



**Town of Newmarket**  
**Minutes**  
**Main Street District Business Improvement Area**  
**Board of Management**

Date: Wednesday, November 29, 2023  
Time: 7:00 PM  
Location: Council Chambers  
Municipal Offices  
395 Mulock Drive  
Newmarket, ON L3Y 4X7

Members Present: Ken Sparks, Acting Chair  
Allan Cockburn  
Dominic Pede  
Patricia Carmichael  
Sheila Stewart  
Councillor Kwapis

Members Absent: Tom Hепен, Chair  
Grant Buckley  
Norm Pereira  
Avi Wulfand, Vice Chair

Staff Present: C. Kallio, Economic Development Officer  
S. Granat, Legislative Coordinator  
E. Thomas-Hopkins, Legislative Coordinator

The meeting was called to order at 7:01 PM. Ken Sparks in the Chair.

**1. Notice**

Ken Sparks noted that this meeting was held in person only in the Council Chambers at 395 Mulock Drive.

**2. Welcome and Introductions**

The Acting Chair provided welcome remarks and Board Members introduced themselves.

**3. Approval of Minutes**

**3.1 Main Street District Business Improvement Area 2022 Annual General Meeting Minutes of March 7, 2023**

Moved by: Sheila Stewart

Seconded by: Allan Cockburn

1. That the Main Street District Business Improvement Area 2022 Annual General Meeting minutes of March 7, 2023 be approved.

**Carried**

**4. Items**

**4.1 2022 Financial Statements**

The Treasurer presented the 2022 Financial Statements regarding the Independent Auditor's Report, the Statement of Operations, the Statement of Financial Position, the Statement of Cash Flow, and notes to the financial statement.

Moved by: Councillor Kwapis

Seconded by: Patricia Carmichael

1. That the Main Street District Business Improvement Area financial statements for the year ended 2022 be approved.

**Carried**

**4.2 2023 Review**

The Acting Chair provided a verbal update regarding 2023 Review including welcoming new businesses on Main Street, events held throughout the year, mailout response and social media and online marketing efforts.

Board Members discussed parking and garbage solutions.

Moved by: Councillor Kwapis

Seconded by: Sheila Stewart

1. That the 2023 Review verbal update provided by Ken Sparks, Acting Chair, be received.

**Carried**

#### **4.3 2024 Budget**

Moved by: Dominic Pede

Seconded by: Sheila Stewart

1. That the 2024 Main Street District Business Improvement Area budget be approved.

**Carried**

#### **4.4 Exploring a New Financial Model for the BIA**

The Acting Chair provided a verbal update regarding Exploring a New Financial Model for the Business Improvement Area including ongoing working group meetings, exploring revenue opportunities for the BIA with the goal of reporting back to the membership in the future.

Board Members queried Staff on Town grants.

Moved by: Patricia Carmichael

Seconded by: Sheila Stewart

1. That the Main Street District Business Improvement Area Board of Management Working Group report back to the membership at a future meeting regarding options for exploring a new financial model for the BIA.

**Carried**

## **5. New Business**

### **5.1 Summer Events and Street Closures**

The General Membership discussed suggestions regarding closing Main Street for events in the summer.

Board Members discussed the feasibility and considerations for a potential pilot project and accessibility concerns with street closures,

### **5.2 Parking**

Al Cockburn discussed the need for additional parking in the downtown and ongoing construction.

Board Members discussed parking spot ownership, Metrolinx construction, accessing parking spaces, tennis court parking spaces, parking pressures due to summer events, available land for parking space use, tennis court land contamination, limited time availability for accessible parking spaces and parking spaces for the Postmark Hotel.

### **5.3 Sign Advertisement on Highway 404**

Al Cockburn discussed payment of the signs advertising the Main Street District on Highway 404 and if the Town would consider contributing to funds.

Board Members discussed the cost to the Town and discussing further at the next board meeting.

## **6. Adjournment**

Moved by: Patricia Carmichael

Seconded by: Dominic Pede

1. That the meeting be adjourned at 8:06 PM.

**Carried**

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Tom Hempen, Chair

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Date