

Environment, Transportation & Public Safety Standing Committee Meeting

Date: Wednesday, April 29, 2026

Time: 4:30 o'clock p.m.

Location: Council Chambers, 1st Floor, Windsor City Hall

Members Present:

Councillors

Ward 2 - Councillor Frazier Fathers

Ward 3 - Councillor Renaldo Agostino

Ward 4 - Councillor Mark McKenzie

Ward 8 - Councillor Gary Kaschak

Ward 9 - Councillor Kieran McKenzie (Chairperson)

PARTICIPATING VIA VIDEO CONFERENCE ARE THE FOLLOWING FROM ADMINISTRATION:

Sandra Gebauer, Council Assistant

ALSO PARTICIPATING IN COUNCIL CHAMBERS ARE THE FOLLOWING FROM ADMINISTRATION:

Jelena Payne, Deputy Chief Administrative Officer, Commissioner of Economic Development

David Simpson, Commissioner, Infrastructure Services & City Engineer

Stacey McGuire, Executive Director of Operations & Deputy City Engineer (Acting)

Matthew Johnson, Executive Director, Economic Development

James Chacko, Acting Executive Director, Transit Windsor

Craig Robertson, Manager of Licensing & Enforcement and Deputy Licence Commissioner

Ian Day, Senior Manager, Transportation

Rachel Chesterfield, Manager, Performance Measurement & Business Case Development

Clare Amicarelli, Acting Schools and Sustainable Mobility Coordinator

Kathy Quenneville, Project Coordinator

Anna Ciacelli, Deputy City Clerk

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1. CALL TO ORDER

The Chairperson calls the meeting of the Environment, Transportation & Public Safety Standing Committee to order at 4:30 o'clock p.m.

2. DISCLOSURE OF PECUNIARY INTEREST AND THE GENERAL NATURE THEREOF

Councillor Kieran McKenzie discloses an interest and abstains from voting on Item 8.2 being "Exemption for Principal Residence Regulations for Short Term Rentals," as the matter is directly related to a service provided by his employer.

3. ADOPTION OF THE MINUTES OF THE ETPS STANDING COMMITTEE

3.1. Adoption of the Environment, Transportation, and Public Safety Standing Committee minutes of its meeting held March 25, 2026

Moved by: Councillor Renaldo Agostino

Seconded by: Councillor Frazier Fathers

THAT the minutes of the Environment, Transportation & Public Safety Standing Committee meeting held March 25, 2026, **BE ADOPTED** as presented.

Carried.

Report Number: SCM 93/2026

4. REQUEST FOR DEFERRALS, REFERRALS OR WITHDRAWALS

None requested.

5. COMMUNICATIONS

None presented.

7. COMMITTEE MATTERS

7.1. Minutes of the Active Transportation Expert Panel of its meeting held February 18, 2026

Moved by: Councillor Gary Kaschak

Seconded by: Councillor Frazier Fathers

Decision Number: **ETPS 1109**

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THAT the minutes of the Active Transportation Expert Panel meeting held February 18, 2026, **BE RECEIVED**.

Carried.

Report Number: SCM 85/2026

7.2. Minutes of the Transit Windsor Working Group of its meeting held March 4, 2026

Moved by: Councillor Mark McKenzie

Seconded by: Councillor Frazier Fathers

Decision Number: **ETPS 1110**

THAT the minutes of the Transit Windsor Working Group meeting held March 4, 2026, **BE RECEIVED**.

Carried.

Report Number: SCM 87/2026

7.3. Minutes of the Windsor Licensing Committee of its meeting held March 26, 2026

Moved by: Councillor Mark McKenzie

Seconded by: Councillor Gary Kaschak

Decision Number: **ETPS 1111**

THAT the minutes of the Windsor Licensing Commission meeting held March 26, 2026, **BE RECEIVED**.

Carried.

Report Number: SCM 99/2026

7.4. Minutes of the Environment & Climate Change Advisory Committee of its meeting held February 19, 2026

Moved by: Councillor Renaldo Agostino

Seconded by: Councillor Frazier Fathers

Decision Number: **ETPS 1112**

THAT the minutes of the Environment & Climate Change Advisory Committee meeting held February 19, 2026, **BE RECEIVED**.

Carried.

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Report Number: SCM 100/2026

7.5. Report No. 3 of the Environment & Climate Change Advisory Committee Meeting held February 19, 2026

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

Decision Number: **ETPS 1113**

THAT Report No.3 of the Environment & Climate Change Advisory Committee name indicating:
That City Council **BE REQUESTED** to consider ways to increase resources to environmental issues city-wide, and further, that resources for other environmental issues **BE INCREASED** in the 2027 budget.

BE APPROVED.

Carried.

Report Number: SCM 101/2026

7.6. Report No. 4 of the Environment & Climate Change Advisory Committee Meeting held February 19, 2026

Moved by: Councillor Mark McKenzie
Seconded by: Councillor Frazier Fathers

Decision Number: **ETPS 1114**

THAT Report No. 4 of the Environment & Climate Change Advisory Committee indicating:
That City Council **DIRECT** Administration to undertake work to increase awareness on environmental initiatives, programs and services offered by the City of Windsor.

