 representing the City's share of total estimated project cost to the Connecting Links – Intake #11 project, 7252003, with all funding deemed placeholder funding until such time that the City is successful in being awarded the Grant:

    a) The transfer of $479,842 in currently available Service Sustainability funding, Fund 221, from the 2025 Road Rehabilitation project, 7251000; and,

    b) The transfer of $51,493 in currently available Service Sustainability funding, Fund 221, from the Traffic Signal Upgrade and Replacement project, 7209000; and,

IV. That in the event the City receives written confirmation on the Grant funding being awarded to the City, that the following additional Recommendations be approved:

a) That the CFO/City Treasurer **BE DIRECTED** to make available for immediate use the identified placeholders totalling $531,335 from the Connecting Links Intake 11 project; and,

b) That the Chief Administrative Officer and City Clerk, or the Mayor as required, **BE AUTHORIZED** to take any such action and to sign any agreements, declarations or approvals and any such documents required resulting from receiving grant funding approval for the Connecting Links Program, subject to such documents being satisfactory in form to the City Solicitor, in financial content to the City Treasurer and in technical content to the City Engineer, or designates; and,

c) That the Chief Administrative Officer **BE AUTHORIZED** to delegate signing of all claims, progress reports and applicable schedules and other such documents as may be required as part of receiving funding from the grant provider to the Executive Director, Operations or designate, subject to financial content approval from the area's Financial Planning Manager; and,

d) That Council **PRE-APPROVE** and **AWARD** any procurement(s) necessary that are related to the grant awarded project, provided that the procurement(s) are within approved budget amounts, pursuant to the Purchasing By-Law 93-2012 and amendments thereto; satisfactory in financial content to the City Treasurer, and in technical content to the City Engineer, or designates; and,

e) That the Purchasing Manager **BE AUTHORIZED** to issue Purchase Orders as may be required to affect the recommendation noted above, subject to all specification being satisfactory in technical content to the City Engineer and financial content to the City Treasurer, or designates; and,

V. That in the event that the City is not successful in its application to the Connecting Links Program 2026-2027, that the identified placeholder funding **BE RETURNED** to its original funding sources, the 2025 Road Rehabilitation project, 7251000, and the Traffic Signal Upgrade and Replacement project, 7209000.

Carried.

Report Number: C 134/2025
Clerk's File: SW/12414

11.4. Surplus Declaration and Sale Authorization – 3026 Sandwich Street – Ward 2

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR432/2025

I. That the following City of Windsor (the "City") vacant parcel of land **BE DECLARED** surplus:

- Municipal address: 3026 Sandwich Street – improved residential property situate on the north side of Sandwich Street;
- Legal Description: Part Lot 12, Registered Plan 410; designated as Part 1 on a Reference Plan of Survey to be Registered, Windsor
- Approximate Lot size: 50 feet (15.24 m) x 150 feet (45.72 m) x 49.41 feet (15.06 m) x 157.28 feet (47.94 m)
- Approximate Lot area: 7,579.44 sq ft (704.14 m^2)
  (the "Subject Parcel"); and,

II. That the Manager of Real Estate Services **BE AUTHORIZED** to offer the Subject Parcel for sale at a price to be determined by the Manager of Real Estate Services commensurate with an independent appraisal.

Carried.

Report Number: C 137/2025
Clerk's File: APM2025

9. REQUEST FOR DEFERRALS, REFERRALS AND/OR WITHDRAWALS

None requested.

