Council

Minutes

4th Council Meeting
March 3, 2026, 1:00 PM

Present: Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, S. Hillier

Also Present: S. Datars Bere, A. Abraham, A. Barbon, M. Butlin, S. Corman, K. Dickins, P. Ladouceur, S. Mathers, H. McNeely, T. Pollitt, K. Scherr, M. Schulthess, C. Smith, J. Wills

Remote Attendance: E. Bennett, A. Hovius, P. Lupa, K. Murray

The meeting is called to order at 1:00 PM; it being noted that His Worship J. Morgan and Councillor S. Hillier were in remote attendance.

1. Disclosures of Pecuniary Interest

That it BE NOTED that no pecuniary interests were disclosed.

2. Recognitions

None.

3. Review of Confidential Matters to be Considered in Public

None.

4. Council, In Closed Session

Motion made by: P. Van Meerbergen
Seconded by: A. Hopkins

That Council rise and go into Council, In Closed Session, for the purpose of considering the following:

4.1 Security of the Property of the Municipality/ Solicitor-Client Privileged Advice / Position, Plan, Procedure, Criteria or Instruction to be Applied to Any Negotiations
A matter pertaining to the security of the property of the municipality at Oxford Street West; a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality; advice that is subject to solicitor-client privilege, including communications necessary for that purpose. (6.1/4/PEC)

4.2 Information Supplied in Confidence to the Municipality by a Crown Agency of Canada / Solicitor-Client Privileged Advice
A matter pertaining to information explicitly supplied in confidence to the municipality by a Crown Agency of Canada; advice that is subject to solicitor-client privilege, including communications necessary for that purpose. (6.1/4/SPPC)

4.3 Solicitor-Client Privileged Advice / Litigation/Potential Litigation
A matter pertaining to advice that is subject to solicitor-client privilege including communications necessary for that purpose from the solicitor and officers or employees of the Corporation; the subject matter pertains to litigation with respect to a claim for compensation following the expropriation of property located at 835 Wellington Road at the Ontario Land Tribunal (“OLT”); and for the

purpose of providing instruction and directions to officers and employees of the Corporation. (6.1/4/ICSC)

4.4 Solicitor-Client Privileged Advice / Litigation/Potential Litigation
A matter pertaining to advice subject to solicitor-client privilege, including communications necessary for that purpose, and advice with respect to litigation with respect to various personal injury and property damage claims against the City. (6.2/4/ICSC)

Yeas: (14): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Absent: (1): Mayor J. Morgan

Motion Passed (14 to 0)

That Council convenes In Closed Session, from 1:08 PM to 1:16 PM.

5. Confirmation and Signing of the Minutes of the Previous Meeting(s)

At 1:17 PM, His Worship Mayor J. Morgan enters the meeting remotely.

5.1 3rd Meeting held on February 10, 2026

Motion made by: P. Van Meerbergen
Seconded by: P. Cuddy

That the Minutes of the 3rd Meeting of the Municipal Council, held on February 10, 2026, BE APPROVED.

Yeas: (15): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Motion Passed (15 to 0)

6. Communications and Petitions

Motion made by: A. Hopkins
Seconded by: D. Ferreira

That the following communications BE RECEIVED, and BE REFERRED as noted on the Added Agenda:

6.2 550 Ridout Street North & 82-90 Kent Street - OZ-25152
1. O. Juwah
2. C. Fitchett
3. N. Napolitano
4. C. Hunter
5. (ADDED) A. Soufan, President, York Developments
6. (ADDED) A. Young
7. (ADDED) D. Adams
8. (ADDED) D. Morrice
9. (ADDED) D. Robinson, North Talbot Community Resident
10. (ADDED) L. English, Border Ladner Gervais LLP
11. (ADDED) J. Jacobson
12. (ADDED) L. White
13. (ADDED) M. Rejak
14. (ADDED) M.B. Rose
15. (ADDED) R. Colenutt

6.3 Deputy Mayor S. Lewis, Councillors P. Cuddy and C. Rahman - Zoning By-law Amendment - Parking Changes
1. A. Valastro

2. (ADDED) M. Horak, Director, Centre for Urban Policy and Local Governance, Western University
3. (ADDED) S. Bentley, President, Broughdale Community Association
4. (ADDED) S. Levin, President, Orchard Park/Sherwood Forest Neighbourhood Association
5. (ADDED) N. Pfaff

6.4 Residential Rental Unit Licensing (RRUL) License Display
1. S. Alsalami, A. Bobbett, S. Little, J. Gareis, C. Mettler, A. Quick, H. Shepstone
2. S. McFarlane, Leader, London ACORN-East of Adelaide Chapter
3. (ADDED) S. Bentley, President, Broughdale Community Association

6.5 Request for Reimbursement for Private Property Cleaning and Graffiti Removal Services
1. S. Molloy, Vice-Chair, Palace Theatre Arts Commons
2. (ADDED) Councillor S. Stevenson
3. (ADDED) B. Gloyd, General Manager, The Aeolian
4. (ADDED) K. Morrison, Executive Director, Old East Village Business Improvement Area
5. (ADDED) G. Maltman, Curator, Banting House National Historic Site

6.6 (ADDED) Additional Residential Unit Permissions - Z-25159
1. J. Meader, TMA Law

6.7 (ADDED) London UNESCO City of Music Action Plan 2021-2025 Update
1. D. Brown, W. Thomas, Coordinators, Midtown Community Organization

6.8 (ADDED) Restricted Acts of Council after Nomination Day and Voting Day
1. Councillor S. Stevenson

Yeas: (15): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Motion Passed (15 to 0)

6.1 Integrity Commissioner Report on Code of Conduct Complaints 2025-04-A, B & C

Motion made by: P. Cuddy
Seconded by: S. Lehman

That the Integrity Commissioner Report on Code of Conduct Complaints 2025-04-A, B & C, dated February 24, 2026, BE RECEIVED;

it being noted Municipal Council heard a verbal presentation from Meghan A. Cowan, Aird & Berlis LLP and received a communication dated February 28, 2026 from Councillor S. Stevenson with respect to this matter.

Yeas: (14): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Nays: (1): S. Trosow

Motion Passed (14 to 1)

6.9 (ADDED) Councillor E. Peloza – Personal Update

Motion made by: S. Franke
Seconded by: S. Lehman

That pursuant to section 20.1 of the Council Procedure By-law, leave be granted to allow Councillor E. Peloza to move a motion related to the communication dated March 2, 2026 from Councillor E. Peloza.

Yeas: (15): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Motion Passed (15 to 0)

Motion made by: E. Peloza
Seconded by: S. Lehman

That Councillor E. Peloza BE APPOINTED to the Infrastructure and Corporate Services Committee for the term ending November 15, 2026;

it being noted the Municipal Council received a communication dated March 2, 2026 from Councillor E. Peloza with respect to this matter.

Motion made by: S. Trosow
Seconded by: D. Ferreira

That the motion BE AMENDED to add a new part that reads as follows:

it being further noted that Councillor E. Peloza will no longer remain appointed to the Community and Protective Services Committee.

Yeas: (14): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Nays: (1): S. Lehman

Motion Passed (14 to 1)

Motion made by: S. Trosow
Seconded by: D. Ferreira

That item 6.9, as amended, BE APPROVED.

Yeas: (15): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Motion Passed (15 to 0)

Item 6.9, as amended, reads as follows:

That Councillor E. Peloza BE APPOINTED to the Infrastructure and Corporate Services Committee for the term ending November 15, 2026.

it being noted the Municipal Council received a communication dated March 2, 2026 from Councillor E. Peloza with respect to this matter; and

it being further noted that Councillor E. Peloza will no longer remain appointed to the Community and Protective Services Committee.

7. Motions of Which Notice is Given

None.

8. Reports

8.1 4th Report of the Planning and Environment Committee

Motion made by: S. Lehman

That the 4th Report of the Planning and Environment Committee BE APPROVED, with the exception of items 10 (3.5), 11 (3.6), and 13 (4.1).

Yeas: (15): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Motion Passed (15 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: S. Lehman

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.2) 2025 Annual Development Report

Motion made by: S. Lehman

That, on the recommendation of the Deputy City Manager, Housing and Community Growth, the staff report dated February 18, 2026, related to the 2025 Annual Development Report, as appended as Appendix “A”, BE RECEIVED.

Motion Passed

3. (2.3) 2025 Annual Heritage Report

Motion made by: S. Lehman

That, on the recommendation of the Director, Planning and Development, the staff report dated February 18, 2026, related to the 2025 Annual Heritage Report, BE RECEIVED.

Motion Passed

4. (2.4) Building Services Report - Quarter 4 2025

Motion made by: S. Lehman

That, on the recommendation of the Director, Planning and Development the staff report dated February 18, 2026, related to the Building Services Report– Quarter 4 2025, BE RECEIVED.

Motion Passed

5. (2.5) Hyde Park BIA - Boundary Expansion; Request to Withdraw

Motion made by: S. Lehman

That the letter dated January 21, 2026, from T. Delaney, Chair and D. Szpakowski, CEO & General Manager of the Hyde Park BIA

related to the Hyde Park BIA Boundary Expansion; Request to Withdraw, BE RECEIVED.

Motion Passed

6. (3.1) Upper Thames River Conservation Authority Service Level Review - Update Report

Motion made by: S. Lehman

That, on the recommendation of the Deputy City Manager, Housing and Community Growth, the following actions be taken with respect to the staff report dated February 18, 2026, related to the Upper Thames River Conservation Authority Service Level Review – Update Report:

a) the above-noted report BE RECEIVED; and,

b) the Civic Administration BE DIRECTED to collaborate with UTRCA on the implementation of the key recommendations from the Service Level Review;

it being noted that the Presentation as appended to the added agenda from I. Shelley and J. Connolly, Black Line Consulting related to this matter, was received.

Motion Passed

7. (3.2) Supplementary Guidelines for Heritage Conservation Districts

Motion made by: S. Lehman

That, on the recommendation of the Director, Planning and Development, the staff report dated February 18, 2026, related to the Supplementary Guidelines for Heritage Conservation Districts, BE RECEIVED;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• M. Wallace, London Development Institute; and,
• A.M. Valastro;

it being note that the above-noted report fulfills Council’s request and the direction for public input; therefore, the item may be removed from the Planning and Environment Committee’s Deferred Matters List;

it being further noted that the visual presentation as appended to the added agenda was received.

