


## Meeting Minutes - Champlain Park Community Association (CPCA) Annual General Meeting (AGM) Wednesday November 20, 2024, 7:00 pm


Preamble Link Revised; Draft for discussion  2024 04 24 Meeting Agenda Preamble

This was a hybrid meeting, both virtually and in person at the Fieldhouse. 20 people attended in person and \_\_ attended virtually.

Agenda item	Minutes and Action items
Nick introduction	Nick opened the meeting by introducing the <a href="#">agenda</a> and with a reminder that only active members can vote on motions. Almost everyone in attendance is a member.
Guest speaker Rosaline Hill	<p>See presentation on <a href="#">Building In</a>.</p> <p>Rosalind asked the audience what we value in Champlain Park. Answers included, trees safety, community, and the environment. The audience expressed worry about parking, ugly buildings, climate change, zoning, and roads.</p> <ul style="list-style-type: none"><li>• Rosalind described how she works with developers and municipalities to determine what is allowed and to understand the results of their decisions.</li></ul> <p>About growth</p> <ul style="list-style-type: none"><li>• Up and out is how growth typically occurs. Up is towers, out is sprawl.</li><li>• Growth in is more difficult to predict and understand.</li><li>• There is a misconception about infill growth - that it is only 4 /4 story dwellings.</li></ul> <p>How to design for growth</p> <ul style="list-style-type: none"><li>• Goal is to design multi-unit housing that fits in and provides a fiscal gain to the municipality.</li></ul>

Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>• Standardize features for interest and walkability.</li> <li>• What is appropriate is not numbers but fit.</li> <li>• 85 % of Canadians live in low-rise. We can use infill to meet housing needs.</li> <li>• Infill should be repeatable, fast to build and provide diversity.</li> <li>• Target 4 to 12 units to help afford infrastructure costs.</li> <li>• Size of units - catalog available 50/100 ft lot - 2000 sq feet on each side - her solution provides 8 units - plans available on Rosaline's web site.</li> </ul> <p>Benefits of building in</p> <ul style="list-style-type: none"> <li>• Most affordable to build heat and maintain due to shared walls etc.</li> <li>• Intensification increases the tax base to pay for transit.</li> <li>• Transit supportive density - enough people to support transit.</li> <li>• Residents can help find solutions for parking.</li> <li>• Intensification is an opportunity to improve the neighborhood.</li> <li>• Future of in - most communities have infill capacity to meet housing needs for the next 20 years.</li> <li>• Dampens escalating cost of housing.</li> </ul> <p>Walkable communities</p> <ul style="list-style-type: none"> <li>• If we choose infill we need to make sure shopping is walkable.</li> <li>• More information is available on the <a href="#">Ecology Ottawa</a> website.</li> <li>• Advocacy to limit the parking available at big box stores.</li> </ul> <p>Questions and comments from audience</p>

Agenda item	Minutes and Action items
	<p>Q - Only healthy elite can take advantage of walkable neighborhoods</p> <ul style="list-style-type: none"> <li>• A - Cars not banned and high ownership of cars can still exist. Similar to Holland. To run errands you don't need to drive. Infill involves stairs - need to include accessible units.</li> </ul> <p>Q Sewers - new build capacity - who's responsible - think about burden of cost</p> <ul style="list-style-type: none"> <li>• A - Building needs to take into consideration the services available and cost to add new services. The goal is to keep it simple and map viability.</li> </ul> <p>Q Walkability - Our zoning bylaws don't allow for businesses to open locally due to costs.</p> <ul style="list-style-type: none"> <li>• A - Something to revisit as the community evolves.</li> </ul> <p>Link to slide presentation:</p>
<p><b>Planning and zoning report</b></p>	<p>Heather presented city maps and data for CP that support rethinking the proposed Draft Zoning By-law for CP that divides the community into 2 new zones and 3 sub zones.</p> <p>She expressed concern about:</p> <ul style="list-style-type: none"> <li>• Lot size reductions and shallower setbacks lead to more lot coverage.</li> <li>• Limited to no room for trees to mitigate the heat island effect.</li> <li>• Loss of opportunity for water infiltration due to less permeable ground area leads to localised flooding</li> <li>• Focus on density targets alone: CP's inability to absorb the degree of density and the pressing need to mitigate the impacts of climate change.</li> <li>• Sanitary and stormwater sewers stressed.</li> </ul>

Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>• Heather suggested a better solution for Champlain Park is N1D - proposes 80 units per hectare. Lot widths and setbacks consistent with what CP has currently.</li> <li>• Would allow for multi-unit buildings but would better address the issues.</li> <li>• Links to the two documents submitted for presentation:</li> </ul>
<b>Candidates for the 2024/2025 board</b>	<p>No new candidates volunteered from the floor.</p> <p><a href="#">Motion to approve the board</a>, Laurie Champagne, Dennis Van Staalduinen seconded, Unanimous approval - passed.</p>
<b>Minutes of previous AGM</b>	<p>Motion to approve <a href="#">the minutes</a> Richard, Joanne seconded, Unanimous approval - passed</p>
<b>Finance and risk management - Lynne</b>	<p>Financial overview See detailed financial report for fiscal 2023-24</p> <p> Financial Report for AGM copied from Google Drive 2024 09 17 Spreadsheet.xlsx</p> <ul style="list-style-type: none"> <li>• Finances are in good standing. The CPCA has savings in redeemable term deposits of about \$48,000.</li> <li>• Biggest expenditure category is Warm Welcoming Neighbourhood which includes social events , the winter trail, and rink expenses.</li> <li>• Income is mostly from membership drive and fieldhouse rentals</li> </ul> <p><a href="#">Motion to waive an audit -related to ONCA (Ontario not for profit corporations act)</a></p> <ul style="list-style-type: none"> <li>• Audit not required because we're below the \$500,000 revenue limit, but we need to pass an extraordinary motion to waive an audit under the new ONCA legislation</li> <li>• Motion to approve waiving the audit, John Geddes, seconded by Liane Lutin, Unanimous approval - Passed.</li> </ul>

Agenda item	Minutes and Action items
	<p>Membership overview for drive May 1/23 to April 30/24 See link: <a href="#">Membership Drive</a></p> <ul style="list-style-type: none"> <li>• We can only count individuals not households as members under the ONCA legislation</li> <li>• 180 households / 380 individuals are members.</li> <li>• 45% of households joined</li> <li>• Thank you to Mike Bankier for transitioning the membership drive to a solely online process.</li> <li>• Thank you to Alex Smith for promoting membership via the web site and Kelly Eagan for his work in the Champlain Speaker.</li> </ul> <p>Risk management insurance overview. Community Partner Insurance Program (CPIP) which provides CPCA and many other community groups 3rd party liability insurance for activities, was going to be discontinued last year, but community group lobbying, coordinated by the FCA, resulted in the program being saved; we are awaiting details of the revised program</p>
Shelagh Jane- environment	<p>Shelagh Jane provided an overview of the Environment achievements and activities this year:</p> <ul style="list-style-type: none"> <li>• Elmdale classes visited the abundant gardens this June.</li> <li>• Presented a volunteer award to Sophie who tended to the gardens during the dry spell in 2023.</li> <li>• Planted and replanted. And weeded and maintained the gardens.</li> <li>• Two members of the committee propagated hundreds of seedlings for the gardens.</li> <li>• Added bilingual QR codes about plantings and species.</li> <li>• Added a tulip tree donated by Chris and Allegra Henschel, and a dogwood tree donated by Duncan Bury and Louise.</li> </ul>

Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>• Waged war against the buckthorn invasion.</li> </ul> <p><b>Future plans</b></p> <ul style="list-style-type: none"> <li>• Create better markings for the plants for information purposes and for protection against NCC's mowers.</li> <li>• Continue the war against buckthorne.</li> <li>• Invite schools with science programs to tour the gardens.</li> <li>• Add rarer species such as the American Chestnut.</li> <li>• Improve online info.</li> </ul>
Laurie Fagan - field house	<p><b>Champlain Speaker update</b></p> <ul style="list-style-type: none"> <li>• Alex continues to print the Champlain Speaker and update the website.</li> <li>• Kelly Egan has suggested that we go paperless and only deliver paper copies on a request basis.</li> <li>• There are fewer people available for delivery.</li> </ul> <p><b>Field house update</b></p> <ul style="list-style-type: none"> <li>• Reservations at or exceeding pre-pandemic levels.</li> <li>• Every weekend in November was booked.</li> <li>• June is also a busy time due to end of school activities.</li> <li>• Option to revisit rental rate and raise the cost.</li> <li>• Problem with acoustics - Joanne in talks with the city about curtains and any other options.</li> </ul>
Social Nick	<ul style="list-style-type: none"> <li>• Successful and well attended events this year included: <ul style="list-style-type: none"> <li>○ Spring clean up</li> </ul> </li> </ul>

Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>○ Shakespeare in the park (A Company of Fools: MacBeth)</li> <li>○ Halloween fun run</li> <li>○ Winter Carnival</li> <li>● Sleigh ride at Christmas - Jim to re-evaluate based on weather conditions.</li> <li>● Funds are available for events.</li> <li>● Residents are encouraged to apply using the form available online.</li> </ul>
<b>Alex - matchmaker</b>	Alex explained the security features of the matchmaker tool on the Champlain Park website.
<b>Traffic Safety Committee - Bill Baggs</b>	<p>As traffic issues continue to worsen, Bill will work with the city to promote safety.</p> <ul style="list-style-type: none"> <li>● Issues include speeding and cut through traffic due to Sunday bike day - Google sends people through our community.</li> <li>● The committee will identify problem areas and develop calming and diversion measures.</li> <li>● Talk to the principal at the local school about parents speeding.</li> <li>● Create an Island park drive traffic coalition.</li> <li>● Traffic Trivia - All streets are Avenues in Champlain Park except for Pontiac which is a Street!</li> </ul>
<b>Joanne</b>	<p><b>Asset renewal in Champlain Park</b></p> <ul style="list-style-type: none"> <li>● There are no major plans for the next 5 years for the city to spend a large sum of money on our local park.</li> <li>● Residents can call 311 to report any items that are in disrepair.</li> <li>● Everyone is encouraged to participate in the survey to help prioritize improvements.</li> </ul>

Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>• The 6 options available in the survey were researched and include things done in other parks and that are within budget. There is also the option to add a new idea.</li> <li>• At the moment there are 70 + responses.</li> <li>• Survey closes in December.</li> <li>• Jeff Leiper will be approached to ask for cash in lieu of parkland funds (from developers) to fund some improvements</li> <li>• Field house acoustics update - facilities manager waiting on the options available to us - pricing will impact decisions.</li> <li>• City wide pickleball court strategy will be available soon!</li> </ul>
Q&A	<p>Question to the environment committee about the Westboro Beach project with the NCC to tackle buckthorn.</p> <ul style="list-style-type: none"> <li>• Shelagh Jane confirmed that the NCC can provide help and she can be the point of contact. The NCC needs to be supervised when working in CPCA gardens.</li> </ul> <p>Question/comment from Duncan about the CPCA finances and the \$35,000 saved for planning and zoning issues.</p> <ul style="list-style-type: none"> <li>• He pointed out that this money has not been spent for 10 years. He suggested since there is a lot of need in the community that the decision to reserve it for planning and zoning legal defence should be revisited</li> <li>• Nick responded that residents need to come and propose ideas. The money is there to fund projects. The committee says yes to most projects. And that the only limitation is typically volunteers.</li> <li>• Laurie agrees that the fund should be revisited as options for community defence are now much reduced by revised legislation - better to use money for other endeavors.</li> </ul>



Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>• Joanne agreed that we need to revisit the fund as for example Community groups can't appeal zoning decisions.</li> <li>• Lynne noted the money has accumulated since 1991 due to the efforts of many hard-working and responsible volunteers to take in funds from activities such as the membership drive, fieldhouse rentals, grant acquisition</li> <li>• Distribution and care of the money is done responsibly according to well-developed and documented processes.</li> <li>• Project proposal process is the avenue for requesting the money and obtaining board approval.</li> </ul> <p>Jaal asked about City's tree planting strategy.</p> <ul style="list-style-type: none"> <li>• He has concerns that trees of one type are only planted on one side of the street. Work with owners to plant trees</li> <li>• Don and Richard asked questions about how to get a stop sign at Cowley and Clearview</li> <li>• Alternate avenues include creating a city proposal and asking Jeff for help.</li> <li>• Lara Pascali - From the other side of Island Park offered to work with Bill on traffic safety</li> </ul>
Jeff Leiper Q & A	<p>You can contact Jeff via email: <a href="mailto:jeff.leiper@ottawa.ca">jeff.leiper@ottawa.ca</a></p> <p>Lisa can help with issues related to Jeff's schedule. Alice Fife works on local planning issues. Cody is available to address human needs issues.</p> <p>Jeff provided the following information about traffic:</p> <ul style="list-style-type: none"> <li>• Local councilors like Jeff determine how to spend money to calm traffic. Options at their disposal include: <ul style="list-style-type: none"> <li>○ Traffic flex sticks \$2,500 each</li> <li>○ Speed bumps - \$80,000 each</li> </ul> </li> </ul>

Agenda item	Minutes and Action items
	<ul style="list-style-type: none"> <li>○ Speed bumps and flex sticks calm traffic more than a stop sign. Rolling stops occur because people assume the way is clear. City councilors can't ask the police to monitor these intersections for traffic violations. They can only use their resources to calm traffic.</li> <li>● Stop sign at Cowley and Clearview - Jeff can advocate to help get a stop sign. Stop signs are not considered traffic calming.</li> <li>● Jeff to meet with Toby Nussbaum from the NCC in January to discuss the impact of bike days on Champlain park traffic . He will look for ways to mitigate the impact of bike days.</li> </ul> <p>New zoning by law</p> <ul style="list-style-type: none"> <li>● In March a 2nd draft of the zoning bylaw will be available</li> <li>● Setback and permeable space requests being taken into consideration</li> <li>● Parking is also being considered</li> <li>● OMB - balance shouldn't be kept to fight OMB - there's no longer a chance to win.</li> </ul> <p>Parks fund</p> <ul style="list-style-type: none"> <li>● Jeff has money to spend</li> <li>● The parks fund can be use used to acquire land and build parks</li> </ul> <p>Question about insurance from Lynne</p> <ul style="list-style-type: none"> <li>● Alice from Jeff's office will send anything directly related to insurance to the CPCA.</li> <li>● Addendum issue - CPCA doesn't have a contract with the city to run the field house- follow up with Jeff.</li> </ul>