



BRONTE BUSINESS IMPROVEMENT AREA (BIA)

2360 Lakeshore Road West, Oakville

MINUTES OF THE BOARD OF DIRECTORS' MEETING

Tuesday, February 23, 2021 at 10:00 a.m.

Board Members

Cheryl Etherington, CGA	Chair
Shannon Fogarty, Tim Hortons	Treasurer
Dania Smiley, Dania Latina	Director (<i>arrived at 10:18 a.m.</i>)
Paul Cates, Property Owner	Director
Rano Dandybaeva, The Flavour Fox	Director
Rose Luxton, Lakeside Livin	Director
Sean O'Meara, Councillor, Halton Region and Ward 1	Director

Regrets

Sherril Wright, RBC	Vice Chair
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Management

Maureen Healey	Executive Director, Bronte BIA
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Invited Guests

Beth Robertson	Councillor, Ward 1
Lynn Clay	Recording Secretary, INaMINUTE Ltd.

1.0 CALL TO ORDER

Due to the COVID-19 pandemic the meeting was held by videoconference.

With a quorum of Directors present, C. Etherington presided as Chair and called the meeting to order at 10:04 a.m.

2.0 APPROVAL OF AGENDA

On a MOTION by S. Fogarty, seconded by P. Cates, it was resolved to approve the presented agenda. The motion was carried.

3.0 APPROVAL OF MINUTES

The Board reviewed the January 26, 2021 meeting minutes for errors and omissions. One (1) amendment required to the minutes was noted by the Recording Secretary.

On a **MOTION** by R. Dandybaeva, **seconded** by S. Fogarty, **it was resolved** to approve the minutes of the Board of Directors' meeting held on January 26, 2021, as amended.
The motion was carried.

4.0 REPORTS

4.1 Financial

4.1.1 January 2021 Income Statement and Balance Sheet

The Treasurer, S. Fogarty, advised that the January 2021 financial statements were not available as the COVID-19 lockdown rules had prevented the bookkeeper from meeting in-person at the office. The January and February 2021 statements would be presented at the next meeting. As it was just one (1) month into the new fiscal year, there had been minimal financial activity to date.

Property tax deferrals for eligible business and residential properties would be considered by the Town for 2021. Owners could apply to defer paying their property taxes until December 15, 2021. The Bronte BIA levy transfers are expected to arrive on schedule with the first payment to be received by end of February 2021.

The KPMG virtual audit of the 2020 financials was scheduled to be February 24 to 26, 2021.

4.1.2 2021 Budget – Approved by Council

Town of Oakville Council had approved the BIA 2021 budget yesterday.

4.2 Operating Plan – January Update

The Board received the January 2021 written update. Management highlighted the following:

Enhanced Experience:

- In regard to the outdoor patios, it was the consensus that the winter patios did not work for a variety of reason, although both restaurants and the Town tried to make it happen; and
- April 1, 2021 was hoped to be the restart date for outdoor patios and would replicate last year's program with no fees and a quick application turnaround.

ACTION: Management to clarify that Marine Drive would be closed to traffic and to advise of the times.

Vibrant Economy:

- The new Bronte BIA website www.bronte-village.ca would be launched this week and Management would issue an announcement once the site was live;
- P. Birk planned to update the membership directory information on the website every month; and
- Taste of Oakville was underway until March 6, 2021, being led by Visit Oakville. There was no cost to the BIA as yet as Visit Oakville had received tourism funding.

Effective Organization:

- The visioning had begun. The Project Advisory Committee had met and provided insight and oversight 8 80 Cities;
- 8 80 Cities was working on the communication engagement strategy that would drive all participants to an online survey through in-store, window and in-person promotion through the BIA; and
- the process was expected to finish by June 2021.

In response to a Board Director question, S. O’Meara confirmed that the Succession development for 2368 Lakeshore Rd W. had finalized the site plans and received all required permissions.

4.3 Visioning Process – Update

Management provided the Board with a detailed workplan. This item had been discussed in 4.2.

