

**ENVIRONMENTAL ADVISORY COMMITTEE
WEDNESDAY, JUNE 8, 2016 AT 7:00 P.M.**

**COUNCIL COMMITTEE ROOM C
MINUTES**

Present: C. Oakes (Chair) L. Todd
H. Wheeler M. Mosco
M. Wilson L. Renzetti

Regrets: A. Singh

City: A. Nix, M. Myhill, P. Rider, M. Ursic (Beacon Environmental)

External Groups: Dave Stephenson NSRI
Astrid Clos Astrid J Clos Planning Consultants
Hugh Handy GSP

1. Call to Order

The meeting was called to order at 7:00 pm.

2. Call and Certification of Quorum

Attendance was noted and a quorum was declared.

3. Declarations of Pecuniary Interest or Conflict of Interest

None

4. Presentation – Source Water Protection Plan Overview

Peter Rider, Risk Management Official with the City of Guelph, provided a high level overview of the Source Water Protection Program and what it entails.

- Currently preparing for an implementation date of July 1, 2016
- The objectives of the program are to: identify vulnerable areas, identify water quality and quantity issues, identify threats, establish level of risk, and develop policies to manage risks
- Significant threats include: waste and sewage, agricultural, chemical and fuel, winter road and maintenance (salt), water quantity threats
- The policies were developed by the City in conjunction with the remainder of cities within the Source Protection Plan
- Significant threats will be managed through risk management plans or prescribed instruments, land use planning approaches, and education and outreach
- This is separate and outside of EIS requirements and will follow its own submission and review process.

P. Rider responded to questions and comments from EAC.

5. 300 Water Street EIS TOR

A. Nix, Environmental Planner with the City of Guelph, reviewed the staff report and was available to answer questions from the Environmental Advisory Committee.

Dave Stephenson from NSRI provided an image representing the property before the surrounding area was clear cut and then presented an image representing the current site conditions. D. Stephenson's team has reviewed the conditions within the report and is confident that they can meet requirements and refine the development concepts.

General discussion took place and the Environmental Advisory Committee noted the following:

- No Ecological Land Classification
- Wildlife habitat
- Wetlands

Delegate: Hugh Whitely

- Concerns about site location being situated 75 metres away from a City well
- Commented that the City's Official Plan requires the City to consider purchasing this site under the Open Space Policy
- Would like the EIS to consider the site's interaction with the adjacent wooded areas.

The Environmental Advisory Committee went into committee to discuss a motion.

Moved by L. Renzetti and seconded by H. Wheeler

THAT the Environmental Advisory Committee conditionally supports the Scoped Environmental Impact Study Terms of Reference prepared by NRSI subject to the following:

THAT a revised EIS TOR is provided which includes:

- **A concept plan for the development and a more detailed description of the proposed undertaking;**
- **Identification of the City's Official Plan Urban Forest policies as being of special interest for this application;**
- **Clarification of the role of the hydrogeological study and how it will inform the EIS;**
- **The inclusion of a wetland evaluation following the Ontario Wetland Evaluation System, or document which clearly indicates that the MNRF does not require evaluation;**
- **The inclusion of surveys to determine probable absence of milksnake using the subject property, following the Guelph District MNRF protocols;**

- **Inclusion of the GTMP identified Secondary Trail route as part of the proposal and impact assessment and;**
- **An additional scope of work under the Impact Analysis Section which includes: an evaluation of significance (which includes habitat for significant species, as appropriate), a natural heritage opportunities and constraints analysis, and an evaluation of alternative options/measures, including the interactions between adjacent wooded areas.**

**Motion Carried
-Unanimous-**

6. **Landsdown Drive EIR**

M. Ursic, from Beacon Environmental, highlighted key items requiring more information from the staff report and was available to answer questions from the Environmental Advisory Committee.

A. Clos from Astrid J Clos Planning Consultants briefly presented to the Committee providing some background information and reviewing the timeline of the application. A. Clos requested that EAC reconsider the staff recommendation to defer the EIR as this would significantly delay the project, and to consider a motion accepting the EIR with conditions.

General discussion took place and the Environmental Advisory Committee noted the following:

- Infiltration
- Treatment of road run
- Tree Preservation Plan
- Monitoring Programs and lack of ecological analysis

The Environmental Advisory Committee went into Committee to discuss a motion.

Moved by M. Mosco and seconded by M. Wilson

THAT the Environmental Advisory Committee conditionally supports the Environmental Implementation Report prepared by Dougan and Associates subject to an addendum that is prepared to address the comments of staff and to the City's satisfaction

**Motion Failed
-3 in favour, 1 abstained-**

Moved by L. Todd and seconded by H. Wheeler

THAT the Environmental Advisory Committee defer the Environmental Implementation Report (EIR) for Lots 0, 24, 26 and 28 Landsdown Drive prepared by Dougan and Associates (October 2015) and require that a revised report be prepared to address the comments above to the City’s satisfaction

**Motion Carried
-Unanimous-**

7. Approval of Minutes from May 11, 2016

Moved by H. Wheeler and seconded by L. Todd

THAT the Minutes from the May 11, 2016 meeting be approved

**Motion Carried
-Unanimous-**

8. Correspondence & Information

9. Other Business

NiMa Trails EIR and Kortright Phase 4 EIR likely coming to EAC meeting next month

10. Next Meeting- August 10, 2016

11. Adjourn

The meeting was adjourned at 9:15 pm

Moved by L. Todd and seconded by H. Wheeler

**Motion Carried
-Unanimous-**

CHAIRMAN