10. PRESENTATIONS AND DELEGATIONS

10.1. Auditor General Communication Regarding: 2026 Budgetary & Governance Scenarios Considered; 2026 Work Plan Proposal; and 2026 Risk Assessment

Christopher O'Connor, The Corporation of the City of Windsor's Auditor General

Christopher O'Connor, The Corporation of the City of Windsor's Auditor General appears before City Council regarding the report entitled "Auditor General Communication Regarding: 2026 Budgetary & Governance Scenarios Considered; 2026 Work Plan Proposal; and 2026 Risk Assessment" and provides a brief overview of the work plan and recommends a modified scenario for 2026, providing specific details about the Audit Universe and Risk Assessment Approach; Definition; Risk Factors Assessed; Stakeholder Input; Integration with Enterprise Risk Management framework; Scoring & Prioritization; Project Identification; Outcomes; Key High-Risk Areas; Considerations; Effort Allocation; Statutory Responsibilities; Supplemental Responsibilities; and concludes by providing an overview of the 2026 Proposed Work Plan; outlines the Modified 2026 Scenario; the Constrained Plan; Rolling 3-Year Work Plan; Investigations and Disclosure to Council.

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Fred Francis

That the reports from the Office of the Municipal Auditor General dated September 5, 2025 entitled "Auditor General Communication Regarding: 2026 Budgetary & Governance Scenarios Considered; 2026 Work Plan Proposal; 2026 Risk Assessment" BE APPROVED as follows:

Option A – Modified 2026 Scenario (One-Time Adjustment):

1. That Council APPROVE the Modified 2026 Scenario as the Auditor General's 2026 Work Plan; and,
2. That Council ACKNOWLEDGE AND ACCEPT the risks, limitations, and constraints disclosed in the Work Plan, including the absence of project coverage and continued mandate impairment under professional standards; and,
3. That Council REFER the one-time budgetary increase of $75,000 to the City Treasurer for inclusion in the 2026 operating budget process.

The motion is **put** and is **lost**.

At the request of Councillor Fred Francis, a recorded vote is taken on this matter.

Aye votes: Councillors Fred Francis, Kieran McKenzie, Angelo Marignani, and Gary Kaschak.
Nay votes: Councillors Jim Morrison, Jo-Anne Gignac, Renaldo Agostino, Ed Sleiman, Mark McKenzie, and Mayor Drew Dilkens.
Abstain: None.
Absent: None.

Moved by: Councillor Jo-Anne Gignac
Seconded by: Councillor Mark McKenzie

Decision Number: CR425/2025
That the reports from the Office of the Municipal Auditor General dated September 5, 2025 entitled "Auditor General Communication Regarding: 2026 Budgetary & Governance Scenarios Considered; 2026 Work Plan Proposal; 2026 Risk Assessment" **BE APPROVED** as follows:

Option B – Constrained 2026 Scenario (Status Quo):

1. That Council **APPROVE** the Constrained 2026 Scenario as the Auditor General's 2026 Work Plan under the existing $300,000 envelope; and,

2. That Council **ACKNOWLEDGE AND ACCEPT** the risks, limitations, and constraints disclosed in the Work Plan, including the absence of project coverage and continued mandate impairment under professional standards.

Carried.

Councillors Fred Francis, Kieran McKenzie, Angelo Marignani, and Gary Kaschak voting nay.

Report Number: SCM 316/2025
Clerk's File: AF/14508

10.2. Auditor General Follow-Up on July 28, 2025 Report – Auditor General Report Regarding Comparator Research and Recommendations (Standards, Budget, Allocation)

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Angelo Marignani

Decision Number: CR426/2025
That the report from the Office of the Municipal Auditor General dated October 1, 2025 entitled "Auditor General Follow-Up on July 28, 2025 Report – Auditor General Report Regarding Comparator Research and Recommendations (Standards, Budget, Allocation)" **BE APPROVED** as follows:

1. **Professional Standards**
   That Council **DIRECT** the Auditor General to operate in accordance with the Global Internal Audit Standards (IIA), and that future resource planning reflect training, quality assurance, and engagement time requirements necessary to maintain complianceand; and,

2. **Budget Process (Update Only)**
   That Council **RECEIVE FOR INFORMATION** the update on the Auditor General budget process, noting that independence considerations remain under review pending completion of the draft Auditor General By-law; and,

3. **Hotline Resource Allocation**
   Option B – Administration's Recommendation:
   That Council **ACKNOWLEDGE** Administration's position that resource allocations for the Fraud and Waste Hotline should remain within the Auditor General's annual Work Plan process, without establishing fixed percentage thresholds.

