



**The Municipal Corporation of the Town of Fort Erie
Affordable Housing Advisory Committee Minutes**

**July 2, 2025, 3:00 p.m.
Conference Room 1**

1. Call to Order

The Chair called the meeting to order at 3:04 p.m.

2. Roll Call

W. Thomas gave the roll call.

Present: B. Nicholson, M. Carl, A. Chiarello, K. Kendrick, W. Redekop, W. Thomas

Staff: A. Hair, E. Terry, C. McQueen, B. Antonio

3. Disclosure of Pecuniary Interest

None

4. Adoption of the Agenda

That: The Agenda for July 2, 2025 be adopted as presented.

Moved by: B. Nicholson

Seconded by: A. Chiarello

Carried

5. Adoption of Minutes

Adoption of minutes from meeting on April 9, 2025.

That: The Minutes for April 9, 2025 be adopted as presented.

Moved by: A. Chiarello

Seconded by: M. Carl

Carried

6. Staff Updates

1. Affordable Housing Community Improvement Plan Update

B. Antonio provided an update on Affordable Housing Community Improvement Plan and number of active applications.

Committee discussed delays with CMHC process for affordable housing incentives.

Committee discussed the Lodging House By-law passed by City of Port Colborne Council and resolution made at Port Colborne Council meeting that encouraged Niagara municipalities to adopt a similar by-law. Committee made two motions:

That: Town of Fort Erie Council adopt the Lodging House By-law and that Council request other regional municipalities to do the same.

Moved by: A. Chiarello

Seconded by: M. Carl

Carried

That: Mayor Redekop communicate with the Minister of Municipal Affairs and Housing regarding delays in the affordable housing incentives process through Canada Mortgage and Housing Corporation.

Moved by: M. Carl

Seconded by: A. Chiarello

Carried

7. New Business

1. Future plans for AHAC

2. Regional Council motion to exempt Public Use Provisions from the Planning process and development related costs:

"That local area municipalities BE REQUESTED to consider waiving all municipal application review and permitting fees for any Niagara Regional Housing project and any non-profit and co-operative housing provider development project;

That local area municipalities BE REQUESTED to consider amending or creating public use exemption provisions within local official plans and comprehensive zoning by-laws to establish Niagara Regional Housing affordable housing units, as well as non-profit and co-operative housing providers that are under Service Manager agreements with Niagara Region's Housing Services Department as eligible uses."

Committee discussed future plans for the AHAC Committee.

E. Terry suggested an Attainable Housing Symposium run by the committee with staff's support to spark conversations with developers and stakeholders regarding the development of attainable housing in Fort Erie. A motion was made:

That: An Affordable Housing Advisory Committee meeting be scheduled for Wednesday August 13, 2025 at 3:00 PM to brainstorm ideas for an Attainable Housing Symposium in October 2025.

Moved by: B. Nicholson

Seconded by: M. Carl

Carried

A. Hair provided information to the committee regarding a motion made at Regional Council to exempt public use provisions from the planning process and development related costs.

Committee requested A. Hair to provided options for fee waiving back to the committee with examples of what other municipalities are doing.

8. Next Meeting Dates

August 13, 2025 - Conference Room #1

9. Adjournment

That: The Affordable Housing Advisory Committee adjourns at 4:20 PM.

Moved by: W. Redekop

Seconded by: B. Nicholson

Carried