



Town of Newmarket  
**MINUTES**

**Newmarket Downtown Development  
Committee**

Friday, November 3, 2017 at 10:00 AM  
Cynthia Gallery Room, Old Town Hall

The meeting of the Newmarket Downtown Development Committee was held on Friday, November 3, 2017 in the Cynthia Gallery Room, Old Town Hall.

Members Present: Jackie Playter, Chair  
Councillor Kwapis  
Olga Paiva  
Steve Whitfield  
Barbara Leibel

Staff Present: C. Kallio, Economic Development Officer  
E. Bryan, Business Development Specialist  
H. Leznoff, Council/Committee Coordinator

The meeting was called to order at 10:04 AM.

Jackie Playter in the Chair.

**Additions & Corrections to the Agenda**

The Business Development Specialist advised of the following additional item:

- (1) In relation to Item 4, the Fresh Tea Shop is also bringing forward an application for façade improvements for the windows and doors on both of their facades.

**Declarations of Pecuniary Interest**

None.

**Presentations & Recognitions**

None.

**Deputations**

None.

## Approval of Minutes

1. Newmarket Downtown Development Committee Meeting Minutes of June 30, 2017.

Moved by: Barbara Leibel  
Seconded by: Councillor Kwapis

1. That the Newmarket Downtown Development Committee Meeting Minutes of June 30, 2017 be approved.

**Carried**

## Items

1. **Financial Incentives Program grant application 2017-06 – Project Feasibility Study Program Grant Application, 221 Main Street South**

The Economic Development Officer advised that the owner of 221 Main Street South has received previous approval for various funding applications and that this final application is to offset professional fees associated with rear façade elevations. There was discussion regarding developing criteria for the application including number of previous applications, grants given to business owners or building owners, and total grants received.

Moved by: Steve Whitfield  
Seconded by: Barbara Leibel

1. That the Project Feasibility Study Program Grant application in an amount of \$1,100.00 be approved, subject to confirmation of final costs; and,
2. That Anne Martin, 355 Millard Avenue, Newmarket, Ontario, L3Y 1Z6, be notified of this action.

**Carried**

2. **Financial Incentives Program Grant Application 2017-10 - Façade Improvement and Restoration Program and Business Sign Program Grant Application, 200 Main Street South**

The Economic Development Officer advised that the application by the Goulash House is for a refresh of its front façade and to install a new sign. He further advised that there was an initial review by the Heritage Conservation District Committee and there were no

issues with the proposed façade and sign, and a final permit is pending. There was discussion regarding the materials used for the sign and the lighting.

Moved by: Olga Paiva  
Seconded by: Steve Whitfield

1. That the following be approved subject to heritage permit approval:
  - a. That the Façade Improvement and Restoration Program Grant application in the amount of \$4,141.00 be approved; and,
  - b. That the Business Sign Program Grant application in the amount of \$2,150.00 be approved; and,
  - c. That the Planning and Building Fees Rebate/Credit Program in the amount of \$200.00 be approved; and,
  - d. That The Goulash House Restaurant, c/o Judit and George Szamosszegi, 21 Bradford Street, Holland Landing, Ontario, L9N 1L6, be notified of this action.

### **3. Financial Incentives Program Grant Application 2017-09 – Project Feasibility Study Program, 262 Main Street south**

The Business Development the Fresh Tea Shop is considering interior renovations and is requesting assistance for design drawing costs. She further advised that the application is for an architect to assess the structure, floor and roof, of the building.

Moved by: Barbara Leibel  
Seconded by: Steve Whitfield

1. That the Project Feasibility Study Program Grant application in the amount of \$1,950.00 be approved; and,
2. That The Fresh Tea Shop, c/o Janice and Joseph Jiang, 262 Main Street South, Newmarket, Ontario, L3Y 3Z5, be notified of this action.

### **4. Financial Incentives Program Grant Application – Façade Improvement and Restoration Grant**

The Business Development Specialist advised that the Fresh Tea Shop is also applying to replace the windows on the ground level and second floor of the building as well as the door that faces Water Street. She advised that the lower floor windows will be subject to a heritage permit and approval.

Moved: Steve Whitfield  
Seconded: Barbara Leibel

1. That the Façade Improvement and Restoration Program Grant application in the amount of \$17, 579 be approved; and,
2. That the approval for the first floor windows be subject to heritage permit approval.
3. That The Fresh Tea Shop, c/o Janice and Joseph Jiang, 262 Main Street South, Newmarket, Ontario, L3Y 3Z5, be notified of this action; and,

**Carried**

## **New Business**

- (1) There was discussion regarding developing criteria for the application process including: number of previous applications, if applications is made by business owners, building owners or tenants, the number of times applications for new signs should be approved (per building), and total grant money received per business owner. This item will be placed on an upcoming Newmarket Downtown Development Committee Agenda.
- (2) Councillor Kwapis provided an update regarding vacant storefronts and advised that a Window Wrap program will be discussed at the next Main Strict District Business Improvement Area Board of Management meeting.
- (3) Councillor Kwapis advised that the Accessibility Advisory Committee has requested that Council look at ways to make the downtown more accessible. There was discussion regarding provincial funding options and temporary ramps for building entrances. Councillor Kwapis advised that this would item be discussed at the next Main Strict District Business Improvement Area Board of Management meeting.

- (4) The Economic Development Officer provided an update regarding downtown garbage collection and advised that a pilot project has been approved for an in-ground garbage container at Cedar Street and Timothy Street. It was noted that one benefit of in-ground garbage is it clears space in the Cedar Street laneway and makes it more attractive and usable (e.g. businesses can use the laneway for access to leasable Cedar Street frontage). The in-ground garbage containers would require removing two parking spots, each valued at approximately \$10,500. All land value, construction and ongoing operational costs with this pilot would be the responsibility of the private sector proponent identified, and it was noted that there would be potential for cost sharing opportunities between businesses. There was discussion regarding best practices for garbage removal in downtown areas and consultation with business owners. Olga Paiva advised that there is ongoing litigation regarding the use of the lane easement that may impact the proposed in-ground garbage container location.
- (5) Jackie Player invited Committee Members to attend the Roadhouse and Rose 175th Anniversary Celebration on Sunday, November 5, 2017 at 6:00 PM.

### **Adjournment**

Moved by: Barbara Leibel  
Seconded by: Councillor Kwapis

1. That the meeting adjourn at 11:06 AM.

**Carried**

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Date

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J. Playter, Chair