



Minutes of a Regular Meeting of the Town of Tecumseh Business Improvement Area (TOTBIA)

A Regular General Meeting of the Town of Tecumseh BIA (TOTBIA) Members held as of Wednesday, February 13, 2019 at Town Hall, 917 Lesperance Rd., Tecumseh, ON, at the hour of 7:00 PM.

(TOTBBM-1-2)
CALL TO ORDER

The meeting was called to order at 7:20 p.m. by Paul Bistany, Treasurer

(TOTBBM –2-2)
ROLL CALL

Treasurer	Paul Bistany
Director	Linda Proctor
Director	Scott Harris
Director	Michael Kennedy
Director	Jules Champoux
Director	Joseph Fratangeli
Director	Elisa Braccio
Director	Brian Houston
Councillor	Andrew Dowie
Regrets:	Chair Candice Dennis
Minute Taker:	Coordinator Paula Rorai

(TOTBBM – 3-2)
DISCLOSURE OF PECUNIARY INTEREST - No disclosures were declared.

(TOTBBM – 4-2)
DELEGATIONS – No delegations at this meeting.

(TOTBBM – 5-2)
COMMUNICATIONS

5.1 TOTBIA Board of Management Meeting Minutes

Motion: (BBM-6/19) Moved by: J. Fratangeli
Second by: E. Braccio

THAT the minutes of the Town of Tecumseh TOTBIA Regular Board of Management Meeting held on January 9, 2019 be approved as distributed.

APPROVED.
CARRIED.

5.2 **LETTERS FROM** – None currently.

(TOTBBM – 6-2)
REPORTS

6.1 **CHAIR REPORT –**

6.2 **TREASURER REPORT:** P. Bistany reports on the following month end financials:

6.2.1 Month End Financial Report as of January 31, 2019

Treasurer's Report for the period ending:		February 11, 2019	
BIA Operating Account (8111130)	Bank Balance stands at:	\$	33,753.82
Outstanding Payables	see detail page	\$	5,299.50
BIA Ledger Balance stands at:		\$	28,454.32
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BIA Reserve Account -	Balance last month	\$	34,136.18
	Interest	\$	86.97
	Transfer from Operating (see NOTE)	\$	-
		\$	34,223.15
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BIA Petty Cash stands at:		\$	388.49
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Total BIA Liabilities and Equity :	December 31, 2018	\$	74,547.36
NOTE: This is the Liabilities and Equity amount current to December 2018.			
The updated amount will be reflected on the next report for Meeting in March 2019, once year end has been completed.			
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Year To Date Levy Tax Requisition: for 2019	1st Quarter @ March 31	\$	-
	2nd Quarter @ June 30	\$	-
	3rd Quarter @ September 30	\$	-
	4th Quarter @ December 31	\$	-
Total Levy received to Date;		\$	-

Motion: (BBM-7/19) Moved by: J. Champoux
Second by: S. Harris

THAT the Month End Treasurer's Report as of January 31, 2019 be accepted and approved as distributed and filed for audit.
DEFEATED.

Discussion on the Month End Treasurers' Report **concluded that the Balance Sheet include all assets and liabilities; such as outstanding Tecumseh Dollar amounts.**

Motion: (BBM-8/19) Moved by: M. Kennedy
Second by: J. Champoux

THAT the January 31, 2019 Month End Financial Report include on the Balance Sheet all assets and liabilities, specifically, all outstanding Tecumseh Dollars and therefore the January 31, 2019 Month End Report be differed to be reviewed, accepted and approved as distributed and filed for audit at the March 13, 2019 Board meeting.

6.3 COORDINATOR REPORT – P. Rorai reports

6.3.1 Membership Statistics –

- New businesses in the BIA area:
 - Mumma's Burritos – 13300 Tecumseh Rd. E.
 - Naples Pizza 14306 - Tecumseh Rd. E.
- Members closed/moved/new owners/names: none currently.
- Total Number of Members currently open/established for business in the Tecumseh BIA:

- Open – 398
- Empty Units/Bldgs./Lots/– 60
- Property Owners – 136
- Grand Total - 594

- 6.3.2** Welcome Wagon – P. Rorai reports that there is a Welcome Wagon organization in Windsor-Essex and is scheduling a meeting to discuss the operation and how to bring the program to Tecumseh.
- 6.3.3** Memorial Bench – It was suggested that an article on the memorial bench that is in the BIA Parkette in dedication to long time Tecumseh residents and community volunteers; Eleanor Tope and Alvin Baillargeon be placed in the Shoreline Week Tecumseh.