Motion Passed

8. (3.3) 1225 Westdel Bourne - Z-25163 (Relates to Bill No. 121)

Motion made by: S. Lehman

That, on the recommendation of the Director, Planning and Development, the following actions be taken with respect to the application of Cristina Ferro (c/o Zelinka Priamo Ltd.) relating to the property located at 1225 Westdel Bourne, the proposed by-law as

appended to the staff report dated February 18, 2026, as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend Zoning By-law No. Z.-1, in conformity with The Official Plan for the City of London, 2016 (The London Plan), to change the zoning of the subject property FROM a Residential R1 (R1-16) Zone TO a Residential R1 (R1-11) Zone and a Residential R1 (R1-14) Zone;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• D. Sikelero-Elsenbruch, Zelinka Priamo Ltd.; and,
• J. Tysman;

it being noted that the Municipal Council approves this application for the following reasons:

• the recommended amendment is consistent with the Provincial Planning Statement, 2024;
• the recommended amendment conforms to the policies of The London Plan, including, but not limited to, the Key Directions and Rural Neighbourhoods Place Type; and,
• the recommended amendment will facilitate an appropriate form of rural residential infill development with consideration for the long-term protection of agricultural resources and land use compatibility;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

Motion Passed

9. (3.4) 746-774 Base Line Road East and 339-345 Westminster Avenue and 770 Base Line Road East - O-25156 and Z-25157 (Relates to Bill No. 104 and 122)

Motion made by: S. Lehman

That, on the recommendation of the Director, Planning and Development, the following actions be taken with respect to the application of the Corporation of the City of London relating to the properties located at 746-774 Base Line Road East and 339-345 Westminster Avenue and 770 Base Line Road East (O-25156) and Mark Semenowicz & Lidia Semenowicz (c/o Strik Baldinelli Moniz Ltd.) relating to the property located at 770 Base Line Road East (Z-25157):

a) the proposed by-law as appended to the staff report dated February 18, 2026, as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend The Official Plan for the City of London, 2016 (The London Plan), by AMENDING policy 1101_ for Specific Policies in the Institutional Place Type for the Baseline Office Area;

b) the proposed by-law as appended to the above-noted staff report as Appendix "B" BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend Zoning By-law No. Z.-1, in conformity with The Official Plan for the City of London, 2016 (The London Plan), as amended in the above-noted part a), to change the zoning of 770 Base Line Road East FROM an Office (OF2) Zone TO a Residential R8 Special Provision/Office Special Provision (R8-4(_)/OF2(_)) Zone; and,

c) the Site Plan Approval Authority BE REQUESTED to consider the following design issues through the site plan process:
i) orient the build forms to the public street with front façade and principle entrances fronting Base Line Road East;and,
ii) provide a high proportion of transparent glazing along the front façade to promote an active frontage and passive surveillance;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• N. Dyjach, Strik Baldinelli Moniz Ltd.;
• D. D'Haene; and,
• K. Card;

it being noted that the Municipal Council approves this application for the following reasons:

• the recommended amendment is consistent with the Provincial Planning Statement, 2024 (PPS);
• the recommended amendment conforms to The London Plan, including but not limited to the Key Directions, City Design and Building policies, and the Institutional Place Type policies; and,
• the recommended amendment would permit an appropriate form of development at a scale and intensity that is appropriate for the site and surrounding context;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

Motion Passed

12. (3.7) Amendments to The London Plan (Relates to Bill No. 106)

Motion made by: S. Lehman

That, on the recommendation of the Director, Planning and Development, the proposed by-law as appended to the staff report dated February 18, 2026, as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend The London Plan, to ensure alignment with the Provincial Planning Statement and recent legislative changes, including Bill 23, Bill 17, and Bill 185, resolve any inconsistencies with previous amendments, and mapping associated with these changes;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• M. Wallace, London Development Institute; and,
• M. Moussa;

it being noted that the Municipal Council approves this application for the following reasons:

• to revise any policies which are impacted by changes to the Planning Act due to various Provincial legislation, including Provincial Planning Statement, 2024, the Green Energy Repeal Act, 2018, Cutting Red Tape to Build More Homes Act, 2024 (Bill 185), Protect Ontario by Building Faster and Smarter Act, 2025 (Bill 17);
• to make updates certain policies and maps of The London Plan to reflect Council’s decisions;
• to update the title of Provincial Planning Statement from Provincial

Policy Statement, as the Ministry of Municipal Affairs and Housing has changed the title of this document;
• to correct errors and omissions identified throughout The London Plan, including typographical, grammatical, formatting and mapping errors and old terminologies to reflect changes to federal and provincial documents and ministries; and,
• to correct an inadvertent implication to the Notice Requirements official plan amendment (OPA 141). The recommended amendments are consistent with the Provincial Policy Statement, 2020;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

Motion Passed

14. (4.2) Budget Chair E. Peloza - Notice Distribution - South of Highway 401

Motion made by: S. Lehman

That the Civic Administration BE DIRECTED to expand public notice circulation south of Highway 401, including but not limited to, construction notices, applications pursuant to the Planning Act, or studies pursuant to the Environmental Assessment Act, to include the three residential hamlets, located at Avenue Road, Shaver Subdivision, and Glanworth;

it being noted that the Planning and Environment Committee received the following communication with respect to this matter:

• a communication dated February 11, 2026, from C. Ivanitz.

Motion Passed

15. (2.1) Update on Implementation Potential for Servicing Improvements using Housing Accelerator Funding

Motion made by: S. Lehman

That the following actions be taken with respect to the staff report dated February 18, 2026, related to the Update on Implementation Potential for Servicing Improvements using Housing Accelerated Funding:

a) the matter of the Pack Road Sewer Extension, as identified in the above-noted staff report, BE REFERRED back to the Civic Administration to undertake further consultation with the affected landowner and their technical consultants and report back to the April 14, 2026, meeting of the Planning and Environment Committee with the results of that consultation and appropriate next steps;

it being noted that the intent of the proposed project is to increase the existing supply of multi-unit housing;

b) the remainder of the above-noted staff report, BE RECEIVED;

it being further noted that the Planning and Environment Committee received the following communication with respect to this matter:

• a communication dated February 16, 2026, from C. Kulchycki, Zelinka Priamo Ltd.

Motion Passed

16. (5.1) Deferred Matters List

Motion made by: S. Lehman

That the Deferred Matters List, BE RECEIVED.

Motion Passed

10. (3.5) 550 Ridout Street North & 82-90 Kent Street - OZ-25152 (Relates to Bill No. 105 and 123)

Motion made by: S. Lehman

Notwithstanding the recommendation of the Director, Planning and Development, the following actions be taken with respect to the application of Ridout and Kent Block Inc. relating to the property located at 550 Ridout Street North & 82-90 Kent Street:

a) the by-law, as appended to the Council Agenda BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend The Official Plan for the City of London, 2016 (The London Plan), by ADDING a new policy to the Specific Policies for the Neighbourhoods Place Type, permitting a 30 storey apartment building, and by ADDING the subject lands to Map 7 – Specific Policy Areas – of the Official Plan;

b) the by-law, as appended to the Council Agenda BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend Zoning By-law No. Z.-1, in conformity with The Official Plan for the City of London, 2016 (The London Plan), as amended in the above-noted part a), to change the zoning of the subject property FROM a Residential R-10/Office Conversion (R10-3*H24/OC7) Zone TO a Residential R10 Special Provision (R10-5(_)*D1350*H100) Zone, permitting the development as proposed;

AND BE IT FURTHER RESOLVED that pursuant to subsection 34(17) of the Planning Act, no further notice be given;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• J. Gaudet, MHBC Planning Urban Design and Landscape Architecture;
• J. Tysman;
• M. Blake Rose;
• A.M. Valastro;
• M.A. Hodge;
• R. Summerville;
• O. Juwah; and,
• J. Gasior;

it being noted that the Planning and Environment Committee received the following communication with respect to this matter:

• a communication dated February 7, 2026, from R. Keene;
• a communication dated February 3, 2026, from S. Agranove;
• a communication dated February 4, 2026, from B. Benedict;

• a communication dated February 18, 2026, from A. Soufan, President, York Developments;
• a communication dated February 13, 2026, from R. Sovorov;
• a communication dated February 16, 2026, from H. Elmsie;
• a communication dated February 13, 2026, from R. Hajimirzakhani;
• a communication dated February 8, 2026, from S. Tyson; and,
• a communication dated February 11, 2026, from The Woodfield Community Association Executive;

it being further noted that the above noted amendment is being recommended for the following reasons:

• downtown revitalization depends on increasing residential and employment density to support economic vitality and municipal initiatives;
• the site is within close proximity to existing 40- and 29-storey buildings, establishing an appropriate tall-building context;
• Richmond Street (primary transit corridor) is approximately one block away; Dundas Street is approximately three blocks away;
• downtown Height Guidelines permit significantly greater building heights on the opposite side of Kent Street, immediately adjacent to the subject lands; and,
• the proposed 30-storey height is appropriate within the existing and planned context and supports downtown intensification, walkability, and access to services;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

Motion made by: S. Franke
Seconded by: S. Lewis

That the motion BE AMENDED to add new parts to read as follows:

c) the Site Plan Approval Authority BE REQUESTED to consider the following design issues through the site plan process:
i) provide a landscape design including a minimum 50% native species, with no invasive species planted;
ii) investigate renewable sources of energy such as solar for the roof of the building;
iii) investigate air source heat pump options; and
iv) utilize bird friendly policies using the CSA standard;

d) that the Applicant BE REQUESTED to prepare a tenant relocation plan specifically addressing matters set out in the communication on the Added Council Agenda, dated February 25, 2026, from A. Soufan, President, York Developments.

it being noted that the applicant has indicated in the communication on the Added Council Agenda, dated February 25, 2026, from A. Soufan, President, York Developments, that they are proposing a privately owned, public park at 565 Ridout Street North and at such time when the site plan is submitted for 550 Ridout Street North, the park at 565 Ridout Street North should be included as part of the site plan and part of the overall development agreement process.

