



## DEVELOPMENT AND PROPERTY COMMITTEE

Tuesday, September 6, 2011

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A meeting of the Development and Property Committee was held on Tuesday, September 6, 2011, at 10:00 a.m., at the Town of Renfrew Municipal Office, Renfrew, Ontario.

Present were: Donald Rathwell, Chair  
Bob Sweet, Warden

and Committee Members: Raye-Anne Briscoe, Mary Campbell, Donald Eady, Audrey Green,  
Norm Lentz, David Thompson

Staff Present: W. James Hutton, Chief Administrative Officer/Clerk  
Paul Moreau, Director of Development & Property  
Jim Lynch, Manager of Real Property Assets  
Jeff Muzzi, Manager of Forestry  
Alastair Baird, Manager of Economic Development  
Craig Kelley, Business Development Officer  
Judy Kelly, Administrative Assistant, Development & Property

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Chair Rathwell called the meeting to order at 10:05 a.m. The roll was called and no pecuniary interests were disclosed.

### **RESOLUTION NO. DP-C-11-09-57**

Moved by: Warden Sweet  
Seconded by: Reeve Green

THAT the minutes of the August 9, 2011 meeting be adopted as printed and circulated.

CARRIED.

Reeve Green welcomed everyone to the Town of Renfrew and introduced Mayor Bill Ringrose who also welcomed everyone to the Town of Renfrew.

Chair Rathwell called on Mr. Jeff Muzzi who introduced Mr. Terry Veaudry, Manager of the Snow Country Snowmobile Association, who made a presentation on the future of the CP Rail corridor for snowmobile and ATV use (attached as Appendix A). Also with Mr. Veaudry were Mr. David Priebe, District Governor of the Ontario Federation of Snowmobile Clubs (OFSC), and Mr. Brian Rook, President of the Renfrew County ATV Club.

In response to a question on trail protocol (e.g. ATVs moving over for horses), Mr. Veaudry advised that trail protocol is addressed in the ATV Club's membership rules/guidelines. Discussion was held on the various types of surface on the trails for various uses and it was noted that the K&P Trail is an example of a great multi-use trail. Mr. Veaudry advised that in 2010 the following number of permits were sold: OFSC District 6 members = 1750 (approximately 8-10% of the permits were purchased from snowmobilers outside District 6) and ATV = 150.

Mr. Veaudry informed Committee that the CP rail line parallels the OFSC Top A trail which is primarily located on private lands and because of this, it would be beneficial for the OFSC to have the trail in public hands. He reiterated that the OFSC is able to assist the County through funding/grants it is able to access that may be used to assist with costs such as consulting, legal, engineering, surveying and studies. Chair Rathwell thanked for Mr. Veaudry for his presentation.

Warden Sweet thanked Mr. Veaudry for his presentation and then provided an update on the CP Rail corridor abandonment process. He advised that a committee will be formed consisting of Warden Sweet, Mayor Briscoe and Reeve Rathwell under the direction of Mr. Paul Moreau to pursue the acquisition of the corridor that runs through the County of Renfrew. He noted that CP has indicated that all the bridges and trestles are to remain in place. Mr. Moreau was asked to find out at what point in time the school buses cease to stop at railway crossings, as the public will start to use the abandoned line and may not pay attention to crossings.

Mr. Baird introduced Mr. Jim Deslauriers of Deslauriers Custom Cabinets who made a presentation to Committee on his business which was founded in 1979 and currently employs approximately 150 employees. Mr. Deslauriers advised that all of their products are made to order and they produce approximately 50-60 kitchens per day (\$25M per year). He remarked that his company stayed in Renfrew after the fire at their previous location because of the help they received from the Town of Renfrew and the quality of the workforce. He suggested that in order to draw new business into the County, a 10 minute Youtube video would be beneficial (e.g. here are the industries in the County of Renfrew). Mr. Deslauriers advised that the grant received from the Eastern Ontario Development Fund (EODF) after the fire allowed them to advance their catalogues and hire more staff. He advised the Warden he would provide a letter of recommendation/support to the Eastern Ontario Wardens' Caucus to keep this funding in place. The Chair thanked Mr. Deslauriers for his presentation.

Mr. Baird introduced Mr. Shawn McHale, President, of OVG Inc. and OVG Solar Inc. who made a presentation to Committee on his company (windows and solar products) attached as Appendix B. Mr. McHale advised that assistance in applying for grants would be beneficial for his company. He indicated that the people/workforce in Renfrew County are a huge asset as they are very skilled. He remarked this his company is looking at ways to increase their efficiency in order to survive in the manufacturing industry as they are facing competition from companies in China and companies moving to Canada from China. Warden Sweet encouraged OVG to apply for grants as this is part of the reason the EODF is being considered to be discontinued. Mayor Briscoe thanked Mr. McHale for his presentation and further added that she is proud that Deslauriers and OVG are family-owned businesses that have stayed in the County. She thanked both companies for their philanthropic donations in the area as well. Chair Rathwell thanked Mr. McHale for his presentation.

Mr. Dave Lemkay, Executive Director of the Renfrew Industrial Commission (RIC), made a presentation to Committee regarding various companies in the Town of Renfrew. He advised that the RIC is part of a team made up of the BIA, Chamber of Commerce, the Town of Renfrew and the Renfrew Tourism Committee. The RIC is also one of many stakeholders in the Renfrew and Area Health Care Village and the goal is to attract 14 doctors in the next 7 years. He thanked everyone for coming to the Town of Renfrew.

Reeve Green thanked all of the companies for attending.

Warden Sweet and Reeve Rathwell presented plaques to Mr. Deslauriers and Mr. McHale.

Committee broke for lunch at 11:45 a.m. and reconvened at 12:20 p.m. with the same persons present except the delegations.

### **DEVELOPMENT & PROPERTY**

Mr. Moreau advised that there were no correspondence items for the Development and Property Department Report, which is attached as Appendix C.

### **ECONOMIC DEVELOPMENT**

Mr. Baird overviewed the Economic Development Division Report, which is part of the Development and Property Department Report.

Mayor Thompson advised that the Town of Deep River is holding their first Farmer's Market on Saturday, September 10, 2011, and are holding a 100-mile dinner on September 9, 2011. The Town is anticipating that the Farmer's Market will be a regular event in 2012. He advised Committee that the Town of Deep River would like to be a part of Taste of the Valley next year.

Mayor Briscoe suggested Economic Development staff perform follow up visits to County of Renfrew companies to see if they can be of further assistance (e.g. applications for grants, funding, etc.). Mr. Baird advised that Economic Development staff have been assisting companies with applications for funding all along, but will endeavour to participate more forcefully.

### **OTTAWA VALLEY TOURIST ASSOCIATION**

Mr. Baird overviewed the Ottawa Valley Tourist Association Report, which is part of the Development and Property Department Report.

Mayor Campbell complimented the OVTA on the best Rural Ramble brochure she has seen to date. She raised the issue of the strategic planning exercise the OVTA is planning to hold and inquired whether members of the Development and Property Committee would be invited as well. Committee was advised that this would be discussed at the September 21, 2011 meeting of the OVTA Board of Directors. Mr. Baird advised Committee that the OVTA Board of Directors and OVTA members are holding this event. Discussion was held on whether there is a charter or a Terms of Reference for the OVTA. Mr. Hutton replied that the OVTA is a separate incorporated organization and staff will provide this information to the Chair of the Finance and Administration Committee.

### **ENTERPRISE RENFREW COUNTY (ERC)**

Mr. Baird overviewed the Enterprise Renfrew County Report, which is part of the Development and Property Department Report.

In response to a request for additional information in the ERC Activity Tracker, Mr. Moreau advised that the ERC Activity Tracker cannot be changed as the format is dictated by the province and what it requires for reporting.

Reeve Green asked if a report could be done on how the two ERC offices (Renfrew and Pembroke) work together and what they produce. Mayor Campbell advised that she would like to see some form of measurement of how effective businesses become that have been assisted by ERC (tracking of results). It was noted that small business is hard to track. Mr. Moreau advised that ERC staff are looking to EDCO for assistance in tracking this type of information. Mr. Hutton advised that the County of Renfrew ERC office is recognized for its success and effectiveness and is a leader across the province. Mayor Campbell advised that her comments are not a criticism of the quality of the office. It was further noted that it is almost an impossible task to track the dollars invested in Economic Development. Mayor Campbell asked if it would be prudent to hire a summer student to contact all of the businesses in the County of Renfrew to track success, conduct surveys, etc. It was noted that a lot of businesses would not want to respond and would advise that they are able to handle their own business - why would they answer those questions and for what? Mr. Hutton advised that he has asked Department Heads to provide him with performance measures for the next budget year which will perhaps address some of these requests.

