



downtown Oshawa

HEARTBEAT OF THE CITY

Minutes Downtown Oshawa Business Improvement Area Board of Directors November 22, 2017

Attendance: Shawn Solomon (Chair), Robert Gunnyon (Treasurer), Doug Sanders, Jacob Hamayda, Dan Hostick, Mehdi Nejad, Gary Vaughan, Nancy Shaw

Staff: Garth Johns

Also in attendance: Kyle Benham, Sue Lupton, Erin Boshart

Regrets: Glen Gillett, Cindy Malachowski

Absent:

The meeting was called to order by the Chair at 6:00 PM

1. **Declarations of pecuniary interest** – none
2. **Delegations** - none
3. **Correspondence** – none
4. **Comments from the floor** – none
5. **Adoption of minutes** from October 25, 2017– moved by Robert Gunnyon; seconded by Jacob Hamayda that the minutes be adopted as presented. Carried.
6. **Update from City’s Economic Development team and Councillor Sanders**
 - A student residence building with 160 units, to be built on Athol just east of Charles has been approved by Development Services. This will be a private development contract that goes to Council for final approval on November 27, 2017 to hopefully open by the fall of 2018. To include 40 underground parking spots plus bicycle racks
 - 80 Bond (Phase 2) has been given final approval. Will use Richmond Street lot for parking initially but ultimately, this property is also planned for further condo development (up to 700 units) at some point in the future
 - 44 Bond is looking at some further development options
 - Fazio’s building has now had a lease signed for a restaurant opening early in 2018. Tuttos is considered to be reopening as a coffee shop at some point
 - Van Houtte’s grand opening is scheduled for December 12th from 2:00 – 6:00
 - There has been lots of interest but nothing definite with the BMO building. Stay tuned
 - Although the window covering idea first used at the Gift House was well received, more needs to be done. The vacant store (formerly The Table) across the street from Core 21 may be a good place to start
 - A yoga studio will be opening in February 2018 on the ground floor of the TD site

(2)

- The Genosha building – papers are coming down and activities are beginning to be evidenced at that location. Is looking more promising and hopefully, the Region will be helping with additional grants
- Councillor Sanders has written to the Old Spaghetti Factory head office to encourage them to come Downtown. No reply to date
- At the Council meeting on November 27th, another approach to free parking prior to Christmas will be tabled. Stay tuned
- Some discussion about the negativity created by the recent Toronto Sun article

7. **Treasurer's Report**

- The Treasurer mentioned his 6 points raised at the previous Board meeting. Some are being worked on currently but time will allow us to address the balance.
- In general, the state of our finances is positive
- Moved by Nancy Shaw and seconded by Doug Sanders that the Treasurer's Report, including financial statements be received for information. Carried.

8. **Committee Updates**

Events – Gary Vaughan

- Proceeds from the 50/50 draws during Show and Shine as well as those from the dance are expected to total between \$1500 and \$2000. Our plan is to sponsor a night or two for St. Vincent's Kitchen. Gary envisions an occasion when the BIA can come out, make a presentation, serve meals, take pictures etc. A potential arrangement may be made with Ciao Ameci's. Details to follow.
- We plan to attend the North American International Motorcycle Supershow in January of 2018. If any Board member wishes to attend, please let Gary know. Robert Gunnyon expressed interest. The members also discussed the merits of expanding Kars on King. There are bound to be challenges with rerouting traffic, closing streets etc.

New Events – Dan Hostick and Doug Sanders jointly reported

- Minutes had been circulated
- Discussion was held with regard to the Butter Tart Festival held in October and the Christmas Market held November 17th.
- Kyle offered to tee up a meeting regarding electronic signs promoting Downtown
- There was also mention of an initiative promoting 250 events in the year, something that has received favour with the Regional Economic Development and Tourism staff

Beautification – Mr. Johns offered a few comments in the absence of Glen Gillett and Cindy Malachowski

- Christmas planters and hanging plants have been arranged
- winter banners were damaged beyond repair by the contractor used by the City to replace lights. They will be replaced at their cost but not in time for this winter.

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- Kyle mentioned that the Streetscape Committee has been reconstituted with 3 members from Economic Development and 3 from Community Services. It is being chaired by Ron Diskey. There is no representation from the BIA. A submission has been made for new furniture in the 2018 Capital budget as well as some improvement work around the Genosha Hotel site. Also, the overall streetscape plan needs to be updated as the current one is 20 years old.
 - A parking study is also being proposed for 2018
 - Connor will be doing a vacancy survey soon and updating available information
 - Sue, Doug, Kyle and Garth met to discuss a number of issues of common concern
 - It was noted that the Franchise Show is happening at the Convention Centre in Toronto in January. Sue will be attending. There will be another show next September. In the ensuing discussion, the possibility of having our own show in Oshawa was given consideration.
 - **Following discussion, it was moved by Nancy Shaw and seconded by Mehdi Nejad that Committee reports be received. Carried**
9. **Executive Director's Report** – previously circulated. No questions or concerns. **Moved by Nancy Shaw and seconded by Robert Gunnyon that the Executive Director's report be received. Carried.**
10. **Strategic Plan Update** – a report from Garth that reviewed the current status as well as the Strategic Plan refresh and the original Plan 20/Twenty had all been previously circulated. Significant discussion occurred with the major directions being as follows:
- A Committee will be established to review Terms of Reference and propose any considered changes to By-Laws. It will also examine the issue of Board member appointments with a view of attempting to not have all terms expire at the same time. The Committee shall include Nancy Shaw, Shawn Solomon, Robert Gunnyon and Jacob Hamayda.
 - We need to consider exactly what the role of the BIA is to be going forward and to ensure that members get value for their dollars spent.
11. **In Camera Session** – **moved by Nancy Shaw and seconded by Jacob Hamayda that the Board move in camera to consider Bookkeeping proposals. Carried.**
- Details of proposals were discussed and a preferred supplier identified with a condition attached.
 - **moved by Robert and seconded by Doug that the Board rise from in camera. carried**
12. **New Business** – none
- There being no further business, it was moved by Mehdi Nejad that the meeting adjourn at 8:35. Carried.