Carried.

Report Number: SCM 312/2025
Clerk's File: AF/14508

10.3. Auditor General Follow-Up on July 28, 2025 Report – Auditor General Report Regarding Comparator Research and Recommendations (Fraud & Waste Governance and Policy)

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Gary Kaschak

Decision Number: CR427/2025
That the report from the Office of the Municipal Auditor General dated October 1, 2025 entitled "Auditor General Follow-Up on July 28, 2025 Report – Auditor General Report Regarding

Comparator Research and Recommendations (Fraud & Waste Governance and Policy)" **BE APPROVED** as follows:

That City Council **DIRECT** that:

1. The "Concerned Citizen and Employee Hotline" **BE REBRANDED** as the Fraud and Waste Hotline to more accurately reflect its purpose;

2. Oversight and responsibility for the Fraud and Waste Hotline **BE FORMALLY ASSIGNED** to the Auditor General;

3. The currently approved "Concerned Citizen and Employee Hotline Protocol" **BE REPEALED AND REPLACED** by the attached Fraud and Waste Hotline Policy (Appendix A); and,

4. The Auditor General **BE AUTHORIZED** to develop and implement operational protocols to support the administration and investigation of matters under the Fraud and Waste Hotline Policy.

Carried.

Report Number: SCM 313/2025
Clerk's File: AF/14508

10.4. Auditor General Report Regarding Council's Alignment with IIA Essential Conditions

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Jim Morrison

Decision Number: CR428/2025
That the report from the Office of the Municipal Auditor General dated August 31st, 2025 entitled "Auditor General Report Regarding Council's Alignment with IIA Essential Conditions" **BE RECEIVED** for information.
Carried.

Report Number: SCM 314/2025
Clerk's File: AF/14508

8.5. ZBA Application - 619 Cabana Rd W - Z013-2025 [ZNG/7307] - Ward 1

Tracey Pillon-Abbs, Principal Planner, Pillon Abbs Inc.

Tracey Pillon-Abbs, Principal Planner, Pillon Abbs Inc. appears before City Council regarding the Administrative report dated August 6, 2025, entitled "ZBA Application - 619 Cabana Rd W - Z013-2025 [ZNG/7307] - Ward 1" and is available for questions.

Anna Lanoszka, Area Resident

Anna Lanoszka, area resident appears before City Council and expresses concern with the recommendation in the Administrative report dated August 6, 2025, entitled "ZBA Application - 619 Cabana Rd W - Z013-2025 [ZNG/7307] - Ward 1" as it relates to the size of the proposed development, uncontrolled intensification, privacy, noise and an influx of similar types of housing that will impact the character of the neighbourhood.

Dan Coccimiglio, Area Resident

Dan Coccimiglio, area resident appears before City Council and expresses concern with the recommendation in the Administrative report dated August 6, 2025, entitled "ZBA Application - 619 Cabana Rd W - Z013-2025 [ZNG/7307] - Ward 1" as it relates to over intensification, significant reductions of minimum lot widths and lot area coverage, and issues with zoning provisions; and concludes by suggesting the proposed development is not consistent with the PPS 2024 and the City of Windsor Official Plan, he requests that the application be denied and that the developer redesign the proposal for future consideration.

Moved by: Councillor Fred Francis
Seconded by: Councillor Ed Sleiman

That the report of the Development and Heritage Standing Committee dated August 6, 2025 entitled, "ZBA Application – 619 Cabana Rd W Z 013-25 (ZNG/7307) - Ward 1" BE DENIED**.**

The motion is **put** and is **lost** due to an equality of votes.