Motion made by: S. Franke
Seconded by: S. Lewis

That the motion BE AMENDED to add a new part to read as follows:

c) the Site Plan Approval Authority BE REQUESTED to consider the following design issues through the site plan process:
i) provide a landscape design including a minimum 50% native species, with no invasive species planted;
ii) investigate renewable sources of energy such as solar for the roof of the building;
iii) investigate air source heat pump options; and
iv) utilize bird friendly policies using the CSA standard;

Yeas: (15): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Motion Passed (15 to 0)

Motion made by: S. Franke
Seconded by: S. Lehman

That the motion BE AMENDED to add new parts to read as follows:

d) that the Applicant BE REQUESTED to prepare a tenant relocation plan specifically addressing matters set out in the communication on the Added Council Agenda, dated February 25, 2026, from A. Soufan, President, York Developments.

it being noted that the applicant has indicated in the communication on the Added Council Agenda, dated February 25, 2026, from A. Soufan, President, York Developments, that they are proposing a privately owned, public park at 565 Ridout Street North and at such time when the site plan is submitted for 550 Ridout Street North, the park at 565 Ridout Street North should be included as part of the site plan and part of the overall development agreement process.

Yeas: (14): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, E. Peloza, D. Ferreira, and S. Hillier

Nays: (1): C. Rahman

Motion Passed (14 to 1)

At 2:56 PM, Chair Deputy Mayor S. Lewis, places Councillor H. McAlister in the Chair.

At 3:00 PM, Chair Deputy Mayor S. Lewis resumes the Chair.

Motion made by: S. Lehman
Seconded by: S. Franke

That item 10, clause 3.5, as amended, BE APPROVED.

Yeas: (11): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Lehman, P. Van Meerbergen, S. Franke, E. Peloza, and S. Hillier

Nays: (4): S. Trosow, C. Rahman, A. Hopkins, and D. Ferreira

Motion Passed (11 to 4)

Item 10, clause 3.5, as amended, reads as follows:

Notwithstanding the recommendation of the Director, Planning and Development, the following actions be taken with respect to the application of Ridout and Kent Block Inc. relating to the property located at 550 Ridout Street North & 82-90 Kent Street:

a) the by-law, as appended to the Council Agenda BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend The Official Plan for the City of London, 2016 (The London Plan), by ADDING a new policy to the Specific Policies for the Neighbourhoods Place Type, permitting a 30 storey apartment building, and by ADDING the subject lands to Map 7 – Specific Policy Areas – of the Official Plan;

b) the by-law, as appended to the Council Agenda BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend Zoning By-law No. Z.-1, in conformity with The Official Plan for the City of London, 2016 (The London Plan), as amended in the above-noted part a), to change the zoning of the subject property FROM a Residential R-10/Office Conversion (R10-3*H24/OC7) Zone TO a Residential R10 Special Provision (R10-5(_)*D1350*H100) Zone, permitting the development as proposed;

c) the Site Plan Approval Authority BE REQUESTED to consider the following design issues through the site plan process:
i) provide a landscape design including a minimum 50% native species, with no invasive species planted;
ii) investigate renewable sources of energy such as solar for the roof of the building;
iii) investigate air source heat pump options;
iv) utilize bird friendly policies using the CSA standard; and

d) that the Applicant BE REQUESTED to prepare a tenant relocation plan specifically addressing matters set out in the communication on the Added Council Agenda, dated February 25, 2026, from A. Soufan, President, York Developments.

it being noted that the applicant has indicated in the communication on the Added Council Agenda, dated February 25, 2026, from A. Soufan, President, York Developments, that they are proposing a privately owned, public park at 565 Ridout Street North and at such time when the site plan is submitted for 550 Ridout Street North, the park at 565 Ridout Street North should be included as part of the site plan and part of the overall development agreement process.

AND BE IT FURTHER RESOLVED that pursuant to subsection 34(17) of the Planning Act, no further notice be given;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• J. Gaudet, MHBC Planning Urban Design and Landscape Architecture;
• J. Tysman;
• M. Blake Rose;
• A.M. Valastro;
• M.A. Hodge;
• R. Summerville;
• O. Juwah; and,
• J. Gasior;

it being noted that the Planning and Environment Committee received the following communication with respect to this matter:

• a communication dated February 7, 2026, from R. Keene;
• a communication dated February 3, 2026, from S. Agranove;
• a communication dated February 4, 2026, from B. Benedict;
• a communication dated February 18, 2026, from A. Soufan, President, York Developments;
• a communication dated February 13, 2026, from R. Sovorov;
• a communication dated February 16, 2026, from H. Elmsie;
• a communication dated February 13, 2026, from R. Hajimirzakhani;
• a communication dated February 8, 2026, from S. Tyson; and,
• a communication dated February 11, 2026, from The Woodfield Community Association Executive;

it being further noted that the above noted amendment is being recommended for the following reasons:

• downtown revitalization depends on increasing residential and employment density to support economic vitality and municipal initiatives;
• the site is within close proximity to existing 40- and 29-storey buildings, establishing an appropriate tall-building context;
• Richmond Street (primary transit corridor) is approximately one block away; Dundas Street is approximately three blocks away;
• downtown Height Guidelines permit significantly greater building heights on the opposite side of Kent Street, immediately adjacent to the subject lands; and,
• the proposed 30-storey height is appropriate within the existing and planned context and supports downtown intensification, walkability, and access to services;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

11. (3.6) Additional Residential Unit Permissions - Z-25159 (Relates to Bill No. 124)

Motion made by: S. Lehman

That, further to the direction of the Municipal Council, the following actions be taken with respect to the application by the City of London relating to additional residential unit permissions, the proposed by-law as appended to the staff report dated February 18, 2026, as Appendix “A” BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend Zoning By-law No. Z.-1, in conformity with The Official Plan for the City of London, 2016 (The London Plan) to:

a) limit additional residential unit(s) to a maximum of two (2) bedrooms;

b) limit the total number of bedrooms to a maximum of three (3) in all additional residential units located within or attached to the main building;

c) limit the total number of bedrooms to a maximum of three (3) in all additional residential units located within an accessory building; and,

d) limit any additional residential unit to not exceed 80% of the gross floor area of the primary dwelling unit, excluding common or shared utility areas;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:

• M. Wallace, London Development Institute;
• M. Moussa; and,
• M.A. Hodge;

it being noted that the Municipal Council approves this application for the following reasons:

• the recommended amendments would be consistent with the Provincial Planning Statement, 2024;
• the recommended amendment conforms to the general intent of The London Plan, including but not limited to the Neighbourhoods Place Type, Policy 942; and,
• the recommended amendment will allow for intensification in neighbourhoods, consistent with Council's commitment to increase housing supply and affordability;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

At 3:38 PM, Councillor E. Peloza leaves the meeting.

Motion made by: C. Rahman
Seconded by: A. Hopkins

That, at the direction of the Municipal Council, the following actions be taken with respect to the application by the City of London relating to additional residential unit permissions:

a) the proposed, attached by-law BE INTRODUCED at the Municipal Council meeting on March 3, 2026 to amend By-law No. C.P.-1600-300 entitled "A by-law to establish interim control provisions for the City of London restricting additional residential units containing more than two bedrooms on all lands within the City boundary" to set the date of expiry to be March 3, 2026;

b) the revised, attached by-law, BE INTRODUCED at the Municipal Council meeting on March 3, 2026, to amend Zoning By-law No. Z.-1, in conformity with the Official Plan to:
i) limit additional residential unit(s) to a maximum of two (2) bedrooms;
ii) limit the total number of bedrooms to a maximum of three (3) in all additional residential units located within or attached to the main building;
iii) limit the total number of bedrooms to a maximum of three (3) in all additional residential units located within an accessory building;
iv) limit any additional residential unit to not exceed 80% of the gross floor area of the primary dwelling unit, excluding common or shared utility areas; and

c) the staff report to the Planning and Environment Committee dated February 18, 2026 BE RECEIVED to fulfill Municipal Council's direction on November 4, 2025 that a land use study be undertaken in regard to appropriate restrictions for the use of Additional Residential Units within the City of London in accordance with Section 38 of the Planning Act, 1990;

AND BE IT FURTHER RESOLVED that pursuant to subsection 34(17) of the Planning Act, no further notice be given;

it being pointed out that the following individuals made verbal presentations at the public participation meeting held in conjunction with these matters:
• M. Wallace, London Development Institute;

• M. Moussa; and,
• M.A. Hodge;

it being noted that the Municipal Council approves the above noted amendments for the following reasons:
• the recommended amendments would be consistent with the Provincial Planning Statement, 2024;
• the recommended amendment conforms to the general intent of The London Plan, including but not limited to the Neighbourhoods Place Type, Policy 942; and,
• the recommended amendment will allow for intensification in neighbourhoods, consistent with Council's commitment to increase housing supply and affordability;

it being acknowledged that any and all oral and written submissions from the public, related to this application have been, on balance, taken into consideration by Council as part of its deliberations and final decision regarding these matters.

Yeas: (13): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, D. Ferreira, and S. Hillier

Nays: (1): S. Franke

Absent: (1): E. Peloza

Motion Passed (13 to 1)

13. (4.1) Deputy Mayor S. Lewis, Councillors P. Cuddy and C. Rahman - Zoning By-law Amendment - Parking Changes

Motion made by: S. Lehman

That the Civic Administration BE DIRECTED to bring forward a zoning by-law amendment that includes the following:

a) make all necessary zoning by-law changes to establish an updated minimum parking requirement for all residential developments to a minimum of 1 parking space for each residential unit, while providing exemptions for those developments that have an affordable housing agreement with the City of London, or those developments located in Protected Major Transit Station Areas, and recommendations for other potential exemptions;

b) amend section 4.19.6) h) I) to allow a maximum driveway width of 6m on lots with a lot width of up to 12m and to allow a maximum driveway width of 9m on lots greater than 12m;

c) amend section 4.19.4) c) to permit parking in the front or exterior side yard on a driveway that may not lead to another parking area within the R1, R2, R3, R4 and R11 Zones; and,

d) amend section 4.37.8 to remove the prohibition on a new additional driveway in association with an additional residential unit;

it being noted that the verbal delegation from M. Wallace and M.A. Hodge, with respect to this matter was received;

it being further noted that the Planning and Environment Committee received the following communication with respect to this matter:

• a communication dated February 15, 2026, from A.M. Valastro;
• a communication dated February 13, 2026, from C. Butler;
• a communication dated February 13, 2026, from D. Hyland; and,
• a communication dated February 16, 2026, from M. Horak.