BE APPROVED.

Carried.

Report Number: SCM 102/2026

6. PRESENTATIONS AND DELEGATIONS

8. ADMINISTRATIVE ITEMS

8.1. Response to CQ 18-2025 Micromobility in Windsor – City Wide

Sue & Tom Omstead, Founders, Share the Road Essex County

Sue & Tom Omstead, Founders, Share the Road Essex County appear via video conference before the Environment, Transportation & Public Safety Standing Committee regarding the

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administrative report dated January 8, 2026, entitled "Response to CQ 18-2025 Micromobility in Windsor – City Wide" and are available for questions.

Councillor Renaldo Agostino inquires whether there is Provincial jurisdiction over enforcement of micromobility vehicles and if there are any gaps that can be filled by implementing by-laws. David Simpson, Commissioner, Infrastructure Services & City Engineer appears before the Environment, Transportation & Public Safety Standing Committee regarding the administrative report dated January 8, 2026, entitled "Response to CQ 18-2025 Micromobility in Windsor – City Wide" and responds that there is a by-law in place that speaks to enforcement. Administration can conduct a review of the by-law to identify enhancements that can be made. Micromobility does not fall under the jurisdiction of provincial enforcement and would be locally enforced if included in the by-law.

Councillor Renaldo Agostino inquires about provincial licencing of these vehicles. Kathy Quenneville, Schools and Sustainable Mobility Coordinator appears before the Environment, Transportation & Public Safety Standing Committee regarding the administrative report dated January 8, 2026, entitled "Response to CQ 18-2025 Micromobility in Windsor – City Wide" and responds that there were amendments through the *Safe Roads and Community Act* noted in the report. Legislation on e-bikes was on hold, but recently public consultation has been initiated and licencing for vehicles that meet certain criteria for classification is being proposed. Public consultation closes June 8, 2026 and then there will be a period for finalizing legislation.

Councillor Gary Kaschak inquires whether the Ministry of Transportation has put out any communication related to micromobility. Mr. Simpson responds that the province intended to pilot program these vehicles. Based on the municipal scan, the conclusion of the pilot programs will influence legislative change. There has been a lot of discretion left with the municipality through by-law implementation in absence of clear direction from the province.

Councillor Frazier Fathers inquires whether there is emerging road design standards for e-bikes and scooters identified through various pilot projects. Mr. Simpson responds that the impetus is moving towards separated bike lanes. The preference would be to move scooters and bikes off the road completely to within the boulevard on multi-use trails.

Councillor Kieran McKenzie inquires whether there is data surrounding scooters being used as a commuter option as opposed to recreational use. Mr. Simpson responds that from 2021 to 2025 usage has not been consistent. The number has fluctuated from 120,000 trips per year to about 60,000 to 70,000 trips per year. We are identifying potential enhancements in negotiation with Bird Scooter to increase ridership. Ms. Quenneville adds that Bird Scooter issues a survey to residents annually. In 2025 it was reported that 57% reported usage for commuting, 67% for leisure, 39% for getting to appointments, and 29% for connecting to transit.

Councillor Kieran McKenzie inquires about the ridership location data. Ms. Quenneville responds that the data shows ridership hotspots and start and finish locations.

Councillor Kieran McKenzie inquires about the reported accident data. Mr. Simpson responds that there were 35 total incidents over a 5-year period. The data shows 1 incident per 100,000 trips. There is not enough data to identify a trend for privately owned devices.

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Councillor Kieran McKenzie inquires whether the City should be asking agencies to refine their data gathering that may guide our decision-making process. Mr. Simpson responds that asking the right questions of these data agencies will help to gain the data that we're seeking.

Moved by: Councillor Renaldo Agostino

Seconded by: Councillor Gary Kaschak

Decision Number: **ETPS 1115**

THAT the report of Schools and Sustainable Mobility Coordinator dated January 8, 2026, entitled "Response to CQ 18-2025 Micromobility in Windsor – City Wide" **BE RECEIVED** for information. Carried.

Councillor Kieran McKenzie (Chairperson) leaves the meeting at 4:52 o'clock p.m. and Councillor Renaldo Agostino (Vice Chairperson) assumes the chair.

Report Number: S 5/2026 & AI 3/2026
Clerk's File: SW2026

8.2. Exemption for Principal Residence Regulations for Short Term Rentals

Leigh Vachon, Executive Director, Assisted Living Southwestern Ontario (ALSO)

Leigh Vachon, Executive Director, Assisted Living Southwestern Ontario (ALSO) appears before the Environment, Transportation & Public Safety Standing Committee regarding the administrative report dated April 9, 2026, entitled "Exemption for Principal Residence Regulations for Short Term Rentals" and is available for questions.

Councillor Frazier Fathers inquires as to the reason ALSO is seeking an exemption. Ms. Vachon responds that there is a long-time client in receipt of ALSO services who is a property owner with a fully accessible property on Riverside Drive that has an interest in becoming an angel investor. There is a unique opportunity to provide a fully accessible short-term rental property.