Aye votes: Councillors Fred Francis, Ed Sleiman, Mark McKenzie, Gary Kashack and Mayor Drew Dilkens.
Nay votes: Councillors Kieran McKenzie, Jim Morrison, Renaldo Agostino, Jo-Anne Gignac, and Angelo Marignani.
Absent: None.
Abstain: None.

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Renaldo Agostino

I. That Zoning By-law 8600 BE AMENDED by adding the following zoning exception to Section 91.10:

x. SOUTH SIDE OF CABANA ROAD WEST, BETWEEN DOUGALL AVENUE AND MCGRAW AVENUE

For the lands comprising of the west Part Lot 5, Registered Plan 1478, a M*ultiple Dwelling* containing up to 6 dwelling *units* shall be an additional permitted *main use,*

and the following additional provisions shall apply to a *Multiple Dwelling* containing up to 6 *dwelling units:*

a) *Lot Width: minimum* 15.0 m

b) *Lot Area: minimum* 540 m^2

c) *Lot Coverage: maximum* 35.0%

d) *Building height: maximum* 9.0 m

e) *Front Yard* Depth: *minimum* / *maximum* 6.0 m / 7.0 m

f) *Rear Yard* Depth for *main building: minimum* 20.0 m

g) *Side Yard* Width: *minimum* 1.20 m

h) In any *required front yard*, a *parking space* is prohibited.

i) Notwithstanding Section 25.5.20.1.5, the *minimum* parking area separation from a *building* wall in which is located a main pedestrian entrance facing the *parking area* shall be 1.5 m.

j) A *screening fence* with a *minimum* height of 1.8 m shall be provided along the south *lot line*.

k) A landscaped area with a minimum width of 2.0 m shall be provided abutting the south *lot line*.

l) A minimum of 50% of the north exterior wall elevation shall be covered in masonry, brick or any combination thereof. A minimum of 35% of east and west exterior wall elevations shall be covered in masonry, brick or any combination thereof.

[ZDM 9; ZNG/7307]; and,

II. That Zoning By-law 8600 BE FURTHER AMENDED by changing the zoning of the west Part Lot 5, Registered Plan 1478, situated on the south side of Cabana Road West between Dougall Avenue and McGraw Avenue, from RD1.4 to RD1.4x(x).

III. That when Site Plan Control is applicable:

A. Prior to the submission of an application for site plan approval, at the discretion of the City Planner, Deputy City Planner, or Site Plan Approval Officer:

1. Those documents submitted in support of the application for amendment to the Zoning By-law 8600 BE UPDATED to reflect the site plan for which approval is being sought, and any comments from municipal departments and external agencies included in Appendix D

The motion is **put** and is **lost** due to an equality of votes.

Aye votes: Councillors Angelo Marignani, Jo-Anne Gignac, Renaldo Agostino, Jim Morrison, and Kieran McKenzie.
Nay votes: Councillors Fred Francis, Ed Sleiman, Mark McKenzie, Gary Kashack and Mayor Drew Dilkens.
Absent: None.
Abstain: None.

Clerk's Note: No action was taken as Council refused or failed to make a decision regarding the application.

Report Number: SCM 318/2025 & C 108/2025
Clerk's File: ZB/15008

11. REGULAR BUSINESS ITEMS (Non-Consent Items)

11.1. A By-Law to Establish the Mandate and Responsibilities of the Auditor General - City Wide

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Fred Francis

Decision Number: CR429/2025
That Council **PASS** By-law 172-2025 to establish the Authority, Responsibilities, and Independence of the Office of the Auditor General.
Carried.