Motion made by: S. Trosow
Seconded by: S. Lewis

That part b) and c) of the motion BE AMENDED to read as follows:

b) amend section 4.19.6) h) I) as it applies to lands outside of Western University Near Campus Neighbourhood to allow a maximum driveway width of 6m on lots with a lot width of up to 12m and to allow a maximum driveway width of 9m on lots greater than 12m;

c) amend section 4.19.4) c) as it applies to lands outside of the Western University Near Campus Neighbourhood to permit parking in the front or exterior side yard on a driveway that may not lead to another parking area within the R1, R2, R3, R4 and R11 Zones;

Yeas: (11): Mayor J. Morgan, S. Lewis, P. Cuddy, J. Pribil, S. Trosow, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, D. Ferreira, and S. Hillier

Nays: (3): H. McAlister, S. Stevenson, and C. Rahman

Absent: (1): E. Peloza

Motion Passed (11 to 3)

At 3:53 PM, Chair Deputy Mayor S. Lewis, places Councillor C. Rahman in the Chair.

At 4:00 PM, Chair Deputy Mayor S. Lewis resumes the Chair.

Motion made by: S. Franke
Seconded by: D. Ferreira

That the motion BE AMENDED by adding a new part e) and f) to read as follows:

e) to map the relative availability of on-street parking in different parts of the city and evaluate on street parking capacity to determine if on-street parking can be absorbed in areas;

f) to explore best practices for spatially differentiated policies, and report back about options (including but not limited to policies that can link any minimum parking requirements for larger, higher-density developments to site-specific characteristics such as the proximity of public transit, the zoning designation of the site, and the availability of on-street parking);

Yeas: (4): S. Lehman, A. Hopkins, S. Franke, and D. Ferreira

Nays: (10): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, P. Van Meerbergen, and S. Hillier

Absent: (1): E. Peloza

Motion Failed (4 to 10)

At 4:19 PM, Chair Deputy Mayor S. Lewis, places Councillor C. Rahman in the Chair.

At 4:24 PM, Chair Deputy Mayor S. Lewis resumes the Chair.

Motion made by: P. Cuddy
Seconded by: S. Lehman

That parts b) and c), as amended, BE APPROVED.

Yeas: (11): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, S. Lehman, P. Van Meerbergen, D. Ferreira, and S. Hillier

Nays: (3): C. Rahman, A. Hopkins, and S. Franke

Absent: (1): E. Peloza

Motion Passed (11 to 3)

Motion made by: P. Cuddy
Seconded by: S. Lehman

That parts a) and d), as amended, BE APPROVED.

Yeas: (11): Mayor J. Morgan, H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, P. Van Meerbergen, and S. Hillier

Nays: (3): A. Hopkins, S. Franke, and D. Ferreira

Absent: (1): E. Peloza

Motion Passed (11 to 3)

Item 13, clause 4.1, as amended, reads as follows:

That the Civic Administration BE DIRECTED to bring forward a zoning by-law amendment that includes the following:

a) make all necessary zoning by-law changes to establish an updated minimum parking requirement for all residential developments to a minimum of 1 parking space for each residential unit, while providing exemptions for those developments that have an affordable housing agreement with the City of London, or those developments located in Protected Major Transit Station Areas, and recommendations for other potential exemptions;

b) amend section 4.19.6) h) I) as it applies to lands outside of Western University Near Campus Neighbourhood to allow a maximum driveway width of 6m on lots with a lot width of up to 12m and to allow a maximum driveway width of 9m on lots greater than 12m;

c) amend section 4.19.4) c) as it applies to lands outside of the Western University Near Campus Neighbourhood to permit parking in the front or exterior side yard on a driveway that may not lead to another parking area within the R1, R2, R3, R4 and R11 Zones; and

d) amend section 4.37.8 to remove the prohibition on a new additional driveway in association with an additional residential unit;

it being noted that the verbal delegation from M. Wallace and M.A. Hodge, with respect to this matter was received;

it being further noted that the Planning and Environment Committee received the following communication with respect to this matter:

• a communication dated February 15, 2026, from A.M. Valastro;
• a communication dated February 13, 2026, from C. Butler;

• a communication dated February 13, 2026, from D. Hyland; and,
• a communication dated February 16, 2026, from M. Horak.

Motion made by: P. Van Meerbergen
Seconded by: S. Stevenson

That the Council recess at this time, for 10 minutes.

Motion Passed

The Council recesses at 4:30 PM and reconvenes at 4:45 PM.

His Worship, the Mayor J. Morgan leaves the meeting at 4:30 PM

8.2 3rd Report of the Community and Protective Services Committee

Motion made by: J. Pribil

That the 3rd Report of the Community and Protective Services Committee BE APPROVED, with the exception of items 4 (2.5), 5 (2.6), 8 (2.4) and 9 (4.1).

Yeas: (13): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, D. Ferreira, and S. Hillier

Absent: (2): Mayor J. Morgan, and E. Peloza

Motion Passed (13 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: J. Pribil

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.1) 1st Report of the Environmental Stewardship and Action Community Advisory Committee

Motion made by: J. Pribil

That the 1st Report of the Environmental Stewardship and Action Community Advisory Committee, from the meeting held on January 22, 2026, BE RECEIVED.

Motion Passed

3. (2.2) Municipal Alcohol Management Policy (Relates to Bill No. 109)

Motion made by: J. Pribil

That, on the recommendation of the Deputy City Manager, Legal Services, the following actions be taken with respect to the staff report dated February 17, 2026 related to the Municipal Alcohol Management Policy:

a) the proposed by-law, as appended to the above-noted staff report, BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to adopt the Municipal Alcohol Management Policy as appended to the above-noted by-law; and,

b) the above-noted staff report BE RECEIVED.

Motion Passed

6. (2.7) Housing Stability Services - Built for Zero Data Sharing Agreement (Relates to Bill No. 96)

Motion made by: J. Pribil

That, on the recommendation of the Deputy City Manager, Social and Health Development, the proposed by-law, as appended to the staff report dated February 17, 2026, BE INTRODUCED at the Council meeting to be held on March 3, 2026, to:

a) AUTHORIZE and APPROVE the Data Sharing Agreement between the Canadian Alliance to End Homelessness (CAEH) and The Corporation of the City of London, as appended to the above-noted by-law;

b) DELEGATE to the Deputy City Manager, Social and Health Development, or their written designate, authority to undertake all administrative acts necessary in connection with the Agreement approved under section a) above, including approving renewals and amendments, on the condition that:
- no additional funding is required or, if required, is provided for in the City's current budget; and,
- there is no increase in indebtedness or contingent liabilities of The Corporation of the City of London; and,

c) AUTHORIZE the Mayor and the City Clerk to execute the above-noted Agreement and amending agreements.

Motion Passed

7. (2.3) Parks and Recreation Master Plan Annual Report

Motion made by: J. Pribil

That, on the recommendation of the Deputy City Managers of Neighbourhood and Community-Wide Services and Environment and Infrastructure, the staff report dated February 17, 2026, with respect to the Parks and Recreation Master Plan Annual Report, BE RECEIVED;

it being noted that the communication from B. Samuels, as appended to the Added Agenda, with respect to this matter, was received.

Motion Passed

That it BE NOTED, pursuant to section 6.4 of the Council Procedure By-law, a change in order of the Council Agenda was approved through consensus, to provide for items 9 (4.1) and 8 (2.4) in the 3rd Report of the Community and Protective Services Committee, to be considered before items 5 (2.6) and 4 (2.5).

9. (4.1) Request for Reimbursement for Private Property Cleaning and Graffiti Removal Services

At 4:59 PM, Chair Deputy Mayor S. Lewis, places Councillor C. Rahman in the Chair.

At 5:01 PM, Chair Deputy Mayor S. Lewis resumes the Chair.

Motion made by: J. Pribil

That the communication dated February 5, 2026, from K. Morrison, Old East Village Business Improvement Area, with respect to a Request for Reimbursement for Private Property Cleaning and Graffiti Removal Services BE REFERRED to the next Infrastructure and Corporate Services Committee meeting for consideration;

it being noted that the communication, as appended to the Added Agenda, from D. Brown and W. Thomas, Midtown Community Organization, with respect to this matter, was received.

Yeas: (5): S. Trosow, S. Lehman, A. Hopkins, D. Ferreira, and S. Hillier

Nays: (8): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, P. Van Meerbergen, and S. Franke

Absent: (2): Mayor J. Morgan, and E. Peloza

Motion Failed (5 to 8)

Motion made by: S. Stevenson
Seconded by: H. McAlister

That the Civic Administration BE DIRECTED to immediately reimburse the Old East Village BIA in the amount of $14,152.33 from the Community Investment Reserve Fund for previously expended costs related to private property clean-ups, graffiti removal, and enhanced safety and security measures.

it being noted a communication from K. Morrison, Old East Village Business Improvement Area, with respect to a Request for Reimbursement for Private Property Cleaning and Graffiti Removal, was received.

it being further noted that the communication, as appended to the Added Agenda, from D. Brown and W. Thomas, Midtown Community Organization, with respect to this matter, was received.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, P. Van Meerbergen, S. Franke, and S. Hillier

Nays: (3): S. Trosow, A. Hopkins, and D. Ferreira

Absent: (2): Mayor J. Morgan, and E. Peloza

Motion Passed (10 to 3)

8. (2.4) Residential Rental Unit Licensing (RRUL) License Display

Motion made by: J. Pribil

That pursuant to section 19.3 of the Council Procedure By-law, the Community and Protective Services Committee was unable to reach a majority decision on this matter, and it is being reported to the Council without a recommendation and shall be deemed to be in the possession of the Council for its disposition.