4.4 Economic Recovery and Resiliency Committee - Update

The Committee was focussed on the Taste of Oakville campaign, on obtaining early approvals from the AGCO for liquor licenses for the patio permits, and on advocating that the restaurant indoor dining limits throughout the Town and Region be based on square footage rather than the ten (10) person rule.

Dania Smiley arrived at the meeting.

4.5 Town Update

Councillor S. O’Meara advised that regional council had passed a resolution calling on the province to use percentage of capacity rather than a ten (10) person limit for restaurant indoor dining.

The Councillor was working with the chamber and economic development on a resolution to be presented to the province to address that new businesses that opened in 2020 prior to the 2020 pandemic lockdowns did not qualify for government assistance as they could not show a yearly loss from the prior year.

The media had reported that 61 7-Eleven convenience stores had applied for liquor licenses. The Councillor confirmed that the Bronte 7-Eleven had applied as a quick-serve restaurant. Councillors would offer their opinions on the application. Councillor’s O’Meara and Robertson both stated that it was not the appropriate place to serve alcohol

Many residents were asking about the vaccine distribution. There were no vaccines available in the region as yet. A large centre in Oakville had been designated as the vaccine site, and smaller hubs and pharmacies were hoped to be part of the roll-out once the supply of vaccines arrived. The local public health unit was in charge of the roll-out plan. Access Halton would be the online booking and tracking portal.

The Village residential development was progressing, with occupancy planned for spring or summer 2021. Names were being considered for the square in the front and the parkette in the rear. Farm Boy was on-track to open May or June 2021. The development would bring a new energy to that area.

5.0 NEW BUSINESS

5.1 Change Board Meeting Times

A Board Director had requested that the meeting start time be moved to 8:00 a.m. The Chair asked the Board to raise their hands if they were in support of the time change.

It was the consensus of the Board to change the Board meeting times to 8:00 a.m.

5.2 Welcome New Board Director

The Chair welcomed D. Smiley and thanked her for joining the Board of Directors. D. Smiley advised that she was happy to be a part of the BIA and provided a brief history of her twenty years in town.

6.0 COMMENTS / ANNOUNCEMENTS

6.1 Cudmore Property – Development Status

A Board Director asked the status of the Cudmore property development. Councillor O’Meara updated that the developer had appealed to LPAT (Local Planning Appeal Tribunal) and Council had provided staff with a number of issues that had been raised at the public consultations to be met to achieve a settlement. The developer had agreed to all the town requests and the approvals were moving forward. The resident’s association was planning to make an over-intensification argument at LPAT. Cudmore’s as a business would not be operating this year and the developer had to finalize the settlement and obtain site plan permits, so, likely, no construction would begin this year.

6.2 Former Greb Lands Property For Sale

Councillor O’Meara advised that the property at 48 Bronte Rd. was a part of the master plan to complete the lakeshore connectivity in that area. No development could be built on it as it was in a flood zone. The owner had the property for sale as a commercial development opportunity. The real estate division and the CAO were looking into purchasing the property, which was part of a power of sale, if a fair market price could be negotiated.

In response to a Director comment, the Councillor advised that staff inspected the property monthly and would fine the owner for any infractions of the property standards bylaw. The docks were private property and were not being used. Any issues impacting the shoreline or fish habitat were under the authority of the Halton Conservation Authority.

ACTION: Councillor’s O’Meara and Robertson to request the Halton Conservation Authority advise the Board of what assistance the Authority could provide regarding the Greb property docks and shoreline that were in disrepair.

7.0 NEXT MEETINGS

The next meetings of the Board of Directors, to be held by videoconference from 8:00 a.m. to 9:00 a.m., were scheduled for the following dates:

- Tuesday, March 23, 2021;
- Tuesday, April 27, 2021;
- Tuesday, May 25, 2021; and
- Tuesday, June 22, 2021.

8.0 CLOSE

As there was no further business to conduct, the Chair declared the meeting closed at 10:43 a.m.

Director

Date

Director

Date