Report Number: C 133/2025
Clerk's File: AB2025 & AF/14508

11.3. Proposed Partial Expropriation of 378 Brock Street (Parking Lot) - Ward 2

Moved by: Councillor Mark McKenzie
Seconded by: Councillor Jo-Anne Gignac

Decision Number: CR431/2025

I. That City Council, as approving authority under the *Expropriations Act* (the "Act"), **APPROVE** the expropriation of the fee simple interest of the property described in Appendix "A" attached hereto, for the purposes of maintaining access to the entrance of MacKenzie Hall; and further,

II. That City Council **PASS** By-law 170-2025 to Expropriate.

Carried.

Report Number: C 136/2025
Clerk's File: APM2025

8.16. Response to CQ 45-2024 – Traffic Flow Status – City Wide

Moved by: Councillor Fred Francis
Seconded by: Councillor Jo-Anne Gignac

√**CLERK'S CORRECTION****

Decision Number: CR424/2025 ETPS 1084

I. That the report of the Environment, Transportation & Public Safety Standing Committee of its meeting held September 24, 2025 entitled "Response to CQ 45-2024 – Traffic Flow Status – City Wide" **BE RECEIVED** by Council for information; and,

II. That administration **BE DIRECTED** to implement the following topics as outlined in Table 1 – Congestion Management and Traffic Flow Costs detailed in the administrative report:
   a. Corridor Studies
   b. Congestion Management Plan (CMP)
   c. Wyandotte St. East ATMS Expansion
   d. Tecumseh Road East ATMS Expansion

√ Delete √

~~III. That administration **BE DIRECTED** to allocate the funding that is currently available in the 2026 budget in account OPS-008-20 Traffic Signal Upgrades and Replacements (7209000) to support this work so that the work can commence in 2025.~~

√ Insert √

III. √ Whereas on February 21, 2025, the 2025 Capital Budget was deemed approved via Mayoral Decision MD08-2025 and subsequently City Council **SUPPORTS** an expenditure of $1,175,500, therefore the City Treasurer **BE DIRECTED** to pre-commit the following funding previously approved in principle and make available for immediate use:
   a. OPS-008-20, Traffic Signal Upgrades and Replacements: $290,000 of 2026 Pay-As-You-Go (Fund 169) funding
   b. OPS-010-07, Advanced Traffic Management System: $400,000 of 2026 Service Sustainability (Fund 221) funding, $400,000 of 2027 Service Sustainability (Fund 221) funding, and $85,500 of 2028 Service Sustainability (Fund 221) funding. √

Carried.

Report Number: SCM 307/2025 & S 113/2025
Clerk's File: ST2025

8.3. Municipal Support Resolution - Independent Electricity System Operator (IESO) Long Term 2 (LT2) RFP, ABP Power Specialties Ltd. - Ward 9

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Renaldo Agostino

Decision Number: CR412/2025

I. That City Council **SUPPORT** the submission of a Proposal by ABP Power Specialties Ltd. for the Long-Term Capacity Services Project under the IESO LT2 RFP, with the understanding that the Municipal Support Resolution is provided solely for the purpose of satisfying the mandatory requirements of Section 4.2(c)(iii) of the LT2(c-1) RFP, and shall not be construed as any other form of approval or endorsement by the City of Windsor in relation to the Proposal or the Long-Term Capacity Services Project; and,

II. That City Council **ACKNOWLEDGE** that the Proponent has undertaken, or has committed to undertake, Indigenous and community engagement activities in respect of the Long-Term Capacity Services Project to the satisfaction of the Municipality; and,

III. That the Mayor **BE AUTHORIZED** to sign the Municipal Support Resolution Letter for ABP Power Specialties Ltd. on behalf of City Council, satisfactory in technical content to the Commissioner of Economic Development and Innovation, financial content to the City Treasurer, and legal content to the City Solicitor.

Carried.

Report Number: C 117/2025
Clerk's File: EI/14519

12. CONSIDERATION OF COMMITTEE REPORTS

12.2. Report of the Special Meeting of Council – In-Camera of its meeting held September 22, 2025

Moved by: Councillor Kieran McKenzie
Seconded by: Councillor Mark McKenzie

Decision Number: CR405/2025
That the report of the Special In-Camera meeting held September 22, 2025 **BE ADOPTED** as presented.
Carried.