Discussion was held on the Summer Company program and the possibility of moving the approval process ahead for the applicants. Mr. Baird advised that once ERC staff have approved the applications, the paperwork goes to the province for final approval where it must go through the proper channels and timelines.

### **FORESTRY**

Mr. Muzzi overviewed the Forestry Division Report, which is part of the Development and Property Department Report.

Warden Sweet thanked Mr. Muzzi for the signage erected at the Sesquicentennial Forest at the Pembroke Patrol garage.

Discussion was held on providing forestry speaking notes for Mayor Visneskie at the AMO Conference. Mr. Muzzi advised that he provided speaking notes for Mayor Visneskie on what the official County of Renfrew positions currently are on forestry. Mr. Moreau advised that the request came from the Township of Killaloe, Hagarty, Richards and the information was County-wide not just based on the Township of Killaloe, Hagarty, Richards.

Discussion was held on weed inspections. Mr. Muzzi advised that he can only enforce weed control if it affects agricultural land.

Mr. Moreau complimented Mr. Muzzi on his work with the forestry industry.

### **REAL PROPERTY**

Mr. Lynch overviewed the Real Property Assets Division Report, which is part of the Development and Property Department Report.

Mr. Hutton inquired if grants were being applied for for the Goshen Garage Requests for Proposal (RFP). Mr. Lynch advised that once the proposals are received and we know what technology is going to be used, grants can then be applied for based on this information.

**PLANNING**

Mr. Moreau overviewed the Planning Division Report, which is part of the Development and Property Department Report.

**RESOLUTION NO. DP-C-11-09-58**

Moved by: Mayor Campbell  
Seconded by: Mayor Briscoe

THAT the Development and Property Department Report attached as Appendix C be approved.

CARRIED.

**NEW BUSINESS**

Mr. Moreau informed Committee that Mr. Lynch submitted his letter of resignation (retirement) effective December 31, 2011.

Mr. Moreau informed Committee that a "Renfrew County/Ottawa Valley Reverse Trade Show" will be held on October 5, 2011 at the Petawawa Civic Centre. The Reverse Trade Show is an opportunity that allows sellers of products and services to visit government display booths (CFB Petawawa, AECL, Algonquin College, the Government of Canada, Government of Ontario ministries, County of Renfrew, local municipalities, etc.) to discuss their business with the people who are in charge of buying and procurement.

Mr. Moreau then overviewed a document distributed at the meeting entitled "CP Rail Background" attached as Appendix D. Discussion followed.

**RESOLUTION NO. DP-C-11-09-59**

Moved by: Mayor Campbell  
Seconded by: Mayor Eady

THAT the Development and Property Committee recommend that County Council pass a by-law amending By-law 17-11 to establish an ad-hoc CP Rail Corridor committee comprised of the Warden, Chair of the Development and Property Committee, Chair of the Finance and Administration Committee and the Director of the Development and Property Department as a resource.

CARRIED.

**RESOLUTION NO. DP-C-11-09-60**

Moved by: Reeve Green  
Seconded by: Mayor Briscoe

THAT staff are directed to commence the creation of a project team and development of a Memorandum of Understanding (MOU) that encompasses the guiding principles for the acquisition of the rail corridor. Staff will also pursue discussions with CPR, Papineau-Cameron and the County of Lanark.

CARRIED.

Mayor Briscoe commended Mr. Moreau on a very clear and concise report.

Mr. Muzzi advised Committee that 35 foresters from Ireland will be visiting the Beachburg Tract logging operations on September 9, 2011.

**RESOLUTION NO. DP-C-11-09-61**

Moved by: Mayor Campbell  
Seconded by: Mayor Eady

THAT this meeting adjourn and the next regular meeting be held on Tuesday, October 11, 2011 at the County of Renfrew Administration Building. Time – 1:42 p.m.

CARRIED.

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

Joint Delegation to Development &  
Property Committee

CP Rail Corridor

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

**Our organizations are volunteer driven not-for-profit  
incorporations with an Executive Committee and  
Board of Directors.**

**Our Delegation represents 10 snowmobile clubs & 1  
ATV club operating in Renfrew County with a  
combined membership of 1800**

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*Our Clubs were formed to provide leadership and support to our membership, to establish and maintain quality trails throughout the County of Renfrew in conjunction with government and business partners that will be used in a safe and environmentally responsible manner to further promote the enjoyment of our individual Sports*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*With the abandonment of the CP Rail Corridor, our Clubs wish to express our interest in seeing this corridor utilized for recreational trail use. We feel that this corridor is a valuable asset for the County and must stay intact and in the public realm.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*The demise of the CP line, although an unfortunate occurrence, could be to the advantage of Tourism and Recreation within Renfrew County. A multi-use recreational trail established on this corridor could once again bring needed economic benefit to our communities.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*Due to past history of corridor abandonment in the County, we feel it is extremely important that this corridor be acquired in it's whole necessitating a joint effort by the Counties & Districts involved.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*In 1997, County Council created an Abandoned Railway Rights-of-Way Policy to deal with this issue and made a number of recommendations within including the use of these right-of-ways for outdoor recreation, parks and open space.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*In 2007, County Council received a Trails Strategy Study prepared by Stantec Consulting and motioned “that any proposals coming out of it be brought back to County Council for review and consideration”.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*This document inventoried and further identified opportunities available within the County and made recommendations for a Strategic Action Plan asking the County to “take the lead, to develop a Community Trails Organization and a long range Trails Master Plan”.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*The County of Renfrew has experience in trail management with the existing K & P corridor. Although smaller in scope, this corridor could be used as a model going forward for the CP corridor.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*As Community stakeholders in recreational trails in the County, we bring over 40 years of trails management experience to the table.*

*Snowmobiling has been ranked a major Tourism Generator in the County with an economic impact currently estimated at over 1 million dollars annually.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*Our combined Clubs Operations Budget is well over \$500,000 annually and in the past three seasons we have accessed over 1 million dollars in Federal & Provincial grants towards trail projects in Renfrew County.*

**Snow Country!** OFSC District 6  
&

**Renfrew County ATV Club**

*Although recreational ATV trail use is a relative newcomer to the County, the Club continues to grow and work co-operatively with other trail organizations. Affiliated with the Eastern Ontario Trails Alliance the RCATV Club contributes to the local trail system and this will only grow.*

**Snow Country!** OFSC District 6  
&

**Renfrew County ATV Club**

*Our individual organizations operate on a user-pay system which provides much need revenues towards operations. Jointly, we are able to access grants from our parent organizations as well as provincial & Federal Programs when available. We encourage other user groups to model their operations as such. Both organizations carry 3<sup>rd</sup> party liability coverage to protect the landowner.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

***In short, we bring real dollars to the table  
and can contribute as a partner with the  
County in the operation of a multi-use  
trail.***

***Snow Country currently has access to a  
Securement Grant to assist the County:***

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

**The Securement Grant is available to provide  
assistance to clubs for projects that have potential to  
provide long-term tenure for land  
use permission on lands held in the public domain.  
Clubs/associations are eligible to make application to  
the fund  
for projects securing a linear trail. Funds may be used  
to assist with costs such as Consulting, Legal,  
Engineering,  
Surveying and Studies and are not intended for the  
actual purchase of land.**

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*We hope that the Development & Property Committee has found our presentation helpful in deliberations regarding the CP Line. We ask that the Committee champion our cause to keep the line intact and in public hands.*

**Snow Country!** OFSC District 6  
&  
Renfrew County ATV Club

*We look forward to working with you as an active partner in what **could be** the best multi-use trail system in Ontario!*