Motion made by: J. Pribil
Seconded by: S. Stevenson

That, on the recommendation of the Deputy City Manager, Housing and Community Growth, the findings of Civic Administration regarding the advisability of amending the Residential Rental Unit Licensing By-law CP-19, as requested by Council on August 26, 2025, BE RECEIVED for information, and that no further action BE TAKEN.

it being noted that communications from the following individuals, as appended to the Added Agenda, with respect to this matter, were received:

- S. Mcfarlane;
- S. Cowan;
- C. Mettler;
- P. Cleary;
- K. Kaisar;
- E. Dell;
- H. Anser;
- B. Fraraccio;
- L. Wright;
- L. Huang;
- B. Couto

Yeas: (7): S. Lewis, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, P. Van Meerbergen, and S. Hillier

Nays: (6): H. McAlister, P. Cuddy, S. Trosow, A. Hopkins, S. Franke, and D. Ferreira

Absent: (2): Mayor J. Morgan, and E. Peloza

Motion Passed (7 to 6)

Motion made by: C. Rahman
Seconded by: P. Cuddy

That pursuant to section 11.10 of the Council Procedure by-law, the Council BE PERMITTED to proceed beyond 6:00 PM.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Trosow

Absent: (2): Mayor J. Morgan, and E. Peloza

Motion Passed (12 to 1)

5. (2.6) 2025 Ontario Works Participant and Service Delivery Profile

Motion made by: J. Pribil

That, on the recommendation of the Deputy City Manager, Social and Health Development, the staff report dated February 17, 2026, with respect to the 2025 Ontario Works Participant and Service Delivery Profile, BE RECEIVED.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, P. Van Meerbergen, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (2): Mayor J. Morgan, and E. Peloza

Motion Passed (12 to 1)

At 5:49 PM, Councillor P. Van Meerbergen leaves the meeting.

4. (2.5) Affordable and Community Housing Update

Motion made by: J. Pribil

That, on the recommendation of the Deputy City Manager, Housing and Community Growth, the staff report, dated February 17, 2026, updating Municipal Council on affordable and community housing within the Service Manager area, including a progress update to the Roadmap to 3,000 Affordable Units, BE RECEIVED.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 1)

8.3 4th Report of the Strategic Priorities and Policy Committee

Motion made by: C. Rahman

That the 4th Report of the Strategic Priorities and Policy Committee BE APPROVED.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: C. Rahman

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.1) Corporate Asset Management Policy Review (Relates to Bill No. 107)

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Finance Supports, the following actions be taken:

a) the proposed by-law, as appended to the staff report dated February 24, 2026 as Appendix "A", BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend By-law No. CPOL.-389-123 being “A by-law to adopt a Council Policy entitled Corporate Asset Management Policy”, by deleting

the current Schedule “A” and replacing it with a new Schedule “A”; and

b) the Civic Administration BE DIRECTED to implement the updated Corporate Asset Management Policy to ensure alignment with Ontario Regulation 588/17 (O. Reg. 588/17), Asset Management Planning for Municipal Infrastructure, as amended.

Motion Passed

3. (2.2) Amendment to Consolidated Fees and Charges By-law (Relates to Bill No. 103)

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Neighbourhood and Community-Wide Services, the proposed amending by-law, as appended to the staff report dated February 24, 2026 as Appendix “A”, BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026 to amend By-law A-62, being “2026-2027 Consolidated Fees and Charges” to establish an increase to user fees as outlined in the “Business Case #P-19 – Recreation & Sport Additional User Fee Revenue Generation” included in the Mayor’s 2026 Budget.

Motion Passed

4. (2.3) 2026 Assessment Growth Funding Allocation

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Finance Supports, the 2026 Assessment Growth Funding Allocation Report BE RECEIVED for information;

it being noted that the Strategic Priorities and Policy Committee received communications dated February 20, 2026 from C. Butler and February 19, 2026 from J. Bates, General Manager, London Region Manufacturing Council with respect to this matter;

it being further noted that the Strategic Priorities and Policy Committee heard a verbal delegation from C. Butler with respect to this matter.

Motion Passed

5. (4.1) London UNESCO City of Music Action Plan 2021-2025 Update

Motion made by: C. Rahman

That the following actions be taken with respect to London UNESCO City of Music Action Plan 2021-2025 Update:

a) the above noted report BE RECEIVED;

b) the Civic Administration BE DIRECTED to align future planning and implementation efforts under the new Economic Development Strategy and the new Downtown Plan to identify and advance opportunities for better leveraging London’s UNESCO City of Music designation as a catalyst for downtown vibrancy, creative sector growth, cultural tourism, talent attraction and diversification of the

regional economy through strengthened partnerships and coordinated investment; and

c) the Civic Administration BE DIRECTED to report back to a future meeting of the Strategic Priorities and Policy Committee regarding the London UNESCO City of Music Action Plan and the preparation of the 2027 renewal submission, including the following questions and issues:
i) improving alignment between public perceptions and expectations and the purposes and objectives of the UNESCO City of Music program;
ii) developing a strategy to address the need for additional program space, particularly in light of high commercial vacancy rates in the downtown core;
iii) identifying potential sources of funding to support UNESCO City of Music program activities;
iv) providing further detail regarding the purpose, goals, structure, and implementation of Creative Sector Incubation Hubs;
v) strengthening strategies for public participation and engagement in the Action Plan and 2027 renewal process, including consideration of a dedicated “Get Involved” webpage, public participation meetings, community forums, and other outreach initiatives; and
vi) addressing ongoing governance and organizational matters related to the administration and leadership of the UNESCO City of Music program;

it being noted that the Strategic Priorities and Policy Committee received communications dated February 20, 2026 from B. Samuels, February 21, 2026 from W. Thomas and D. Brown, Coordinators, Midtown Community Organization and February 23, 2026 from Councillor S. Trosow with respect to this matter;

it being further noted that the Strategic Priorities and Policy Committee received the ~~attached~~ presentation from the Director, London Music Office with respect to this matter.

Motion Passed

6. (4.2) Special Meeting of the Shareholder of London & Middlesex Community Housing Inc. for Articles of Incorporation Update and CMHC Affordable Housing Fund Loan Agreement (Relates to Bill No. 101 and 102)

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Finance Supports and the Deputy City Manager, Housing and Community Growth, the following actions be taken with respect to the Affordable Housing Fund Loan Agreement between London & Middlesex Community Housing Inc. (“LMCH”) and the Canada Mortgage and Housing Corporation (“CMHC”):

a) the communication from London & Middlesex Community Housing Inc., as appended to the staff report dated February 24, 2026 as Appendix “A”, BE RECEIVED for information;

b) the proposed by-law, as appended to the staff report as Appendix “B”, BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to:
i) ratify the special resolution of the sole shareholder of London & Middlesex Community Housing Inc. to authorize the amendment of the articles of incorporation;

ii) authorize the Mayor and the City Clerk to execute the special resolution of the shareholder;

c) the proposed by-law, as appended to the staff report as Appendix “C”, BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to:

i) ratify the resolution of the sole shareholder of London & Middlesex Community Housing Inc. to approve LMCH taking on debt by entering into a loan agreement with the Canada Mortgage and Housing Corporation for $29,017,950;
ii) authorize the Mayor and the City Clerk to execute the resolution of the shareholder;

d) LMCH BE AUTHORIZED by the City, as Service Manager under the Housing Services Act, 2011, to mortgage its property at located 955 Southdale Road to secure the CMHC loan of $29,017,950;

e) the previously approved and forecasted municipal funding for capital project PH2640 – Regenerating Public Housing Plan BE MAINTAINED, it being noted that the municipal funding freed up through the approval of funding from Canada Mortgage and Housing Corporation will be utilized by London & Middlesex Community Housing to advance the next master regeneration plan project: and

f) the Civic Administration BE AUTHORIZED to undertake all administrative acts, including but not limited to capital budget adjustments, required in connection with this approval, it being noted that the City Treasurer has calculated an updated debt and financial obligation limit for The Corporation of the City of London in accordance with O. Reg 403/02, with respect to this loan agreement, and has determined that the estimated annual amount payable does not exceed the debt and financial obligation limit of the Corporation of the City of London.

Motion Passed

8.4 4th Report of the Infrastructure and Corporate Services Committee

Motion made by: C. Rahman

That the 4th Report of the Infrastructure and Corporate Services Committee BE APPROVED, with the exception of items 7 (2.11), 10 (2.2), 11 (2.3), 13 (2.9), and 14 (2.10).

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: C. Rahman

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.1) LT-2026-037 Limited Tender Co-operative Purchase for Refrigeration Services Provider

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Finance Supports, the following actions be taken with respect to the procurement of a Refrigeration Service provider:

a) in accordance with Section 20 (Cooperative Purchasing) of the Procurement of Goods and Services Policy, the Civic Administration BE AUTHORIZED to acquire refrigeration services through the Canoe Procurement Group of Canada (“Canoe”), which has conducted an open and competitive procurement process compliant with applicable Trade Agreements;

b) in accordance with Section 13.3(d) of the Procurement of Goods and Services Policy, the Civic Administration BE AUTHORIZED to enter into a Limited Tendering Contract with CIMCO Refrigeration, at pricing and terms established under the Canoe Framework, for a one (1) year, with three (3) additional one (1) year options for renewal, as the supplier awarded under the Canoe framework, without conducting a secondary invitational procurement process; and,

c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with the authorization set out in parts a) and b) above.

Motion Passed

3. (2.4) Traffic Signal Network-as-a-Service Contract Extension

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Environment & Infrastructure, the following actions be taken with respect to the Limited Tendering (single-source) procurement of traffic signal Network-as-a-Service cellular communication services:

a) the contract with Desklinx Inc. BE ACCEPTED for a one (1) year term ending April 30, 2027, at an estimated annual cost of $247,817.20 (excluding HST) in accordance with the Procurement of Goods and Services Policy Section 13.3 iii) (e);

b) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project; and,

c) the approval given herein BE CONDITIONAL upon the Corporation entering into a formal contract for the material to be supplied and the work to be done relating to this project.

