



Committee Report

The Blue Mountains

Committee of the Whole Meeting

Date: Monday, January 12, 2026
Time: 9:30 a.m.
Location: Virtual Meeting, ONLY, Teams
Prepared By:
Corrina Giles, Town Clerk

B. Staff Reports, Deputations, Correspondence

Administration, Corporate & Financial Services - To be chaired by Deputy Mayor Bordignon

B.1 Deputations, if any

B.1.1 Patti Kendall, President, Blue Mountain Village Association (BMVA) Re: BMVA Winter Lights

THAT Council of the Town of The Blue Mountains receives the Deputation of Patti Kendall, President, Blue Mountain Village Association (BMVA) regarding BMVA's Winter Lights **CARRIED**

B.1.2 Jesse Hamilton, Vice President, Hospitality, Blue Mountain Resort (BMR) Re: Resort Condominium Property Class

THAT Council of the Town of The Blue Mountains receives the Deputation of Jesse Hamilton, Vice President Hospitality, Blue Mountain Resort regarding Resort Condominium Property Class **CARRIED**

B.4 Staff Reports

B.4.1 Resort Condominium (OT) Optional Tax Class – Population Threshold and Local Autonomy Follow Up Report, CFS.26.005

THAT Council receive Staff Report CFS.26.005, entitled "Resort Condominium (OT) Optional Tax Class - Population Threshold and Local Autonomy Follow Up Report." **CARRIED**

B.4.2 Grey Sauble Conservation Authority – Response to their 2026 Budget, CFS.26.008

THAT Council receive Staff Report CFS.26.008, entitled “Grey Sauble Conservation Authority – Response to their 2026 Budget”.

AND THAT Council direct staff to formally advise the Grey Sauble Conservation Authority (GSCA) of Council’s concerns with the proposed 2026 Draft Budget and levy impact to the Town of the Blue Mountains;

AND THAT Council request GSCA to further review and revise the 2026 Draft Budget, including consideration of operating cost growth and reserve utilization, prior to final budget approval;

AND THAT Council request GSCA to provide review and analysis to mitigate disproportionate levy impacts;

AND THAT Council requests an extension of the deadline to provide the Town's response, to January 26, 2026 **CARRIED**

B.4.3 Single Source - Value Engineering Exercise RE Hews Funding, CFS.26.009

THAT Council receive Staff Report CFS.26.009, entitled “Single Source - Value Engineering Exercise RE Hews Funding”;

AND THAT Council direct staff to move forward with an agreement with MEMAR Value Strategies Inc., up to a maximum of \$150,000 (plus HST) to conduct a Value Engineering Exercise on the Mill Street Pumping Station, with funding through the approved engineering project budget. **CARRIED**

B.4.4 Interim Levy By-law 2026, CFS.26.001

THAT Council receive Staff Report CFS.26.001, entitled “Interim Levy By-law 2026”;

AND THAT Council approve the By-law to levy amounts on the assessment of property in the local municipality rateable for local municipality purposes as per the Municipal Act, 2001, S.O. 2001, c. 25, s. 317. **CARRIED**

B.4.5 Response to BMRA Housing Strategy Working Group Deputation and 2025-2026 Housing Action Plan Update, ADM.26.002

THAT Council receive Staff Report ADM.26.002, entitled “Response to BMRA Housing Strategy Working Group Deputation and 2025-2026 Housing Action Plan Update”;

AND THAT Council display a goal of 215 affordable units by 2030 on the Affordable housing town webpage;

AND THAT Council direct staff to provide specifics around the Cross-Departmental Team including the date it will be struck, mandate and objectives. **CARRIED**

B.4.6 Bruce-Alice Street Road Allowance Property Purchase, ADM.26.003

THAT Council receive Staff Report ADM.26.003, entitled “Bruce-Alice Street Road Allowance Property Purchase”;

AND THAT Council approves the By-law to permanently close the lane located off Alice Street West LANE PL 107 THORNBURY (PIN 37134-0089 LT), as attached to Staff Report ADM.26.003;

AND THAT Council approves the sale of the lane located off Alice Street West LANE PL 107 THORNBURY (PIN 37134-0089 LT) for a combined total of \$31,600 to the following:

- Paul and Stephanie Fletcher for \$7,900 (PT LANE PL 107 THORNBURY, BEING PT 1 16R-12241; THE BLUE MOUNTAINS);
- Elizabeth Johnston for \$7,900 (PT LANE PL 107 THORNBURY, BEING PT 2 16R-12241; THE BLUE MOUNTAINS);
- Michael and Gillian Arkless for \$7,900 (PT LANE PL 107 THORNBURY, BEING PT 3 16R-12241; THE BLUE MOUNTAINS);
- Donald Parks and Cara Green for \$7,900 (PT LANE PL 107 THORNBURY, BEING PT 4 16R-12241; THE BLUE MOUNTAINS);

AND THAT Council authorizes the Mayor and Clerk to execute the Agreements of Purchase and Sale, and all associated documentation to effect the sale of the subject lands. **CARRIED**

B.4.7 Leming Street Road Allowance Property Purchase, ADM.26.004

THAT Council receive Staff Report ADM.26.004, entitled “Leming Street Road Allowance Property Purchase”;

AND THAT Council approves the By-law to permanently close the Leming Street Road Allowance, LANE PL 104 (PIN 37140-0476 LT), as attached to Staff Report ADM.26.004;

AND THAT Council approves the sale of the Leming Street Road Allowance, LANE PL 104 (PIN 37140-0476 LT), for a combined total of \$12,000 to the following:

- David and Teresa Gordon for \$4,000 (Part 4 on unregistered Plan of Survey)
- Scott Gerard for \$6,000 (Part 3 on unregistered Plan of Survey)
- Van Strein Developments Inc. for \$2,000 (Part 5 on unregistered Plan of Survey)

AND THAT Council authorizes the Mayor and Clerk to execute the Agreements of Purchase and Sale, and all associated documentation to effect the sale of the subject lands. **CARRIED**

B.4.8 Accountability and Transparency Committee - Request for Extension of Term, ADM.26.005

THAT Council receive Staff Report ADM.26.005, entitled “Accountability and Transparency Committee – Request for Extension of Term”;

AND THAT Council extends the term of the Accountability and Transparency Committee to April 30, 2026. **CARRIED**

Strategic Initiatives - To be chaired by Councillor Porter

B.6 Deputations, if any

B.6.1 Todd Kaufman, Member, Family Physician Working Group Re: Request to Council

THAT Council of the Town of The Blue Mountains receives the Deputation of Erin Deviney, Family Physician Working Group, regarding a Request to Council;

AND THAT Council approves the Family Physician Working Group to showcase our Town at the following locally held Family Physician Recruitment events:

- Rural Ontario Medical Program Event, on February 18-21, 2026 at Blue Mountain Conference Centre
- Docs on Ice 2026, on April 9-11, 2026, at Beaver Valley Community Centre
- Western University's annual Family Medicine Resident Retreat on May 22-24, 2026 at Blue Mountain Conference Centre

AND THAT Council supports in principle, the request of the Family Physician Working Group, and directs staff to provide a staff report directly to the January 26, 2026 Council Meeting to consider approving the request for up to \$25,000 from dedicated reserve funds to pay for registrations to these events, local physician leadership and marketing materials, in accordance with the parameters of Town travel, business and mileage policies **CARRIED**

None

Community Services - To be chaired by Councillor Ardiel

B.14 Staff Reports

B.14.1 Georgian Hills Vineyard Annual Noise Exemption Update, CS.26.003

THAT Council receive Staff Report CS.26.003, entitled “Georgian Hills Vineyard Annual Noise Exemption Update for information purposes” **CARRIED**

C.3 Additions to the Agenda

C.3.1 Attendance of Council at Rural Ontario Municipal Association (ROMA) Conference

THAT, it is acknowledged that Town of The Blue Mountains Mayor Andrea Matrosovs, Councillors Paula Hope, Alex Maxwell, Shawn McKinlay, and June Porter will be attending the Rural Ontario Municipal Association (ROMA) Conference from January 18 - 20, 2026;

AND THAT, in accordance with the provisions of the Town Procedural By-law 2023-62, it is not intended that a meeting of Council shall automatically occur because a quorum of the members is present at the event, and Council confirms that while attending the Rural Ontario Municipal Association (ROMA) Conference, Council will not deal with any matter that materially advances the business or decision making of Council.