*Thank You for your consideration*

*Please enjoy the following video which showcases a current multi-use system*

**OVG Inc.**



Presents to :  
County of Renfrew Development and Property Committee



**OVG Inc.**  
*"Windows for your world."*

### ***Company History***

- ***Shawn McHale – President***
- ***Established in June 1978***
- ***Steadily grown to be one of the largest volume commercial glazing contractors in Ontario***
- ***Currently completing projects in Ontario, Manitoba, Alberta and Labrador***
- ***Family owned business***
- ***Currently over 100 employees and will soon operating with over 70,000 sq ft of production space***

**OVG Inc.**  
**MISSION STATEMENT**

**To become Ontario's most preferred glazing contractor by 2015, through consistently delivering the highest quality workmanship and customer service**

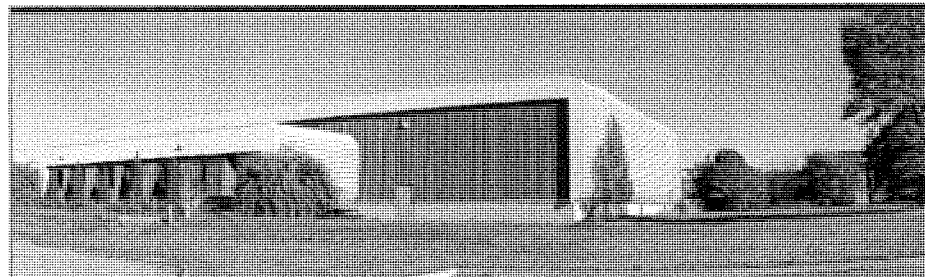


OVG Inc.  
*"Windows for your world."*



OVG Solar Inc.

OVG Inc. and OVG Solar Inc. will be taking over new 70,000 square foot production facility at 555 Hall Ave. in Renfrew, ON





**OVG Inc.**  
"Windows for your world."

We offer our services to a commercial and industrial clients' wide base of needs including:

- Unitized curtain wall systems
- Steel doors and hardware
- Interior glazing
- Industrial and security mirrors
- Commercial storefronts
- Aluminum entranceways
- Reflective coatings
- 24-Hour emergency plate replacement

We offer a comprehensive range of glass, mirror, window and door products for our residential clients including:

- Cut to size glass and mirrors
- Vinyl siding and accessories
- Vinyl windows and patio doors
- Aluminum storm doors
- Wood and aluminum clad windows
- Residential steel insulated doors
- Custom skylights
- Custom glass shower and bath enclosures
- Sash repair
- Custom sun tunnels
- Custom garage doors
- Retractable screen system
- Weather resistant shutters



**OVG Inc.**  
"Windows for your world."

### **Residential**

OVG Inc. has two full time salespeople and a dedicated installation crew to service all of our residential customers. We sell and install North Star and Bonneville windows and doors as well as cut to size glass and mirror, sash and screen repairs, garage doors, siding, sunrooms and skylights.

Our business was founded on our residential customer base and we are very proud to carry on this tradition 33 years later.

**Supply & Install**



**Remodel**

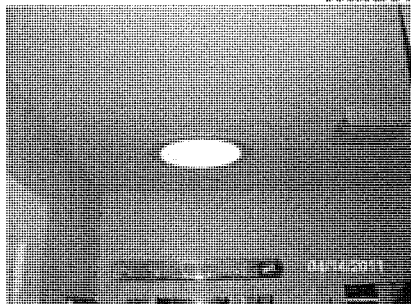


**New Construction**

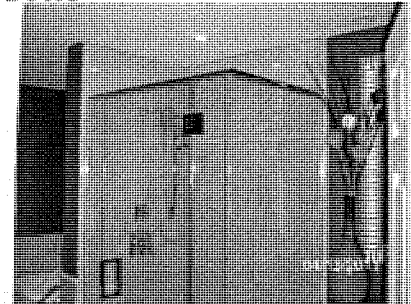
**Supply and Install**



**Windows & Doors**



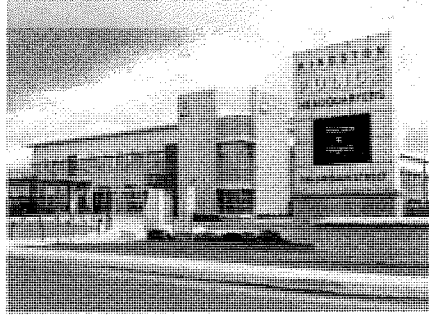
**Sun Tunnel**



**Glass Shower**

**Commercial Projects**

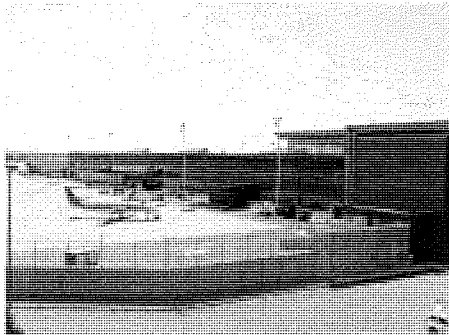
**Kingston Police  
Headquarters**



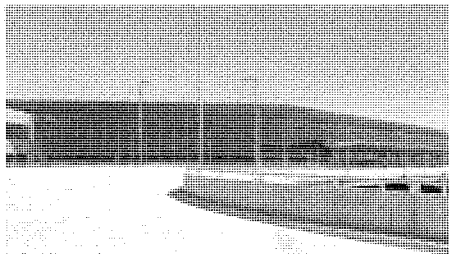
**Kingston General  
Hospital**



**Ottawa  
Airport**



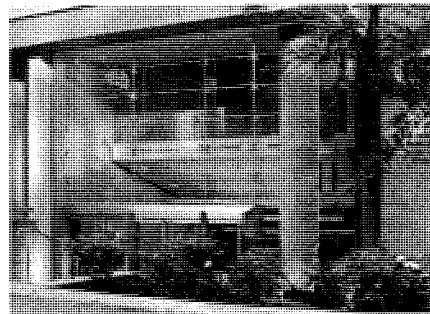
**Winnipeg  
Airport**



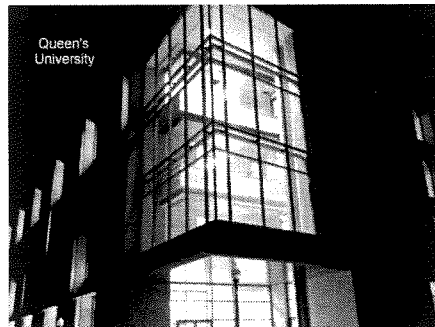
**N.U.C.C.  
Library & Learning  
Centre – North Bay**



**240 Sparks Street -  
Ottawa**



**Queen's University  
School of Medicine**



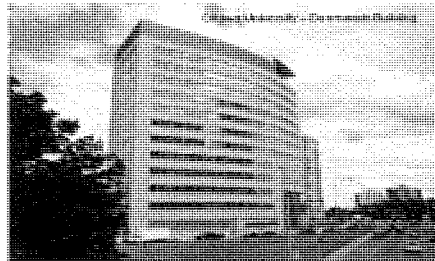
**Algonquin College**



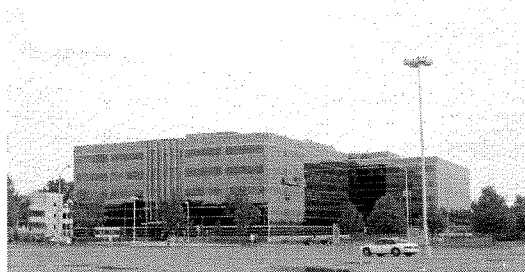
**Somerset Gardens  
Ottawa**



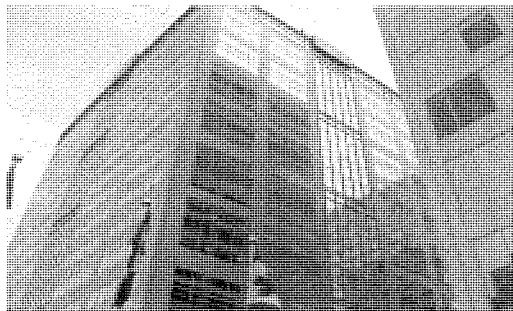
**Desmarais Building  
Ottawa University**



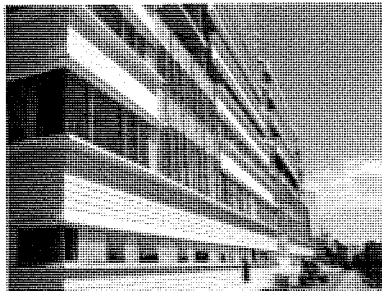
**RCMP Building  
Ottawa**



**BMO Building  
Ottawa**



**University of Ottawa  
Vanier Hall**



**Thunder Bay  
Consolidated Courthouse**



**OVG Solar Inc.**



OVG Solar Inc.