Report Number: SCM 327/2025

13. BY-LAWS (First and Second Reading)

Moved by: Councillor Jim Morrison
Seconded by: Councillor Ed Sleiman

That the following By-laws No. 158-2025 through 173-2025 (inclusive) be introduced and read a first and second time:

13.1 **By-law 158-2025** - A BY-LAW TO FURTHER AMEND BY-LAW NUMBER 8600 CITED AS THE "CITY OF WINDSOR ZONING BY-LAW", authorized by CR355/2025, dated September 8, 2025.

13.2 **By-law 159-2025** - A BY-LAW TO ADOPT AMENDMENT NO. 196 TO THE OFFICIAL PLAN OF THE CITY OF WINDSOR, authorized by CR356/2025, dated September 8, 2025.

13.3 **By-law 160-2025** - A BY-LAW TO FURTHER AMEND BY-LAW NUMBER 8600 CITED AS THE "CITY OF WINDSOR ZONING BY-LAW", authorized by CR374/2025, dated September 22, 2025.

13.4 **By-law 161-2025** - A BY-LAW TO FURTHER AMEND BY-LAW NUMBER 8600 CITED AS THE "CITY OF WINDSOR ZONING BY-LAW", authorized by CR372/2025, dated September 22, 2025.

13.5 **By-law 162-2025** - A BY-LAW TO FURTHER AMEND BY-LAW NUMBER 8600 CITED AS THE "CITY OF WINDSOR ZONING BY-LAW", authorized by CR373/2025, dated September 22, 2025.

13.6 **By-law 163-2025** - A BY-LAW TO FURTHER AMEND BY-LAW NUMBER 8600 CITED AS THE "CITY OF WINDSOR ZONING BY-LAW", authorized by CR354/2025, dated September 8, 2025.

13.7 **By-law 164-2025** - A BY-LAW TO ASSUME FOR SUBSEQUENT CLOSURE THE 4.80 METRE NORTH/SOUTH ALLEY SOUTH OF MILLEN STREET, EAST OF LENA AVENUE, AND WEST OF HARRISON AVENUE, CITY OF WINDSOR, authorized by CR403/2024, dated September 23, 2024.

13.8 **By-law 165-2025** - A BY-LAW TO CLOSE, STOP UP AND CONVEY THE 4.80 METRE NORTH/SOUTH ALLEY SOUTH OF MILLEN STREET, EAST OF LENA AVENUE, AND WEST OF HARRISON AVENUE, CITY OF WINDSOR, authorized by CR403/2024, dated September 23, 2024.

13.9 **By-law 166-2025** - A BY-LAW TO ASSUME FOR SUBSEQUENT CLOSURE THE 4.27 METRE EAST/WEST ALLEY EAST OF THOMPSON BOULEVARD, SOUTH OF WYANDOTTE STREET EAST, AND WEST OF PRADO PLACE, CITY OF WINDSOR, authorized by CR230/2025, dated May 26, 2025.

13.10 **By-law 167-2025** - A BY-LAW TO CLOSE, STOP UP AND CONVEY THE 4.27 METRE EAST/WEST ALLEY EAST OF THOMPSON BOULEVARD, SOUTH OF WYANDOTTE STREET EAST, AND WEST OF PRADO PLACE, CITY OF WINDSOR, authorized by CR230/2025, dated May 26, 2025.

13.11 **By-law 168-2025** - A BY-LAW TO ASSUME FOR SUBSEQUENT CLOSURE THE 4.60 METRE NORTH/SOUTH ALLEY NORTH OF WYANDOTTE STREET EAST, EAST OF CHILVER ROAD, SOUTH OF BRANT STREET AND WEST OF KILDARE ROAD, CITY OF WINDSOR, authorized by CR286/2025, dated July 14, 2025.