Councillor Frazier Fathers inquires whether the property would be available through a short-term rental platform to any member of the public wanting to rent the home or only through the ALSO organization. Ms. Vachon responds that the property would prioritize rental to those with accessibility needs, and the organization would like to be able to offer a concierge service, PSW support if required and a full package of services to help ensure the travel goes smoothly. From a cost perspective, the property would also be offered using a short-term rental platform.

Councillor Gary Kaschak inquires whether there are other known communities that are implementing exemptions. Ms. Vachon responds that there were none noted. Accessible short-term rentals are limited. A not-for-profit running an accessible short-term rental property is not common.

Councillor Frazier Fathers inquires as to why the principal residency requirement is in the existing by-law. Craig Robertson, Manager of Licensing & Enforcement and Deputy Licence Commissioner

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appears before the Environment, Transportation & Public Safety Standing Committee regarding the administrative report dated April 9, 2026, entitled "Exemption for Principal Residence Regulations for Short Term Rentals", and responds that a municipal scan was conducted, and a variety of options were presented to Council. The direction from Council was to include a clause that the licensee would be required to be the property owner and for the property to be their primary residence in order to protect the long-term housing supply and affordability.

Councillor Frazier Fathers comments that with the exception of ALSO, there has not been any other organization that has explored any sort of short-term licencing access. Mr. Robertson responds that they have turned away several hundred applications regarding the principal residency requirement. This was the only formal request to Administration.

Councillor Frazier Fathers inquires what the risk might be should the City wish to explore an exemption process for a non-profit or charitable organization. Mr. Robertson responds that the risk is a legal one. Licencing programs must be fair for all. Criticism or litigation may arise due to discriminatory licencing practices. The other issue is that this is a location licence to the premise, not an individual licence. This home is not a principal residence, the property owner resides out of town, and an organization would be operating the rental. The exemption would need to be provided to the property owner, and the individual licensee would need to abide by the exemption. Determining qualifications for an exemption as well as enforcement would be challenging.

Councillor Frazier Fathers inquires as to how location-based licencing differs from hotel licencing. Mr. Robertson responds that there are several types of licences that require different approvals. In this case, there would be a zoning approval process along with a building and fire component. The organization would not be held responsible for operations; it would be the individuals who own the property.

Councillor Gary Kaschak inquires whether there are any other municipalities implementing this exemption model. Mr. Robertson responds that there was an extensive review across other municipalities in Ontario and Canada and there was not any specific exemption request noted. There have been organizations noted as having their own establishments for accommodations that do not fall under the municipal scope for licencing. We must consider that this would not be an issue if the by-law did not have the principal residency provision where there is no exemption for organizations. We would be required to licence the house or location, not the services being provided within the home.

Councillor Gary Kaschak requests that administration provide data as it relates to the number of principal residents in Ontario. Mr. Robertson responds that principal residency is more tourism based dependent upon the municipality. There is no consistency surrounding short-term rental licencing.

Councillor Mark McKenzie inquires if there was not a fee associated with the property, would there be a need to issue a licence. Mr. Robertson responds that the business model is the issue.

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Councillor Renaldo Agostino inquires as to if ALSO owned the home, would that make a difference. Mr. Robertson responds that If ALSO owned the home, that would be the primary residence and it would be legally able to operate as a care facility, it would fall under the normal zoning regulations.

Councillor Renaldo Agostino inquires whether there has been any community consultation related to this property. Mr. Robertson responds that there has been no specific complaint about this property, but in general the level of complaints related to short-term rentals is significantly high.

Councillor Frazier Fathers inquires if the City was able to force regulation in a timely manner for all short-term rental properties, we would enforce compliance and have an exemption structured in the regulation. Mr. Robertson responds that the difficulty lies in determining residency on site once the licence has been issued. Neighbour complaints related to residency, noise and nuisance issues are investigated but harder to enforce.

Moved by: Councillor Frazier Fathers
Seconded by: Councillor Gary Kaschak

Decision Number: **ETPS 1116**

THAT the report of the Manager of Licensing & Enforcement and Deputy Licence Commissioner dated April 9, 2026, entitled "Exemption for Principal Residence Regulations for Short Term Rentals" **BE RECEIVED** for information; and,

THAT Administration **BE DIRECTED** to report back with a draft process for exemption of non-profit organizations to licence specific locations for Short Term Rentals along with a legal review when this committee report proceeds to Council for their consideration.

Carried.

Councillor Kieran McKenzie discloses an interest and abstains from voting on this matter.

Report Number: S 36/2026
Clerk's File: AB2026

11. QUESTION PERIOD

None registered.

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12. ADJOURNMENT

There being no further business, the Environment, Transportation & Public Safety Standing Committee is adjourned at 5:23 o'clock p.m. The next meeting of the Environment, Transportation & Public Safety Standing Committee will be held May 27, 2026.

Carried.

Ward 3 – Councillor Renaldo Agostino
(Vice Chairperson)

Deputy City Clerk / Supervisor of Council
Services