## OPA and Long Term Energy Process

- November 2010 Ontario Government released Long Term Energy Plan [www.powerauthorityontario.on.ca](http://www.powerauthorityontario.on.ca)
  - Electricity demand will grow 15% by 2030
  - Looking to be coal free by 2014 – reduce carbon emissions, major health benefits
  - Nuclear will remain 50% of supply
  - Grow Hydroelectric to 9,000MW
  - Grow Wind, Solar and Biogas to 10,700MW by 2018 or 13% of total supply for the province (up from 3% today) using the MicroFIT and FIT programs



OVG Solar Inc.

## MicroFIT Installations to Date

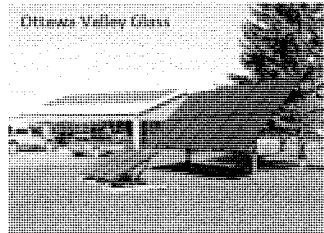
- OVG Solar has installed 70 MicroFIT Solar PV Arrays throughout Renfrew County and one FIT
- Largest Installer in the County
- Mostly 10kW Ground Mounts throughout 2010
- 7kW to 10kW Roof Mounts in 2011
- Proven track record of quality workmanship
- Accurate ROI Projections through RETScreen Analysis software tool
- Methodology : Simple and reliable for 20 yr span



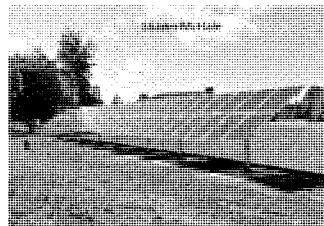
OVG Solar Inc.

## MicroFIT ROI

**OVG Inc., Barnet Blvd., Renfrew**  
**10kW Ground & Roof Mount**  
**Connected August 2010**  
**Power to date: 11,196 kWh**  
**Revenue: \$8,900**



**Shawn McHale, Hwy 132, Renfrew**  
**10kW Ground Mount**  
**Connected September 2010**  
**Power to date: 12,286 kWh**  
**Revenue: \$9,800**



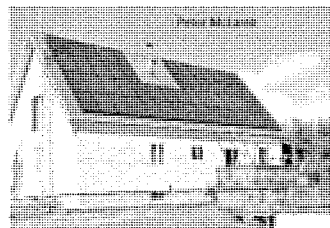
OVG Solar Inc.

## ROI

**Jeff Millar, 404 Pucker St. Renfrew**  
**10kW Ground and Roof Mount**  
**Connected July 2010**  
**Power to date: 11,773 kWh**  
**Revenue: \$9,500**



**Peter McLaren, Garden of Eden Road, Renfrew**  
**10kW Roof Mount**  
**Connected August 2010**  
**Power to date: 12,213 kWh**  
**Approx earnings \$9,500**

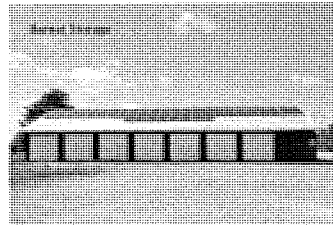




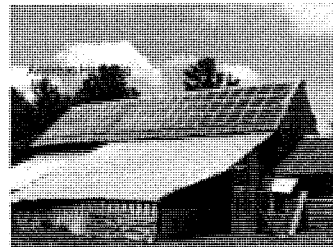
OVG Solar Inc.

## ROI

**Barnet Blvd. Storage, Renfrew**  
**10 kw Roof Mount**  
**Connected August 2010**  
**Power to Date: 12,163 kWh**  
**Revenue: \$9,700**



**Andreas Haelssig, Burnstown**  
**10kW Roof Mount**  
**Connected September 2010**  
**Power to date: 10,084 kWh**  
**Revenue: \$8,000**



OVG Solar Inc.

- FIT – Anything above 10kW is a FIT
- Major focus is on commercial rooftops due to higher buyback rates
- Pricing subject to change in October 2011

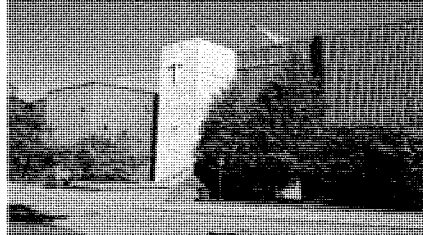
Feed-in-Tariff Program		
Prices for Renewable Energy Projects in the FIT and CFIT Programs		
Base Date: September 30, 2009		
<b>Solar PV</b>		
Rooftop	≤ 250 kW	71.3
Rooftop	> 250 ≤ 500 kW	63.5
Rooftop	> 500 kW	53.9
Ground Mounted <sup>2,4</sup>	≤ 10 MW	44.3



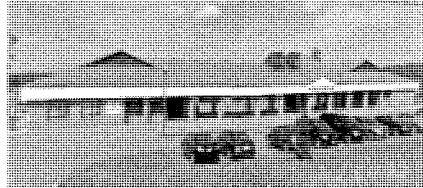
OVG Solar Inc.

## New FIT Projects – Under Construction

St. Patrick's High School  
Alta Vista Drive, Ottawa  
120kW



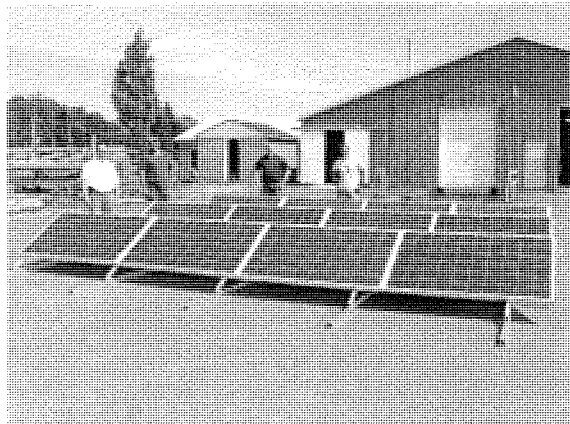
St. Gregory's High School  
North Bay, Ontario  
20kW



OVG Solar Inc.

## FIT Racking System

- Racking System for flat roof FIT applications
- Modular -12 panel design





OVG Solar Inc.

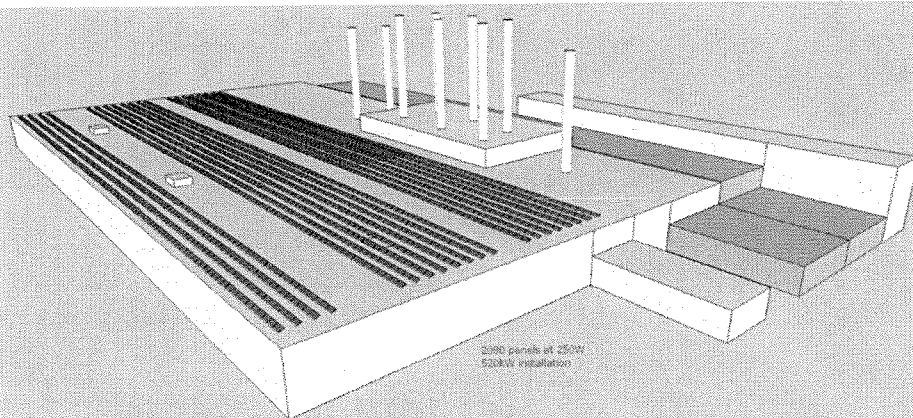
## RETScreen

- Renewable Energy & Energy Efficient Technologies Software developed by NRC
- Used worldwide for Renewable Energy Projects
- Solar, Wind, Biogas
- Solar - Meteorological data for the past 20 years using the Petawawa airport
- We factor in inefficiencies for our systems
- Take into account angle of panels on roof and orientation to true south
- Input size of system, cost and get financial ROI



OVG Solar Inc.

## **KI 3D**





OGV Solar Inc.