Motion Passed

4. (2.5) 2025 Administrative Amendments to the Traffic and Parking By-law (Relates to Bill No. 110)

Motion made by: C. Rahman

That on the recommendation of the Deputy City Manager, Environment & Infrastructure, the proposed by-law, as appended to the staff report dated February 23, 2026 as Appendix "A", BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026 for the purpose of amending the Traffic and Parking By-law (PS-114) with respect to the 2025 administrative amendments.

Motion Passed

5. (2.6) Limited Tender Procurement – Consulting Engineering Assignment – Gordon Avenue Local Sewer Project

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Environment & Infrastructure, the following actions be taken with respect to the appointment of a consulting engineer for consulting services for the detailed design and contract administration for the Gordon Avenue Local Sewer project:

a) Archibald, Gray & McKay (AGM) Engineering Ltd. BE APPOINTED consulting engineers in the amount of $339,345.00, including contingency, excluding HST, in accordance with Section 13.3 iii (a) of the City of London’s Procurement of Goods and Services Policy;

b) the financing for the project BE APPROVED in accordance with the “Sources of Financing Report”, as appended to the staff report dated February 23, 2026, as Appendix ‘A’;

c) the Civic Administration BE AUTHORIZED to undertake all the administrative acts that are necessary in connection with this project;

d) the approvals given herein BE CONDITIONAL upon the Corporation entering into a formal contract; and

e) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations.

Motion Passed

6. (2.7) By-law to Delegate Authority for Producer Responsibility Organization Agreements in Waste Management (Relates to Bill No. 99)

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Environment & Infrastructure, proposed by-law, as appended to the staff report dated February 23, 2026 as Appendix “A”, being “A by-law to delegate authority to the Deputy City Manager, Environment & Infrastructure or their designate to negotiate, execute and enter into any new service agreements or amending existing service agreements with any Producer Responsibility Organizations (PROs) administering Extended Producer Responsibility programs”; pursuant to the Resource Recovery and Circular Economy Act, 2016 or any regulations under this Act BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026.

Motion Passed

8. (2.12) 2025 Drinking Water Annual Report and Summary Report for the City of London Drinking Water System

Motion made by: C. Rahman

That, on the recommendation of the Director, Water & Wastewater, the 2025 Drinking Water Annual Report and Summary Report for the City of London Drinking Water System BE RECEIVED for information.

Motion Passed

9. (2.14) Municipal Capital Facility Designation

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Finance Supports, the Civic Administration BE DIRECTED to bring forward the necessary by-law(s) and associated agreement(s) to designate Unit L135 at 1680 Richmond Street as a Municipal Capital Facility for the term of the lease between the London Police Services Board, KS Masonville Inc. and CF/Realty Holdings Inc., by their authorized agent The Cadillac Fairview Corporation Limited, it being noted that a municipal facility related to policing is a prescribed class of municipal capital facilities under Ontario Regulation 603/06: Municipal and School Capital Facilities – Agreements and Tax Exemptions.

Motion Passed

12. (2.8) Restricted Acts of Council after Nomination Day and Voting Day

Motion made by: C. Rahman

That the staff report dated February 23, 2026 to delegate certain authority, should Municipal Council's actions be restricted after Nomination Day and/or Voting Day in 2026 BE REFERRED to the Civic Administration to report back to a future meeting of the Infrastructure and Corporate Services Committee with definitions in section 2.3 of Schedule 2 for "short-term service" and "as needed"; and details of reporting as outlined in section 3.1, including rationale, contract details, and any other relevant information.

Motion Passed

15. (2.13) Update to Council Policy - Travel and Business Expenses (Relates to Bill No. 108)

Motion made by: C. Rahman

That the following actions be taken with respect to the staff report dated February 23, 2026:

a) the proposed by-law, appended as Appendix "A", BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to amend By-law No. CPOL.-227-479, being "A by-law to revoke and repeal Council policy related to Travel &

Business Expenses and replace it with a new Council policy entitled Travel & Business Expenses," to repeal and replace Schedule "A" to the by-law; and,

b) the Civic Administration BE DIRECTED to prepare two separate policies: one governing Travel and Business Expenses for Civic Administration, and a second governing Travel and Business Expenses for Members of Council, and report back to a future meeting of the Infrastructure and Corporate Services Committee with the proposed policies.

Motion Passed

16. (4.1) Traffic Calming - Councillor C. Rahman

Motion made by: C. Rahman

That the Civic Administration BE DIRECTED to take the following actions with respect to petitions and requests for traffic calming measures on neighbourhood connectors and neighbourhood streets:

a) review and report back to a future meeting of the Infrastructure and Corporate Services Committee on:
i) a jurisdictional scan of peer municipalities' processes for receiving traffic calming petitions and requests, including how those processes are communicated to residents;
ii) an assessment of how the City of London communicates with residents who submit traffic calming petitions or requests, with a view to improving clarity around the process and providing timely information updates;
iii) options to improve the quality and frequency of information reported to Council Members regarding traffic calming requests received, studies undertaken, and upcoming projects within their ward;

b) provide updates to the Councillors and committee on approved traffic calming projects, the completion of a project, and any other pertinent information; and,

c) report back on any recommendations for additional resources;

it being noted that the Infrastructure and Corporate Services Committee heard a verbal delegation from Brendon Samuels; Dan Cameron, Advocates for Calmer Traffic in Old North (ACTION); and Carrie L. Mitchell, Associate Professor, School of Planning, University of Waterloo, Fellow, Balsillie School of International Affairs with respect to this matter.

Motion Passed

7. (2.11) Fiber Connect 3 (FC3) - Municipal Access Agreement (Relates to Bill No. 100)

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager Environment & Infrastructure, the following actions be taken with respect to the Municipal Access Agreement with Fiber Connect 3 (FC3);

a) the proposed by-law, as appended to the staff report dated February 23, 2026 as Appendix "A", BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026 for the purpose of approving the Municipal Access Agreement between the Corporation of the City of London and Fiber Connect 3 (FC3), substantially in the form, as appended to the staff report and satisfactory to the City Solicitor;

b) the Mayor and the City Clerk BE AUTHORIZED to execute the Municipal Access Agreement on behalf of the municipality; and,

c) the agreement BE ADOPTED as the City's model Municipal Access Agreement for telecommunications carriers licensed under the *Federal Telecommunications Act* that operate within the City.

Motion made by: C. Rahman
Seconded by: H. McAlister

That the motion BE AMENDED to read as follows:

That, on the recommendation of the Deputy City Manager Environment & Infrastructure, the following actions be taken with respect to the Municipal Access Agreement with Fiber Connect 3 (FC3);

a) the **revised** by-law, as appended to the Council Agenda BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026 for the purpose of approving the Municipal Access Agreement between the Corporation of the City of London and Fiber Connect 3 (FC3), substantially in the form, as appended to the staff report and satisfactory to the City Solicitor;

b) the Mayor and the City Clerk BE AUTHORIZED to execute the Municipal Access Agreement on behalf of the municipality; and,

c) the agreement BE ADOPTED as the City's model Municipal Access Agreement for telecommunications carriers licensed under the Federal Telecommunications Act that operate within the City.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

Motion made by: C. Rahman
Seconded by: H. McAlister

That item 7, clause 2.11, as amended, BE APPROVED.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

Item 7, clause 2.11, as amended, reads as follows:

That, on the recommendation of the Deputy City Manager Environment & Infrastructure, the following actions be taken with

respect to the Municipal Access Agreement with Fiber Connect 3 (FC3);

a) the revised by-law, as appended to the Council Agenda BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026 for the purpose of approving the Municipal Access Agreement between the Corporation of the City of London and Fiber Connect 3 (FC3), substantially in the form, as appended to the staff report and satisfactory to the City Solicitor;

b) the Mayor and the City Clerk BE AUTHORIZED to execute the Municipal Access Agreement on behalf of the municipality; and,

c) the agreement BE ADOPTED as the City's model Municipal Access Agreement for telecommunications carriers licensed under the Federal Telecommunications Act that operate within the City.

10. (2.2) Federation of Canadian Municipalities: Green Municipal Fund Agreement for Accelerating Community Energy Systems (Relates to Bill No. 97)

Motion made by: C. Rahman

That on the recommendation of the Deputy City Manager, Environment & Infrastructure, the proposed by-law, as appended to the staff report dated February 23, 2026 as Appendix "A" BE INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to:

a) APPROVE the Green Municipal Fund Grant Agreement, CORE-25-0485, ("Agreement") between the Federation of Canadian Municipalities ("FCM") and The Corporation of the City of London for the provision of funding for studying the potential of net-zero community energy in London, Ontario, as appended to the staff report as Schedule "1";

b) AUTHORIZE the Mayor and the City Clerk to execute the Agreement; and,

c) AUTHORIZE the Deputy City Manager, Environment & Infrastructure, as the Duly Authorized Officer to approve and execute any forms or documents on the City's behalf necessary to fulfill the City's reporting obligations under the Agreement.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 1)

11. (2.3) Federation of Canadian Municipalities: Green Municipal Fund Agreement for Municipal Fleet Decarbonization Feasibility Study (Relates to Bill No. 98)

Motion made by: C. Rahman

That on the recommendation of the Deputy City Manager, Environment & Infrastructure, the proposed by-law, as appended to the staff report dated February 23, 2026 as Appendix "A", BE

INTRODUCED at the Municipal Council meeting to be held on March 3, 2026, to:

a) APPROVE the Green Municipal Fund Grant Agreement, CORE-24-0309, (“Agreement”) between the Federation of Canadian Municipalities (“FCM”) and The Corporation of the City of London for the provision of funding for studying the feasibility of municipal fleet electrification in London, Ontario, as appended to the staff report as Schedule “1”;

b) AUTHORIZE the Mayor and the City Clerk to execute the Agreements; and,

c) AUTHORIZE the Deputy City Manager, Environment & Infrastructure, as the Duly Authorized Officer to approve and execute any forms or documents on the City’s behalf necessary to fulfill the City’s reporting obligations under the Agreements.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 1)