6.4 COUNCIL REPORT - Councilor Dowie reports on some of the items on the January 15, 2019 Council’s meeting:

- Public Council Meeting address the proposed Bicycle Lanes on Lesperance Road from Riverside to McNorton. The lanes would be added by removing the paint from Lesperance Road and eliminating the continuous centre left turn lane. Left turn lanes would be retained at Riverside Drive and at McNorton Street. Because most of the cost is covered by a provincial grant and the County's CWATS fund, the impact to the municipality is \$11,500. The engineering consultants reviewed resident concerns and responded with the best opportunities for risk mitigation where warranted. They did encourage that pre-existing concerns for speeding and for poor stopping habits of drivers be referred to the Ontario Provincial Police for enforcement.
- Opting in to Allow Retail Cannabis Stores. Niagara Falls is requesting that the Province give municipalities greater regulatory controls over the location, distance separations and numbers of Retail Cannabis Stores within a municipality. Town of Tecumseh opts out of Cannabis stores.
- Fluoridation of Water Supply. Administration is recommending that no action be taken until legal opinions and notification of decision by the City of Windsor is made.
- Taxes Receivable December 2018. Administration supplies an update with respect to tax arrears indicating a decline in the number of residential and industrial properties in arrears and increase in commercial properties in arrears (although the value of the industrial arrears is increasing. There is a total of 600 properties in arrears having a value of \$2,203,000.
- Tecumseh Transit Service, 2018 Review. Administration advises that ridership has stagnated with a slight increase noted in 2018. The system appears to have peaked at its current ridership levels based on current route design. Tecumseh Mall and Southfield/Tecumseh remain the most popular stops for riders. Discussions surrounding further coordination with Transit Windsor have also been initiated.
- Planning & Building Services 2018 Year End Permit Report. There has been a reduction in new residential building activity from 2017 but an increase of additions and renovations. Revenues from new buildings exceeded expectations.
- Notice of Decision for Official Plan Amendment No. 15 - Village of St. Clair Beach Official Plan 14328 and 14346 Tecumseh Road. Essex County advises that it has approved the Harbour Club Condominiums at Pud's Place Marina.
- In support of SouthWestern Integrated Fibre Technology's request to modify the Canadian Radio-Television and Telecommunications Commission (CRTC) Broadband Funding Model. Mayor McNamara and CAO Tony Haddad submitted letters requesting a rebalancing of funding for broadband implementation to include areas in Southwestern Ontario.

6.5 COMMITTEE REPORTS

- 6.5.1 Communications – Tecumseh Dollar Program** – J. Champoux reports that there will be a marketing plan and promotion to purchase Tecumseh Dollars within the first quarter of 2019 and the following Tecumseh Dollar sales:
- 6.5.1.1 2019 Tecumseh Dollar Report**
- | Value | Discount | Budget (\$5K) Balance |
|-------|----------|-----------------------|
| \$200 | \$40.00 | \$4,960 |
- 6.5.2 Tecumseh Night Market & Fall into Health Day** – Currently there are 6 vendors who have committed to this year’s events. Still waiting for confirmation with Green Valley Plaza. Vendor rental space is \$50 for one night market and/or \$80 for both night markets.

(TOTBBM – 7-1)

UNFINISHED BUSINESS

- 7.1 **Associated Membership** – P. Rorai has a draft program created and this will be discussed and reviewed
- 7.2 **Bike Racks** – have been delivered at Parks & Rec and will install in the spring of 2019; one in Lakewood Park and one in McAuliffe Park. This is a 2019 expense.
- 7.3 **Municipal Rental Fees** – A draft of a MOU is being created and reviewed before the end of the first quarter in 2019.

(TOTBBM – 8-1)

NEW BUSINESS

- 8.1 Executive Board Nominations – deferred to next Board meeting on March 13, 2019.
- 8.2 Home Base Business Report -
- 8.3 Wines of the World -

(TOTBBM – 9-1)

NEXT MEETING

The TOTBIA Annual General Meeting is scheduled on **Wednesday, March 13, 2019** at 6:00 PM in Lacasse Conference Room, 1189 Lacasse Blvd., Tecumseh, ON

(TOTBBM – 10-1)

ADJOURNMENT

Motion: (BBM- 9/19)

Moved by: B. Houston

Second by: E. Braccio

THAT there being no further business, the February 13, 2019 regular general meeting of the TOTBIA Board of Management be adjourned at 8:40 PM.

CARRIED.

APPROVED.



Candice Dennis, Chair



Paula Rorai, Coordinator