13.12 **By-law 169-2025** - A BY-LAW TO CLOSE, STOP UP AND CONVEY THE 4.60 METRE NORTH/SOUTH ALLEY NORTH OF WYANDOTTE STREET EAST, EAST OF CHILVER ROAD, SOUTH OF BRANT STREET AND WEST OF KILDARE ROAD, CITY OF WINDSOR, authorized by CR286/2025, dated July 14, 2025.

13.13 **By-law 170-2025** - A BY-LAW TO EXPROPRIATE CERTAIN LANDS FOR THE PURPOSE OF MAINTAINING ACCESS TO THE ENTRANCE OF MACKENZIE HALL, see Item 11.3.

13.14 **By-law 171-2025** - A BY-LAW TO PROHIBIT VEHICULAR ACCESS TO THE EMERGENCY ACCESS BETWEEN PARKWOOD AVENUE TO KAMLOOMPS STREET EXCEPT FOR PEDESTRIANS, BICYCLES, UTILITIES OR AUTHORIZED EMERGENCY VEHICLES, authorized by CR210/2015, dated November 2, 2015.

13.15 **By-law 172-2025** - A BY-LAW TO ESTABLISH THE POSITION AND DUTIES OF THE AUDITOR GENERAL OF THE CITY OF WINDSOR, see Item 11.1.

13.16 **By-law 173-2025** - A BY-LAW TO CONFIRM PROCEEDINGS OF THE COUNCIL OF THE CORPORATION OF THE CITY OF WINDSOR AT ITS MEETING HELD ON THE 20TH DAY OF OCTOBER, 2025.

Carried.

14. MOVE BACK INTO FORMAL SESSION

Moved by: Councillor Renaldo Agostino
Seconded by: Councillor Fred Francis

That the Committee of the Whole does now rise and report to Council respecting the business items considered by the Committee:
1) Communication Items (as amended)

2) Consent Agenda (as amended)
3) Items Deferred Items Referred
4) Consideration of the Balance of Business Items (as amended)
5) Committee Reports as presented
6) By-laws given first and second readings as presented
Carried.

15. NOTICES OF MOTION

None presented.

16. THIRD AND FINAL READING OF THE BY-LAWS

Moved by: Councillor Jo-Anne Gignac
Seconded by: Councillor Gary Kaschak

That the By-laws No. 158-2025 through 173-2025 having been read a first and second time be now read a third time and finally passed and that the Mayor and Clerk **BE AUTHORIZED** to sign and seal the same notwithstanding any contrary provision of the Council.
Carried.

17. PETITIONS

None presented.

18. QUESTION PERIOD

18.3. CQ 20-2025

Moved by: Councillor Mark McKenzie
Seconded by: Councillor Jim Morrison

Decision Number: CR433/2025
That the following Council Question by Councillor Kieran McKenzie **BE APPROVED,** and that Administration **BE DIRECTED** to proceed with the necessary actions to respond to the Council Question in the form of a written report, consistent with Council's instructions, and in accordance with Section 17.1 of the Procedure By-law 98-2011, as amended:

CQ 20-2025:
Assigned to: Deputy Chief Adminstrative Officer / Commissioner of Economic Development

Asks that given the uncertainty in the automotive and manufacturing sector as it relates to bilateral trade and integrated supply chains impacting workers and businesses in Windsor Essex, Administration be directed to engage Invest Windsor Essex and other regional Economic Development partners, including, but not limited to, the Regional Chambers of Commerce and the County of Essex, to identify Tariff related risk to the regional

manufacturing sector and through this engagement recommend an appropriate advocacy strategy and policy recommendations for consideration to help mitigate the impacts to our regional economy, jobs and investment.

Carried.