## KI ROI

- 5.5% year over year
- Jumps to 15% if no borrowing considered

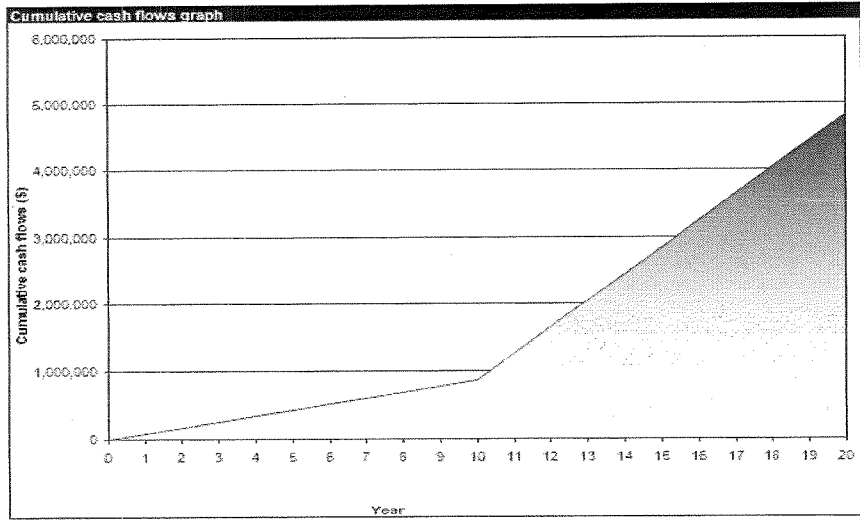
Financial viability		
Pre-tax IRR - equity	%	positive
Pre-tax IRR - assets	%	5.5%
After-tax IRR - equity	%	positive
After-tax IRR - assets	%	5.5%
Simple payback	yr	6.0
Equity payback	yr	immediate
Net Present Value (NPV)	\$	4,840,215
Annual life cycle savings	\$/yr	242,011
Benefit-Cost (B-C) ratio	#DM/0:	
Debt service coverage		1.28
Energy production cost	\$/MWh	248.12
GHG reduction cost	\$/CO2	11.9711

Yearly cash flows			
Year	Pre-tax	After-tax	Cumulative
#	\$	\$	\$
0	0	0	0
1	86,797	86,797	86,797
2	86,797	86,797	173,594
3	86,797	86,797	259,391
4	86,797	86,797	347,188
5	86,797	86,797	433,985
6	86,797	86,797	520,782
7	86,797	86,797	607,579
8	86,797	86,797	694,376
9	86,797	86,797	781,173
10	86,797	86,797	867,970
11	397,224	397,224	1,265,194
12	397,224	397,224	1,662,419
13	397,224	397,224	2,059,643
14	397,224	397,224	2,456,868
15	397,224	397,224	2,854,092
16	397,224	397,224	3,251,317
17	397,224	397,224	3,648,541
18	397,224	397,224	4,045,766
19	397,224	397,224	4,442,990
20	397,224	397,224	4,840,215



OGV Solar Inc.

## KI Cashflow





**OVG Inc.**  
*"Windows for your world."*



**OVG Solar Inc.**

**COUNTY OF RENFREW****DEVELOPMENT & PROPERTY DEPARTMENT REPORT**

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**TO:** Development and Property Committee  
**FROM:** Paul Moreau, Director of Development & Property  
**DATE:** September 6, 2011  
**SUBJECT:** Departmental Report

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**INFORMATION**1. Economic Development Division

Attached as Appendix I to this report is the Economic Development Division Report, prepared by Mr. Alastair Baird, Manager of the Economic Development Division, providing an update on activities.

2. Ottawa Valley Tourist Association

Attached as Appendix II to this report is the Ottawa Valley Tourist Association Report, prepared by Mr. Alastair Baird, Manager of the Economic Development Division, providing an update on activities.

3. Enterprise Renfrew County

Attached as Appendix III to this report is the Enterprise Renfrew County Report, prepared by Mr. Alastair Baird, Manager of the Economic Development Division, providing an update on activities.

4. Forestry Division

Attached as Appendix IV to this report is the Forestry Division Report, prepared by Mr. Jeff Muzzi, Manager of the Forestry Division, providing an update on activities.

5. Real Property Assets Division

Attached as Appendix V to this report is the Real Property Assets Division Report, prepared by Mr. Jim Lynch, Manager of the Real Property Assets Division, providing an update on activities.

6. Planning Division

Attached as Appendix VI to this report is the Planning Division Report, prepared by Mr. Charles Cheesman, Manager of the Planning Division, providing an update on activities.

**ECONOMIC DEVELOPMENT DIVISION REPORT**  
Prepared by: Alastair Baird, Manager of Economic Development  
Prepared for: Development & Property Committee  
September 6, 2011

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**INFORMATION**

1. Taste of the Valley Events in Petawawa and Barry's Bay

The first two of the four Taste of the Valley events were held on August 12, 2011 in Petawawa and August 19, 2011 in Barry's Bay. Overall, both events were deemed successful.

**Recommendation:** Receive as information.

2. Contract Information Coordinator Position

An advertisement was placed in local papers for a Contract Information Coordinator to fill the position while the incumbent is on long-term leave. Eight candidates were selected for interviews and three for second and final interviews from a total of fifty-five applicants. A successful candidate has been selected pending the required criminal background check.

**Recommendation:** Receive as information.

3. Biomass Energy Meeting in Madawaska Valley

County Economic Development staff, Forestry staff and the Director of the Development and Property Department participated in a meeting with forest industry and municipal leaders organized by Mayor Dave Shulist of the Township of Madawaska Valley. MPP John Yakabuski, Energy Critic, also attended. The purpose of the meeting was to identify opportunities for the municipality to develop wood biomass energy projects to assist the forest industry and to become more engaged in renewable and local energy production.

**Recommendation:** Receive as information.

4. Economic Development Performance Indicators

The Economic Development Performance Indicators are attached as Appendix ED-I.

**Recommendation:** Receive as information.

Economic Development Performance Indicators

	Jan.	Feb.	Mar.	Apr.	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	TOTAL
<b>Activities</b>													
Host Workshops, Conferences							1						
Host Meetings		3	2	2	2	3	3	1					18
External Business Recruitment		1	2	1	1	4	3	1					14
Internal Business Expansion			1			3	4	1					10
Attend External Business Conferences		1	1			1	1						5
Major Initiatives			1	1	1	2	2	2					10
Promotional Activity External		1	2			1	6	6					16
Advertising Activity External		1	1	1	1	2	1	1					9
<b>Outputs</b>													
Inquiries- External		3	1		2	3	2	2	1				14
Inquiries- Local		6	2		1	1	4	3	1				18
Direct Assistance to Businesses		8	4	1		2	5	2	1				23
General Email Activities		220	190	196	166	242	185	225	65				1489
General Telephone Activities		146	105	134	132	164	70	96	76				923
General Meeting Activities		8	16	15	20	9	6	5	3				82
<b>Results</b>													
New Company from External			1										1
Start-up Local													
Expansion Local		1											1
Diversification Local		1											1
Jobs Created (F/T)		7											7
Jobs Retained (F/T)													
Amount of Investment (\$)	\$350,000												\$ 350,000.00
Square Feet Industrial	20,000												20,000
Square Feet Commercial/Institutional													
Attendance at Major Initiative							3						
Funding Amounts to County Initiatives								\$25,000					\$ 25,000.00
Funding Amounts to Businesses					\$30,000								\$ 30,000.00
Funding Amounts to Municipalities													
Investigation Square Feet	200,000					10,000							252,000

Note: Based on premise of what we touch we count.

**OTTAWA VALLEY TOURIST ASSOCIATION REPORT**  
Prepared by: Alastair Baird, Manager of Economic Development Services  
Prepared for: Development & Property Committee  
September 6, 2011

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**INFORMATION**

1. **2011 Rural Ramble in the Ottawa Valley**

2011 Rural Ramble brochures have been printed and distribution completed. A new addition to the 2011 guide is the Rural Ramble passport. Ramblers are encouraged to fill out the passport and drop it off at the last site visited each weekend to be entered into a draw for a prize pack featuring unique gifts from participating Rural Ramble sites valued at over \$500. The passports also include a spot for Ramblers to vote for their favourite Rural Ramble site. The site with the most votes (one per weekend) will be named "Rural Rambler's Choice."

