



Corporation of the Municipality of South Huron
Committee of the Whole
Minutes

Tuesday, May 25, 2021, 4:00 p.m.
Remote Electronic Meeting South Huron Council Chambers
Live Video Feed - <https://www.southhuron.ca/en/government/agendas-and-minutes.aspx>

Members Present: George Finch, Chair
 Jim Dietrich, Member
 Dianne Faubert, Member
 Marissa Vaughan, Member
 Aaron Neeb, Member
 Barb Willard, Member
 Ted Oke, Member

Staff Present: Dan Best, Chief Administrative Officer/Deputy Clerk
 Scott Currie, Community Services Manager
 Jeremy Becker, Emergency Services Manager/Fire Chief
 Rebekah Msuya-Collison, Director of Legislative Services/Clerk

1. Meeting Called to Order

Chair Finch called the meeting to order at 4:03 p.m. and the Committee completed roll call.

2. Amendments to the Agenda, as Distributed and Approved by Committee

Motion: CW#028-2021

Moved: D. Faubert

Seconded: A. Neeb

That South Huron Committee of the Whole approves the Agenda as presented.

Disposition: Carried (7 to 0)3. Disclosure of Pecuniary Interest and the General Nature Thereof

None.

4. Reports and Discussion

4.1 South Huron Recreation Centre (SHRC) Design and Construction Task Force Findings

CAO Best provided the Committee an overview the South Huron Recreation Centre Design and Construction Task Force (Task Force) findings outlining what has been completed to date and the overall concept design process. He noted that an architect and cost consultant were engaged based on previous work done at South Huron Recreation Centre (SHRC) and being able to work within timelines prescribed by Council.

CAO Best noted that the cost estimates are based on the concept design which was based on the scope as prescribed by Council. He added that the cost estimates are based on information as of the date but noted instability of current pricing. He provided an overview of the various elements of costing and the methodology. He then provided an overview of the three options as prescribed by Council and walked through the total project costs. He added that depending on the option there are some additional costs and considerations such as demolition of the ag building, reduction of ball diamond, facility to house equipment, new or potential washroom amenities, issues of access and security.

CAO Best reviewed current debt obligations, annual repayment limit and impact on assessment. He provided a view of other capital pressures such as fire master plan and state of the road infrastructure study. He outlined debt impact for future decisions with respect to operations, future impacts on property assessment, availability of future grants undetermined. He noted the opportunity for fundraising, community expectations, inclusivity and diversity of facility. CAO Best advised that the task force exercise was to determine the magnitude and cost of the project for Council consideration.

4.2 Recommendation

Member Neeb spoke in favour of the recommendation as it includes recreation opportunities. He added that if the municipality decides to offer

recreation services is it unacceptable not to invest in the facilities in the hope for funding the next time, as that is not stewardship.

Member Dietrich noted that he voted in opposition of this resolution at the task force as Council originally considered 7.5 million and 5 million (fundraising) for the project. He added that he is not in favour of spending 12 to 14 million for this project. He agrees that something needs to be done, perhaps start with part of the project and hope for grants, but no guarantee.

Member Vaughan agreed with Member Neeb that something is required for SHRC but the original upset limit of 7.5 million and that 12 million is not affordable. She noted COVID uncertainty for business and community members and that there is no guarantee that grants will be available. She noted risks affecting construction and impact to taxpayers.

Member Faubert noted that the ordinary citizen cannot afford this and that maybe this is not the right time.

Member Oke spoke in support of the motion and noted the numbers on an average assessment and that not a lot of money has been spent on facilities and that one of these days something will need to be done. He added that he likes that the east side will allow for future expansion.

Member Willard spoke in favour of the motion and that Council has been talking about updating SHRC and the project will be an investment in the community. She added that subdivisions need amenities to bring people here and this is an investment. She added that there is a need for the community room.

Member Vaughan spoke about taxpayer implications and that Council has been discussing other capital costs such as investing in Stephen arena and fire hall.

Member Dietrich noted that this exercise was for the cost of the build and Council has not yet looked at operation costs and taxpayer monies that already subsidize recreation.

Motion: CW#029-2021

Moved: G. Finch

Seconded: A. Neeb

That South Huron Committee of the Whole amend Procedure By-law 79-2015 and extend speaking to a maximum of ten minutes.

Disposition: Carried (7 to 0)

5:09 p.m. Chair Dietrich took the chair and Member Finch spoke in favour of the motion. He noted opportunities for the community and that this project is affordable to keep and attract citizens. He added this would be great potential for inclusiveness, investment in youth and aging, and an investment to benefit the majority.

5:19 p.m. Chair Finch resumed the chair.

Member Dietrich called for a recorded vote.

Motion: CW#030-2021

Moved: A. Neeb

Seconded: D. Faubert

That the South Huron Committee of the Whole recommends to Council to proceed with the “Build Up” option to include

- **Multi-Purpose Room of 4000 square feet and ancillary amenities as prescribed in the concept plan**
- **Dressing Rooms, Lobby Renovations, Kitchen Upgrades and Arena improvements as presented.**

	For	Against	Abstain
G. Finch	X		
J. Dietrich		X	
D. Faubert		X	
M. Vaughan		X	
A. Neeb	X		
B. Willard	X		
T. Oke	X		
Results	4	3	0

Disposition: Carried (4 to 3)

Motion: CW#031-2021

Moved: B. Willard

Seconded: T. Oke

That South Huron Committee of the Whole receives the report of D. Best, Chief Administrative Officer/Deputy Clerk re: South Huron Recreation Centre Design and Construction Task Force Findings.

Disposition: Carried (7 to 0)

5. Adjournment

Motion: CW#032-2021

Moved: J. Dietrich

Seconded: D. Faubert

That South Huron Committee of the Whole does now adjourn at 5:25 p.m.

Disposition: Carried (7 to 0)

George Finch, Chair

Rebekah Msuya-Collison, Clerk