13. (2.9) Contract Award: Tender No. RFT-2025-223 Wellington Gateway and Municipal Infrastructure Improvements Phase 2A – Wilkins Street to Baseline Road

Motion made by: C. Rahman

That on the recommendation of the Deputy City Manager, Environment & Infrastructure, the following actions be taken with respect to the award of contracts for Wellington Gateway and Municipal Infrastructure Improvements Phase 2A – Wilkins Street to Baseline Road; it being noted that in accordance with Section 12.4.1 of the City of London’s Procurement of Goods and Services Policy Request for Tender (RFT) contract awards greater than $6,000,000 require approval of City Council:

a) the bid submitted by J-AAR Civil Infrastructures Limited at its tendered price of $24,990,163.55 excluding HST, for the Wellington Gateway and Municipal Infrastructure Improvements Phase 2A – Wilkins Street to Baseline Road project, BE ACCEPTED; it also being noted that the bid submitted by J-AAR Civil Infrastructures Limited was the lowest of three (3) bids received and meets the City's specifications and requirements in all areas;

b) Dillon Consulting Limited BE AUTHORIZED to carry out the construction inspection and contract administration for the said project in accordance with the estimate, on file, at an upset amount of $2,757,605.20 excluding HST, in accordance with Section 13.3 iii) (a) of the City of London’s Procurement of Goods and Services Policy;

c) the financing for this project BE APPROVED as set out in the “Sources of Financing Report”, as appended to the staff report dated February 23, 2026, as Appendix "A";

d) the Civic Administration BE AUTHORIZED to undertake all administrative acts that are necessary in connection with this project;

e) the Civic Administration BE AUTHORIZED to approve Memorandums of Understanding between the Corporation of the City of London and public utilities and private service owners in relation to the cost-sharing of servicing works contained within the Wellington Gateway and Municipal Infrastructure Improvements Phase 2A – Wilkins Street to Baseline Road contract;

f) the approval given, herein, BE CONDITIONAL upon the Corporation entering into a formal contract, or issuing a purchase order for the material to be supplied and the work to be done, relating to this project (Tender RFT-2025-223); and,

g) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 1)

14. (2.10) Limited Tendering and Cooperative Procurement - LTC Purchase of Nine New Buses

Motion made by: C. Rahman

That on the recommendation of the Deputy City Manager, Environment & Infrastructure, the following actions be taken with respect to funding for the purchase of new London Transit Commission buses:

a) approval BE GIVEN to finance the London Transit Commission purchase of nine 60-foot buses required for the East London Link corridor of the new Rapid Transit network, exercising the Limited Tendering provisions in accordance with section 13.3 iii (a) and (e), and 20.0 of the Procurement of Goods and Services Policy, for a total estimated price of $14,349,600 (excluding HST);

b) the financing for this purchase BE APPROVED as set out in the Sources of Financing Report, as appended to the staff report dated February 23, 2026, as Appendix "A";

c) the Civic Administration BE AUTHORIZED to undertake all administrative acts that are necessary in connection with this project; and,

d) the Mayor and the City Clerk BE AUTHORIZED to execute any contract or other documents, if required, to give effect to these recommendations.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

8.5 5th Report of the Special Infrastructure and Corporate Services Committee

Motion made by: C. Rahman

That the 5th Report of the Special Infrastructure and Corporate Services Committee BE APPROVED.

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

1. Disclosures of Pecuniary Interest

Motion made by: C. Rahman

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (2.1) Public Sector Salary Disclosure Act Report for Calendar Year 2025

Motion made by: C. Rahman

That, on the recommendation of the Deputy City Manager, Finance Supports, the Public Sector Salary Disclosure Act Report for Calendar Year 2025 BE RECEIVED for information purposes.

Motion Passed

8.6 1st Report of the Audit Committee

Motion made by: S. Stevenson

That the 1st Report of the Audit Committee BE APPROVED, with the exception of item 6 (4.4).

Yeas: (12): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Trosow, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (3): Mayor J. Morgan, P. Van Meerbergen, and E. Peloza

Motion Passed (12 to 0)

1. (1.1) Disclosures of Pecuniary Interest

Motion made by: S. Stevenson

That it BE NOTED that no pecuniary interests were disclosed.

Motion Passed

2. (1.2) Election of Vice Chair for the term ending November 15, 2026

Motion made by: S. Stevenson

That Councillor S. Stevenson BE APPOINTED Vice Chair for the term ending November 15, 2026.

Motion Passed

3. (4.1) Request for Proposals for Internal Audit Services

Motion made by: S. Stevenson

That, on the recommendation of the Deputy City Manager, Finance Supports, the following actions be taken:

a) the report dated February 25, 2026 titled “Request for Proposals for Internal Audit Services which outlines the scope of work including timelines and general parameters to be the basis of a Request for Proposal (RFP) for internal audit services BE RECEIVED;

b) the scope of work, requirements and deliverables including expectations of the successful proponent and general parameters described in this report for inclusion in the Request for Proposal (RFP) for internal audit services BE ENDORSED;

c) the Civic Administration BE DIRECTED to proceed with the development and issuance of an RFP for internal audit services based on the scope of work identified in part b) above;

d) the City Clerk BE DIRECTED to establish an additional meeting of the Audit Committee in May 2026 to complete the RFP Interviews with the short-listed proponents; and

e) the striking of an Internal Audit Services Evaluation Committee BE APPROVED consisting of the following positions: Audit Committee Chair (or delegate); Audit Committee Vice Chair; a representative from the City Manager’s office and from the Finance Supports Service area; Deputy City Manager, Finance Supports; with support by appropriate members of the Civic Administration including Procurement and Supply.

Motion Passed

4. (4.2) Audit Planning Report for the Year Ending December 31, 2025

Motion made by: S. Stevenson

That the following actions be taken with respect to the Audit Planning Report for the Year Ending December 31, 2025 - KPMG:

a) the KPMG Audit Planning Report, for the year ending December 31, 2025, BE APPROVED; and

b) the Civic Administration BE DIRECTED to prepare a briefing note including projected and actual fees and provide such information to a future meeting of the Audit Committee, and continue to do so on an annual basis.

Motion Passed

5. (4.3) London Downtown Closed Circuit Television Program for the Year Ending December 31, 2025

Motion made by: S. Stevenson

That the KPMG Report on Specified Auditing Procedures for the London Downtown Closed-Circuit Television Program, for the year ending December 31, 2025, BE RECEIVED.

Motion Passed

7. (4.5) Internal Audit Follow Up Activities Dashboard

Motion made by: S. Stevenson

That the following actions be taken with respect to the Internal Audit Follow Up Activities Dashboard - MNP:

a) the communication from MNP, with respect to the internal audit follow up activities update dashboard, BE RECEIVED; and

b) MNP as the Internal Auditor BE DIRECTED to update the following in the Internal Audit Follow Up Activities Dashboard:

i) maintain the status of the London Housing Development Projects – Tenant Profile Considerations as “On Track to Completion” until the tenant transition plan is communicated to Council; and

ii) maintain the status of the Homelessness Value for Money Audit (Phases 1 and 2) as “On Track to Completion” until the tenant transition plan is communicated to Council.

Motion Passed

8. (4.6) City of London Internal Audit - Community Improvement Plans Audit

Motion made by: S. Stevenson

The communication dated February 12, 2026 from MNP regarding the City of London Internal Audit - Community Improvement Plans Audit BE RECEIVED.

Motion Passed

9. (4.7) Housing and Homelessness Value-for-Money (VFM) Audit Supplemental Report

Motion made by: S. Stevenson

That the communication dated February 25, 2026 from MNP with respect to the Housing and Homelessness Value for Money (VfM) Audit Supplemental Report Audit report BE RECEIVED.

Motion Passed

6. (4.4) Summary Update from Internal Audit

Motion made by: S. Stevenson

That the communication from MNP, with respect to the summary update from internal audit BE RECEIVED.

At 6:18 PM, Councillor S. Trosow leaves the meeting.

Motion made by: S. Stevenson
Seconded by: J. Pribil

That the motion BE AMENDED to add a new part to read as follows:

MNP BE DIRECTED to change the submission date for the Privacy Audit from December 9, 2026 to October 7, 2026 and the submission date for the Continuous Improvement Audit from October 7, 2026 to December 9, 2026.

Yeas: (8): P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, and S. Hillier

Nays: (3): H. McAlister, S. Lewis, and D. Ferreira

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (8 to 3)

Motion made by: S. Stevenson
Seconded by: P. Cuddy

That item 6, clause 4.4, as amended, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, and S. Hillier

Nays: (1): D. Ferreira

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Item 6, clause 4.4, as amended, reads as follows:

That the following actions be taken with respect to the Summary Update from Internal Audit – MNP:

a) the communication from MNP, with respect to the summary update from internal audit BE RECEIVED; and

b) MNP BE DIRECTED to change the submission date for the Privacy Audit from December 9, 2026 to October 7, 2026 and the submission date for the Continuous Improvement Audit from October 7, 2026 to December 9, 2026.

9. Added Reports

That it BE NOTED progress was made with respect to the 4th Report of the Council, In Closed with items 4.1 (6.1/4/PEC), 4.2 (6.1/4/SPPC), 4.3 (6.1/4/ICSC), 4.4 (6.2/4/ICSC) as noted on the public agenda.

10. Deferred Matters

None.

11. Enquiries

None.

12. Emergent Motions

None.

13. By-laws

Motion made by: S. Lehman
Seconded by: S. Hillier

That Introduction and First Reading of Bill No.'s 97 and 98, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Second Reading of Bill No.'s 97 and 98, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Third Reading and Enactment of Bill No.'s 97 and 98, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Introduction and First Reading of Bill No.'s 105 and 123, BE APPROVED.

Yeas: (8): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Lehman, S. Franke, and S. Hillier

Nays: (3): C. Rahman, A. Hopkins, and D. Ferreira

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (8 to 3)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Second Reading of Bill No.'s 105 and 123, BE APPROVED.