The number of sponsors for the Rural Ramble has increased this year to include: myFM Radio, the Renfrew Mercury, The Arnprior Chronicle, The Eganville Leader, Best Western Renfrew Inn, Whitewater Cobden Sun, Penny's Fudge Factory, MacDonald Fuels, M&R Feeds in Renfrew, Ottawa Valley Living Magazine, KI Pembroke and AECL.

**Recommendation:** Receive as information.

**ENTERPRISE RENFREW COUNTY REPORT**  
Prepared by: Alastair Baird, Manager of Economic Development Services  
Prepared for: Development & Property Committee  
September 6, 2011

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**INFORMATION**

1. Enterprise Renfrew County (ERC) Activity Report

The Enterprise Renfrew County (ERC) Activity Report for the month of July 2011 is attached as Appendix ERC-I.

**Recommendation:** Receive as information.

2. Summer Company 2011

Enterprise Renfrew County (ERC) completed exit interviews with the 14 students in this year's Summer Company program.

In celebration of this year's Summer Company students' successes, ERC held a wrap up event at Wilderness Tours in Foresters Falls on August 25, 2011. Ms. Mary Ann Taman, representing MPP John Yakabuski, congratulated the students on their success and participation in the 2011 Summer Company Program. Mr. Philipp Wood from the Ministry of Economic Development & Trade gave an overview of the Summer Company Program and also congratulated the students. Reeve Donald Rathwell of Whitewater Region Township brought greetings on behalf of the County of Renfrew and Warden Bob Sweet. There were 49 in attendance.

**Recommendation:** Receive as information.

3. Summer Company Success Story

Ms. Kylah Dobson, a 2007 Summer Company participant, started Rainbow Heritage Garden. She was one of the fifty-five innovator's that received \$5,000 for the Premier's Award for Agri-Food Innovation Excellence at the local award ceremonies held in Carlsbad Springs on July 13, 2011 (see the following websites for more information).

[http://www.omafra.gov.on.ca/english/premier\\_award/2010/events/f/rhg.htm](http://www.omafra.gov.on.ca/english/premier_award/2010/events/f/rhg.htm)  
<http://www.yourottawaregion.com/community/article/1047778--sunny-skies-ahead-for-rainbow-heritage-garden>

**Recommendation:** Receive as information.

Bridges to Better Business

Planning is underway for a Bridges to Better Business event to be held Friday, October 21, 2011 at The Renfrew Armouries in Renfrew. Funding from the Ministry has been approved and other sponsors have been approached. More details will be provided as the agenda develops and confirmations are made.

**Recommendation:** Receive as information.

ERC ACTIVITY TRACKER	Month of July			Q 1	Previous Months	Year to Date
	Renfrew	Pembroke	Combined		Q 2	
<b>A: SBEC Economic Impact:</b>						
Total Business Started	7	7	14	2	10	26
Total Business Expanded	0	0	0	0	0	0
Total Jobs Created	7	7	14	3	13	30
Total Others	0	0	0	0	0	0
<b>B: Client Contacts</b>						
Total INQUIRIES	32	53	85	437	580	1082
Website (# of page views) *			5850	18084	17340	41274
<b>Client Consultations A:</b>						
Total NEW CONSULTATIONS	5	3	8	61	55	124
Total REPEAT CONSULTATIONS	9	11	20	27	21	68
Total NEW/REPEAT CONSULTATIONS	14	14	28	88	76	192
French Language Consultations			0	0	0	0
<b>Client Consultations B:</b>						
Total CLIENT CONSULTATIONS	14	14	28	88	76	192
<b>Referral - Consultations</b>						
Total Referrals	2	6	8	53	30	101
<b>C. SEMINARS AND WORKSHOPS:</b>						
Total Seminars "Activities"	2	0	2	3	4	9
<b>"Attendance"</b>						
Total Seminar "Attendance"	34	0	34	43	229	306
<b>D. OUTREACH / NETWORKING PRESENTATION</b>						
<b>PART 1: GENERAL OUTREACH</b>						
Total Gen. Outreach/Visits/Networking	8	8	16	28	14	58
Career Fairs			0	0	0	0
Tradeshows			0	0	1	1
Total Activities*Outreach"	8	8	16	28	15	59
<b>OUTREACH / NETWORKING PRESENTATION</b>						
<b>Attendance</b>						
Total Attendance Gen. Outreach/Visits/Networking	28	112	140	583	3336	2059
Total Attendance*Outreach"	28	112	140	583	3336	5559
<b>PART 2: YOUTH ENTREPRENEURSHIP</b>						
Total Activities "Youth"	0	0	0	2	12	14
Total Attendance "Youth"	0	0	0	131	42347	42478
<b>E. EVENTS "HOSTED"</b>						
Total "Events"	0	0	0	1	1	2
<b>Attendance</b>						
Total Attendance Events	0	0	0	146	33	179
<b>F: MENTORING:</b>						
Total Protégés/Mentors Registered	0	0	0	3	0	3
<b>Activities</b>						
Total Mentor/Protégé Sessions	0	0	0	0	0	0
Total Participants	0	0	0	0	0	0

**FORESTRY DIVISION REPORT**  
Prepared by: Jeff Muzzi, Manager of Forestry Services  
Prepared for: Development & Property Committee  
September 6, 2011

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**INFORMATION**

1. **Timber Sales**

One timber sale was offered and tenders closed on August 25, 2011 with a total of 4 packages picked up. The following table outlines the results:

<b>Bidder</b>	<b>Beachburg Tract - Sale DPF 70-11</b>
Heideman and Sons (Eganville)	\$71,440.00
M.W. Miller (Eganville)	\$59,820.00

Forestry staff is in the process of entering into an agreement with the successful bidder.

**Recommendation:** Receive as information.

2. **Harvest Activities**

- Harvest and hauling operations are underway at Mask, Buck Hill and Schroeder Tracts. Operations are progressing smoothly with no problems.
- Harvest is expected to begin at Simpson Pit Road Tract within the next two weeks and Petznick Lake Tract shortly thereafter.

**Recommendation:** Receive as information.

3. **Forestry Activities**

- Work continues on the Renfrew County Forest Management Plan update. The plan is now being reviewed internally and will be forwarded to selected foresters for peer review.
- Staff attended the Silver Ring ceremony for Forestry Technician students at Algonquin College and presented the Canadian Institute of Forestry's Gold Medal Award.
- Staff provided comments regarding Algonquin Provincial Park's Forest Management Plan at the annual general meeting of Algonquin Eco Watch.
- Staff was requested to prepare speaking notes for Killaloe, Hagarty and Richards Mayor Janice Visneskie for her meeting with the Minister of Natural Resources at the Association of Municipalities Conference (AMO) in London, Ontario.
- Tree marking is underway on the Budd Mills Tract in preparation for anticipated 2012 timber sales.
- The annual regional meeting of the Ontario Professional Foresters Association will be hosted by Renfrew County on October 19, 2011. This meeting will include a field tour of the Beachburg Tract.
- Staff completed fence maintenance on the Killaloe Tract.

**Recommendation:** Receive as information.

4. Trails Activities

- Several inspections have been conducted on the K&P Trail and regular maintenance has been completed (brush hog, windfall clearing, etc.).
- The Township of Admaston/Bromley has completed extensive brushing, ditching and culvert installation operations on the trail, as well as purchased 1,000 tonnes of “A” gravel for surface application on the trail. The excellent work and cooperation of Admaston/Bromley Township staff, particularly Roads Superintendent Chris Kunopaski, is gratefully acknowledged.

**Recommendation:** Receive as information.

5. Weed Inspections

- One order to control noxious weeds was issued.
- To date, staff has responded to over 20 requests for weed identification.

**Recommendation:** Receive as information.

**REAL PROPERTY ASSETS DIVISION REPORT**  
Prepared by: James Lynch, Manager of Real Property Assets  
Prepared for: Development & Property Committee  
September 6, 2011

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**CORRESPONDENCE**

1. The following items of correspondence have been received and are attached for Committee's information.
  - (a) Appendix RP-I – Letter from Ottawa River Power thanking the County of Renfrew for participating in the Ontario Power Authority's ERIP (Energy Retrofit Incentive Program) and saveONenergy Retrofit Program. Enclosed with the letter was a cheque for \$35,863.94 (HST included) which is the incentive amount the County qualified for.