Clerk's File: ACOQ2025 & GM/14960

21. ADJOURNMENT

Moved by: Councillor Angelo Marignani
Seconded by: Councillor Jo-Anne Gignac

That this Council meeting stand adjourned until the next regular meeting of Council or at the call of the Mayor.
Carried.

Accordingly, the meeting is adjourned at 2:10 o'clock p.m.

Mayor

City Clerk

Adopted by Council at its meeting held September 22, 2025 (CR405/2025)
SV/bm

SPECIAL MEETING OF COUNCIL – IN CAMERA
September 22, 2025

Meeting called to order at: 4:05 p.m.

Members in Attendance:

Mayor Drew Dilkens (virtually)
Councillor Renaldo Agostino
Councillor Jo-Anne Gignac (Acting Chair)
Councillor Fred Francis
Councillor Gary Kaschak
Councillor Angelo Marignani
Councillor Kieran McKenzie
Councillor Mark McKenzie
Councillor Jim Morrison
Councillor Ed Sleiman

Also in attendance:

Ray Mensour, Chief Administrative Officer
Jelena Payne, Commissioner. Economic Development/Deputy CAO
Andrew Daher, Commissioner, Corporate Services
Janice Guthrie, Commissioner, Finance/City Treasurer
Michael Chantler, Commissioner, Community Services
Dana Paladino, Acting Commissioner, Human and Health Services
Wira Vendrasco, City Solicitor
Christopher Menard, Acting Mayor's Chief of Staff
Steve Vlachodimos, City Clerk
Anna Ciacelli, Deputy Clerk

Verbal Motion is presented by Councillor Mark McKenzie, seconded by Councillor Ed Sleiman,
to move in Camera for discussion of the following item(s), adding Item 2:

Item No.	Subject & Section - Pursuant to *Municipal Act*, 2001, as amended
1	Property matter – sale of land, Section 239(2)(c)
2	Legal matter, advice subject to solicitor-client privilege – reconsideration of matter from July 28, 2025 in-camera, Section 239(2)(f) - ADDED

Motion Carried.

Declarations of Pecuniary Interest:

None declared.

Discussion on the items of business.

Verbal Motion is presented by Councillor Angelo Marignani, seconded by Councillor Renaldo Agostino,
to move back into public session.
Motion Carried.

Moved by Councillor Fred Francis, seconded by Councillor Mark McKenzie,
THAT the Clerk BE DIRECTED to transmit the recommendation(s) contained in the report(s) discussed at the In-Camera Council Meeting held September 22, 2025 directly to Council for consideration at the next Regular Meeting.

1. That the recommendation contained in the in-camera report from the Manager of Real Estate Services, City Solicitor, Commissioner Corporate Services, Manager Operating Budget and Control and Commissioner of Finance/City Treasurer respecting a property matter – sale of land **BE APPROVED.**

Motion Carried.

Verbal Motion is presented by Councillor Kieran McKenzie, seconded by Councillor Angelo Marignani,

that Rule 3.3 (c) of the *Procedure By-law, 98-2011,* BE WAIVED to allow for, the reconsideration without prior notice of an in-camera decision made on July 28, 2025 respecting a legal matter – advice subject to solicitor-client privilege.

The motion is put and is lost as 2/3 majority not attained.

In favour: Councillors Kieran McKenzie and Jim Morrison

Opposed: Councillors Fred Francis, Renaldo Agostino, Mark McKenzie, Ed Sleiman, Jo-Anne Gignac, Angelo Marignani, Gary Kaschak and Mayor Drew Dilkens.

2. That the verbal discussion regarding the reconsideration of an item from the July 28, 2025 in-camera meeting of Council respecting a legal matter – advice subject to solicitor-client privilege **BE NOTED AND FILED**.

Motion Carried.

Moved by Councillor Kieran McKenzie, seconded by Councillor Mark McKenzie,
That the special meeting of council held September 22, 2025 BE ADJOURNED.
(Time: 4:22 p.m.)

Motion Carried.