Yeas: (8): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Lehman, S. Franke, and S. Hillier

Nays: (3): C. Rahman, A. Hopkins, and D. Ferreira

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (8 to 3)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Third Reading and Enactment of Bill No.'s 105 and 123, BE APPROVED.

Yeas: (8): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, S. Lehman, S. Franke, and S. Hillier

Nays: (3): C. Rahman, A. Hopkins, and D. Ferreira

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (8 to 3)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Introduction and First Reading of Bill No.108, BE APPROVED.

Yeas: (9): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (2): S. Stevenson, and C. Rahman

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (9 to 2)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Second Reading of Bill No. 108, BE APPROVED.

Yeas: (9): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (2): S. Stevenson, and C. Rahman

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (9 to 2)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Third Reading and Enactment of Bill No. 108, BE APPROVED.

Yeas: (9): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (2): S. Stevenson, and C. Rahman

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (9 to 2)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Introduction and First Reading of Bill No.109, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Second Reading of Bill No. 109, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Third Reading and Enactment of Bill No. 109, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Nays: (1): S. Stevenson

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Introduction and First Reading of Revised Bill No.124 and Added Bill No. 125, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, D. Ferreira, and S. Hillier

Nays: (1): S. Franke

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Second Reading of Revised Bill No.124 and Added Bill No. 125, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, D. Ferreira, and S. Hillier

Nays: (1): S. Franke

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Third Reading and Enactment of Revised Bill No.124 and Added Bill No. 125, BE APPROVED.

Yeas: (10): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, D. Ferreira, and S. Hillier

Nays: (1): S. Franke

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (10 to 1)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Introduction and First Reading of Bill No.’s 95 to Bill No. 122, BE APPROVED, with the exception of Bill No.’s 97, 98, 105, 108, and 109.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 0)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Second Reading of Bill No.’s 95 to Bill No. 122, BE APPROVED, with the exception of Bill No.’s 97, 98, 105, 108, and 109.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 0)

Motion made by: S. Lehman
Seconded by: S. Hillier

That Third Reading and Enactment of Bill No.'s 95 to Bill No. 122, BE APPROVED, with the exception of Bill No.'s 97, 98, 105, 108, and 109.

Yeas: (11): H. McAlister, S. Lewis, P. Cuddy, S. Stevenson, J. Pribil, C. Rahman, S. Lehman, A. Hopkins, S. Franke, D. Ferreira, and S. Hillier

Absent: (4): Mayor J. Morgan, S. Trosow, P. Van Meerbergen, and E. Peloza

Motion Passed (11 to 0)

The following Bills are enacted as By-laws of The Corporation of the City of London:

Bill No. 95	By-law No. A.-8690-66 - A by-law to confirm the proceedings of the Council Meeting held on the 3rd day of March, 2026. (City Clerk)
Bill No. 96	By-law No. A.-8691-67 - A by-law to approve the 2026 Data Sharing Agreement between The Corporation of the City of London and the Canadian Alliance to End Homelessness, and to authorize the Mayor and City Clerk to execute this Agreement. (2.7/3/CPSC)
Bill No. 97	By-law No. A.-8692-68 - A by-law to approve the Green Municipal Fund Grant Agreement, CORE-25-0485 ("Agreement") with the Federation of Canadian Municipalities for the provision of funding for studying the potential of net-zero community energy systems in London, Ontario; and to authorize the Mayor and City Clerk to act on behalf the City of London and execute the Agreement. (2.2/4/ICSC)
Bill No. 98	By-law No. A.-8693-69 - A by-law to approve the Green Municipal Fund Grant Agreement, CORE-24-0309 ("Agreement") with the Federation of Canadian Municipalities for the provision of funding for studying fleet electrification in London, Ontario; and to authorize the Mayor and City Clerk to act on behalf the City of London and execute the Agreement. (2.3/4/ICSC)
Bill No. 99	By-law No. A.-8694-70 - A by-law to delegate authority to the Deputy City Manager, Environment & Infrastructure, or designate, to negotiate, approve and execute agreements with Producer Responsibility Organizations (PROs) administering Extended Producer Responsibility programs. (2.7/4/ICSC)
Bill No. 100	By-law No. A.-8695-71 - A by-law to approve the Municipal Access Agreement ("Agreement") with Fiber Connect 3 Limited Partnership; and to authorize the Mayor and City Clerk to act on behalf the City of London and execute the Agreement. (2.11/4/ICSC)
Bill No. 101	By-law No. A.-8696-72 - A by-law to ratify and confirm the Special Resolution of the Sole Shareholder of London & Middlesex Community Housing Inc. (4.2b/4/SPPC)

Bill No. 102	By-law No. A.-8697-73 - A by-law to ratify and confirm the Resolution of the Sole Shareholder of London & Middlesex Community Housing Inc. (4.2c/4/SPPC)
Bill No. 103	By-law No. A-62-26001 - A by-law to amend By-law A-62 being “2026- 2027 Consolidated Fees and Charges” to establish an increase to user fees as outlined in the “Business Case #P-19 – Recreation & Sport Additional User Fee Revenue Generation” included in the Mayor’s 2026 Budget. (2.2/4/SPPC)
Bill No. 104	By-law No. C.P.-1512(fs)-74 - A by-law to amend the Official Plan, The London Plan for the City of London, 2016 relating to 764-774 Base Line Road East and 339-345 Westminster Avenue (3.4a/4/PEC)
Bill No. 105	By-law No. C.P.-1512(ft)-75 - A by-law to amend the Official Plan, The London Plan for the City of London, 2016 relating to 550 Ridout Street North & 82-90 Kent Street (3.5a/4/PEC)
Bill No. 106	By-law No. C.P.-1512(fu)-76 - A by-law to amend the Official Plan for the City of London, 2016 relating to updates from the Province of Ontario, previous Council decisions and correction of Ministry names and Notice Provisions for Planning Act applications. (3.7/4/PEC)
Bill No. 107	By-law No. CPOL.-389(b)-77 - A by-law to amend By-law No. CPOL.-389-123, being "Corporate Asset Management Policy", by deleting and replacing Schedule "A". (2.1/4/SPPC)
Bill No. 108	By-law No. CPOL.-414-78 - A by-law to repeal By-law No. CPOL.-227-479 as amended, being “A by-law to revoke and repeal Council policy related to Travel & Business Expenses and replace it with a new Council policy entitled Travel & Business Expenses. (2.13/4/ICSC)
Bill No. 109	By-law No. CPOL.-415-79 - A by-law to enact a new Council Policy entitled, the “Municipal Alcohol Management Policy”. (2.2/3/CPSC)
Bill No. 110	By-law No. PS-114-26023 - A by-law to amend By-law PS-114 entitled, “A by-law to regulate traffic and the parking of motor vehicles in the City of London.” (2.5/4/ICSC)
Bill No. 111	By-law No. S.-6433-80 - A by-law to assume certain works and services in the City of London. (White Rock Subdivision, 33M-795 – Stage 1) (Deputy City Manager, Environment & Infrastructure)
Bill No. 112	By-law No. S.-6434-81 - A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Dundas Street, east of Highbury Avenue North; and as widening to Highbury Avenue North, north of Dundas Street) (City Surveyor – for road widening purposes)
Bill No. 113	By-law No. S.-6435-82 - A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Highbury Avenue North, north of Oxford Street East; and as widening to Oxford Street East, east of Highbury Avenue North) (City Surveyor – for road widening purposes)

Bill No.114	By-law No. S.-6436-83 - A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Highbury Avenue North, south of Oxford Street East; and as widening to Oxford Street East, east of Highbury Avenue North) (City Surveyor – for road widening purposes)
Bill No. 115	By-law No. S.-6437-84 - A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Highbury Avenue North, south of Oxford Street East) (City Surveyor – for road widening purposes)
Bill No. 116	By-law No. S.-6438-85 - A by-law to lay out, constitute, establish and assume lands in the City of London as public highway. (as widening to Oxford Street East, west of Roehampton Avenue) (City Surveyor – for road widening purposes)
Bill No. 117	By-law No. S.-6439-86 - A by-law to lay out, constitute, establish and assume certain reserves in the City of London as public highway. (as part of Attawandaron Road) (City Surveyor – for unobstructed legal access to 1600 Attawandaron Road via Attawandaron Road)
Bill No. 118	By-law No. W.-5610(b)-87 - A by-law to amend by-law No. W.-5610-251, as amended, entitled, “A by-law to authorize the UTRCA - Remediating Flood Control works within City limits. (Project No. ES2474)” (2.5/3/ICSC)
Bill No. 119	By-law No. W.-5628(b)-88 - A by-law to amend by-law No. W.-5628-283, as amended, being “A by-law to authorize the Sunningdale Road Widening, Phase 3 – Richmond to Wonderland (Project No. TS1496-3). (2.3/3/ICSC)
Bill No. 120	By-law No. W.-5724-89 - A by-law to authorize Project RT1430-6A – West Connection – Construction Rapid Transit. (2.5/3/ICSC)
Bill No. 121	By-law No. Z.-1-263423 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 1225 Westdel Bourne (3.3/4/PEC)
Bill No. 122	By-law No. Z.-1-263424 - A by-law to amend By-law No. Z.-1 to rezone an area of land located at 770 Base Line Road East (3.4b/4/PEC)
Bill No. 123	By-law No. Z.-1-263425 - A by-law to amend By-law No. Z.-1 to rezone an area of land located 550 Ridout Street North & 82-90 Kent Street (3.5b/4/PEC)
Bill No. 124	By-law No. Z.-1-263426 - A by-law to amend Section 4.37 of the Zoning By-law Z.-1 to limit bedroom counts and the gross floor area for additional residential units. (3.6a/4/PEC)
Bill No. 125	By-law No. C.P.-1600(a)-90 - A by-law to repeal By-law No. C.P.-1600-300 entitled, "A by-law to establish interim control provisions for the City of London restricting additional residential units containing more than two bedrooms on all lands within the City boundary.” (3.6b/4/PEC)

14. Adjournment

Motion made by: H. McAlister
Seconded by: S. Stevenson

That the meeting BE ADJOURNED.

Motion Passed

The meeting adjourned at 6:35 PM.

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Josh Morgan, Mayor

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Michael Schulthess, City Clerk