**Recommendation:** Receive as information.

- (b) Appendix RP-II – Letter from Local Authority Services Limited (LAS) announcing a rebate of \$9,239.35 to the County of Renfrew. This amount represents the County's proportionate share of the \$1 million reserve fund surplus that is being returned to members of the LAS Natural Gas Program for the 2010 program year. The funds will be divided equally between the four major facilities (Miramichi Lodge, Bonnechere Manor, Renfrew County Place, and the County Administration Building) in the same manner as in the past.

**Recommendation:** Receive as information.

**INFORMATION**

2. Real Property - Projects Update

Committee will find attached as Appendix RP-III a summary report of all projects currently underway that involve the Real Property Assets Division. All projects have been approved through the applicable Committee/Council. A legend is attached detailing the nomenclature and project steps as outlined.

**Recommendation:** Receive as information.

AUG 16 2011



283 pembroke street west – p.o. box 1087  
pembroke, ontario K8A 6Y6  
tel: 613-732-3687 – fax: 613-732-9838  
web: www.orpowercorp.com

August 12, 2011

County of Renfrew  
9 International Drive  
Pembroke, ON K8A 6W5

Attention: Jim Lynch

Dear Jim:

On behalf of Ottawa River Power Corporation, thank you for participating in the OPA's ERIP program, as well as the saveONenergy Retrofit Program.

We are pleased to enclose a cheque for \$35,863.94 (HST included) which reflects the incentive amount the County of Renfrew qualified for, based on the lighting retrofits that were installed in the two programs.

It was a pleasure to work with you on these worthwhile projects, contributing to the conservation efforts in the Province of Ontario. If there are any other programs you may be interested in and require further assistance, please contact me.

Yours sincerely,

A handwritten signature in black ink that reads "Mary Hellingman". The signature is written in a cursive, flowing style.

Mary Hellingman  
Admin. Assistant and CDM Manager

Encl.

Return to Report

*"A Proud Locally Owned Municipal Utility"*

AUG 11 2011



200 University Ave. Suite 801, Toronto ON M5H 3C6  
 Tel. 416-971-9856 - Fax: 416-971-6191  
 www.las.on.ca - email: LAS@amo.on.ca

August 4, 2011

Bob Sweet  
 Warden  
 County of Renfrew  
 9 International Drive,  
 Pembroke, ON K8A 6W5

Dear Warden Sweet:

**RE: LAS Natural Gas Program – 2010 Reserve Fund Rebate**

LAS is pleased to announce a rebate to all LAS Natural Gas Program members. The amount being rebated back to your municipality is \$9,239.35

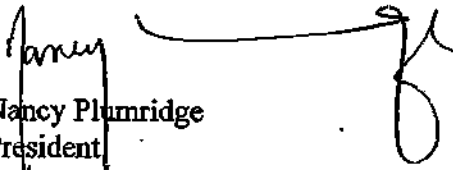
This amount represents your municipality's proportionate share of the \$1 million reserve fund surplus that is being returned to all members that had accounts enrolled in the LAS Natural Gas program during the 2010 program year (November 1, 2009–October 31, 2010).

A copy of this letter and the cheque for your municipality has been sent to the designated LAS program contact (see CC below).

Your municipality's share of the program reserve fund was calculated using actual consumption data for all accounts enrolled in the LAS program for the November 1, 2009–October 31, 2010 period. The consumption data was aggregated at the organizational level and the payment amount is based on your proportionate share of the total LAS program volume.

I trust that your municipality will welcome this cheque, and we look forward to your continued involvement in this valuable program. Should you have any questions please contact Jason Hagan, LAS Program Coordinator at ext. 320 or at [jhagan@amo.on.ca](mailto:jhagan@amo.on.ca).

Sincerely,

  
 Nancy Plumridge  
 President

CC: Paul Moreau, Director of Development and Property

Proponent / Location	Work Description	Status*				Comments		
		Pre	Quote	Const	Compl	Budget	Quotes	Actual
County Administration Building Pembroke	Clean Ductwork					\$15,000	\$21,170	On Hold due to overtime needs
	Exterior Caulking					\$50,000	\$50,000	Reduced scope to meet budget
	Automatic Louvers on Generator					\$7,000	\$9493.	Materials being fabricated
	Health Unit carpet					\$15,000		
	Floor tiles in stairs/entrances					6,500	No quotes received	
	Large Thermopanes in Hard Rock					\$15,000	No quotes received	
	Health Unit ceiling tiles					\$25,000		
	Building HVAC Automation System					\$80,000	\$42,740.	Completed.
	Pave East entrance and Parking Lot					\$175,000	\$134,848	Approx. \$20,000 extra
	HR office reconfiguration							Reconfiguration completed.
	MicroFIT Solar							
	Expo 150 stone							
	Land Encroachments							Legal waiting on direction from staff. Appraisal completed.
	Fascia damaged in windstorm in June							Insurance claim for repairs. 200 feet of fascia repaired/replaced. \$16,500 repairs. \$5000 deductible not budgeted.

Proponent / Location	Work Description	Status*				Comments		
		Pre	Quote	Const	Compl	Budget	Quotes	Actual
Provincial Offices, Pembroke	RCHC and OW office reconfiguration							Preliminary drawings being developed. Interviews with clients completed to get user requirements.
	Lease							Negotiations with Landlord (PCCC)
	Facility Improvements							Overseeing Improvements by Landlord
Ontario Works, Pembroke	Lease							Negotiations with Landlord (PCCC)
	Facility Improvements							Overseeing Improvements by Landlord
Health Unit, Pembroke	Lease							Lease drafted and submitted to Tenant. Current lease expires Feb 2012. Negotiations continue.
Public Works Garages	Energy Management Plans and Retrofits							Consulting to Public Works. Goshen Garage completed. Pembroke, Palmer Rapids, Cobden and Calabogie to be done.
	Goshen Garage							RFPs for: - Roof replacement - Heating replacement - Lighting replacement To close Sept 9, 2011
Paramedic Bases	Security							Being modified to electronic access.
	Storage of Uniforms							Developing strategy to simplify storage and distribution of uniforms.

**Status\***

- Pre** Preliminary work to develop needs and concept with customer.
- Quote** Costing by external companies underway, as per GA-01.
- Const** Construction and fabrication underway as planned.
- Compl** Project substantially complete but not yet fully signed off. (deficiencies and documentation addressed).
- ① Progress not as expected or project halted

## PLANNING DIVISION REPORT

Prepared by: Charles Cheesman, Manager of Planning Services

Prepared for: Development & Property Committee

September 6, 2010

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### INFORMATION

1. Planning Division Activity Tracker

Attached as Appendix PLAN-I is the Activity Tracker for August 2011. In August, the Division received 22 new severance applications and prepared 9 Planning Checklists for general inquiries. The GIS technicians worked on 88 mapping and GIS projects.

For the period January-August 2011, the County of Renfrew received 137 severance applications compared to 148 received over the same period in 2010.

Two new plans of subdivision were applied for in August: a 119 lot subdivision in Arnrior which also includes 122 townhouse units and an 11 lot subdivision in Chalk River.

Two plans of subdivision were draft approved in August: a 168 lot subdivision in Petawawa which also includes 146 multiple attached units and a 13 lot subdivision in the Township of Laurentian Valley.

Approvals were also given to Amendment No. 7 to the Township of Laurentian Valley Official Plan and to a part lot control by-law in the Town of Renfrew comprising 5 townhouse units.

**Recommendation:** Receive as information.

DEVELOPMENT AND  
PROPERTY DEPARTMENT

## PLANNING DIVISION ACTIVITY TRACKER

TIME PERIOD - August 2011

	Amprior	Deep River	Laurentian Hills	Petawawa	Renfrew	Admaston/Bromley	Bonnechere Valley	Brudenell, Lyndoch & Raglan	Greater Madawaska	Head, Clara & Maria	Horton	Killaloe, Hagarty & Richards	Laurentian Valley	Madawaska Valley	McNab / Braeside	North Algona Wilberforce	Whitewater Region	County-wide	TOTAL	
<b>APPROVALS</b>																				
Local Official Plan																				0
Local Official Plan Amendment													1							1
Subdivision Draft Approval				1									1							2
Number of Draft Approved Lots/Blocks				318									14							332
Subdivision Final Approval																				0
Number of Final Approved Lots/Blocks																				0
Part Lot Control By-laws					1															1
Number of Lots Created by Part Lot Control					5															5
Severances			3			1	7				6		6	1		1	5			30
<b>TOTAL FINAL AND DRAFT APPROVED LOTS</b>	0	0	3	318	5	1	7	0	0	0	6	0	20	1	0	1	5	0		367
<b>APPLICATIONS (Review &amp; Preparation of Documents)</b>																				
Official Plans																				0
Official Plan Amendments																				0
Comprehensive Zoning By-laws																				0
Zoning By-law Amendments											1		1			3				5
Severances (County) New Applications			1			1		3				2	1		4	10				22
Severances (Reports to Municipality)																				0
Minor Variances (Reports to Municipality)															2					2
Plans of Subdivision New Applications	1		1												1					3
Number of Subdivision Lots/Blocks	241		11																	252
Site Plans / Agreements																				0
OMB Hearings																				0
<b>PRELIMINARY REVIEW</b>																				
Planning Checklist								1			1			3	2	2				9
Counter & Other Inquiries			2			1		2		1	1	2		1	3					13
<b>TOTAL ACTIVITY</b>	1	0	7	1	1	2	8	0	6	0	8	2	12	3	7	10	20	0		88

137 severances received January-August 2011 versus 148 severances received January-August 2010

144 severance decisions January-August 2011 versus 133 severance decisions January-August 2010

P:\Data\County\DEVELOPMENT &amp; PLANNING\00 DEVELOPMENT &amp; PLANNING\GENERAL\PLANNING SERVICE\Planning Division Activity\2011\Planning Division Activity Tracker 2011



DEVELOPMENT AND  
PROPERTY DEPARTMENT

# GIS ACTIVITY TRACKER

TIME PERIOD - August 2011

	Amprior	Deep River	Laurentian Hills	Petawawa	Renfrew	Admaston / Bromley	Bonnechere Valley	Burdeneil Lyndoch & Raglan	Greater Madawaska	Head, Clara & Maria	Horton	Killaloe, Hegarty & Richards	Laurentian Valley	Madawaska Valley	McNab / Braselide	North Algona Wilberforce	Whitewater Region	County-wide / Pembroke	TOTAL	
<b>GIS Data &amp; Systems</b>																				
Database Maintenance			1			1													9	11
Internet GIS Maintenance																			3	3
Internet GIS Enhancements																			7	7
Metadata Creation & updates																			2	2
Data Distribution/ Contracts																			2	2
Conferences, Courses & User Groups																			6	6
Training, Reports & Presentations Delivered																				0
Technical Support																			5	5
Map document conversions & updates																			4	4
Policies & Procedures																				0
Research, Funding Applications & Budgets																				0
Request for Quote																				0
Other																				0
<b>Internal D&amp;P Dept</b>																				
Economic Development & Tourism																			1	1
Forestry & Trails																			6	6
Planning					3	1													4	8
Real Property																			6	6
Other																				0
<b>County Departments</b>																				
Administration, Finance & Information Technology																				0
Community & Social Services																			5	5
Emergency Services																			5	5
Human Resources																				0
Public Works & Engineering																				0
Other																				0
<b>External Inquiries &amp; Requests</b>																				
Municipalities						1		1					1						6	9
Agencies & Institutions																			3	3
General Public & Businesses																			5	5
Other																				0
<b>Special Projects</b>																				
Land Claim																				0
Broad Band																				0
Tracking Database																				0
DRAPE																				0
<b>Total</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>0</b>	<b>3</b>	<b>1</b>	<b>2</b>	<b>0</b>	<b>1</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>6</b>	<b>73</b>	<b>88</b>

Notes:

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## **CP Rail Background:**

The Canadian Pacific Railway (CPR) – formerly known as CP Rail between 1968 and 1996, is a historic Canadian Class I railway founded in 1881. It is now operated by Canadian Pacific Railway Limited, which began operations as legal owner in a corporate restructuring in 2001. CP's rail network serves major cities in the United States such as Minneapolis, Chicago and New York. Its headquarters are in Calgary, Alberta. It owns approximately 15,300 route miles (24,500 kilometres) of track all across Canada and into the United States, stretching from Montreal to Vancouver and as far north as Edmonton.<sup>1</sup>



The company acquired two American lines in 2009: the Dakota, Minnesota and Eastern Railroad (DME) and the Iowa, Chicago and Eastern Railroad (ICE). The trackage of the ICE was at one time part of CP subsidiary Soo Line and its predecessor line The Milwaukee Road. The combined DME/ICE system spanned North Dakota, South Dakota, Nebraska, Wisconsin and Iowa, as well as two short stretches into two other states, which included a line to Kansas City, Missouri and a line to Chicago, Illinois. DME/ICE had regulatory approval to build a line into the Powder River Basin of Wyoming.<sup>2</sup>

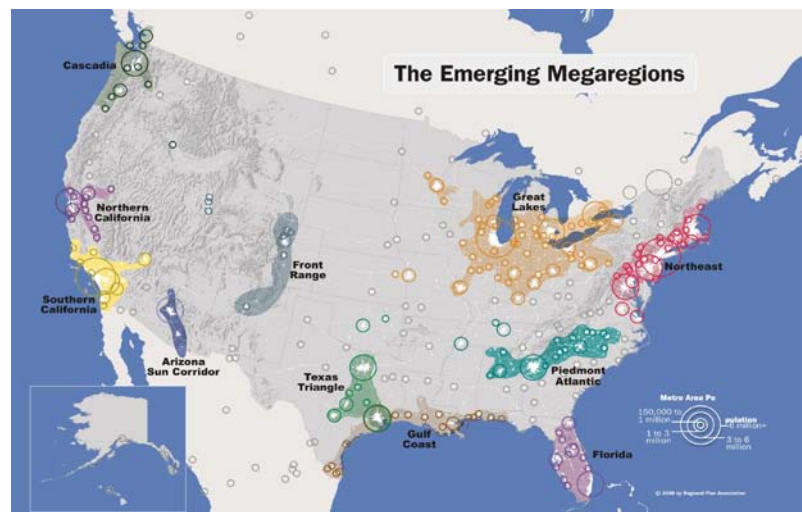
CP's primary passenger services were eliminated in 1986 after being assumed by Via Rail Canada in 1978.<sup>3</sup>

The Canadian Pacific Railway is a public company with over 15,000 employees and market capitalization of \$7 billion US in 2008. CPR earned \$5.0 billion in freight revenues in 2010.

In recent times, CPR has been focusing its efforts on the Windsor to Quebec City Corridor and key markets in the United States. Ultimately, this strategy has led to the abandonment of the line between Smiths Falls and Mattawa.

## **Abandonment Process Background:**

Fifteen years ago, the Ottawa Valley Railway (OVR) began operating a long-term lease on a 310-mile line from Smiths Falls to Sudbury owned by CP. In 1999, RailAmerica's Canadian subsidiary, RailLink, took over the OVR for its short-line service to such customers as CFB Petawawa and the pulp and paper industry. In 2009, CP ceased using the OVR for its eastbound rail cargo, opting instead to rely exclusively on its main line through Toronto. As a result, car loads dropped dramatically from over 4,000 in December 2008 to under 1,000 in December of 2009.



RailAmerica terminated its lease with the OVR on December 18, 2009. On January 5, 2010, CP advised stakeholders, including local governments, of its intent to discontinue and sell the line. Advertisements were published in February 2010, after which municipalities aggressively lobbied federal and provincial governments and OC Transpo for assistance in buying the rail line to preserve the infrastructure. These efforts were hampered by a legislative process that mandates strict time lines for bidding.

A six month negotiating period was set for private-sector interests but no viable bids were presented for the 104-mile stretch from Mattawa to Smiths Falls. Federal and Provincial governments as well as OC Transpo declined to take an interest and the net salvage value. Estimated at some \$90 million, it is not feasible for local municipalities to finance on their own.

On June 6, 2011, in a last ditch effort to save the line, a group called Transport Action Ontario (TAO) filed a formal complaint with the Canadian Transportation Agency alleging that CP had not followed the proper procedure and should be required to repeat certain steps in the process.

An August 5, 2011 decision of the Canadian Transportation Agency dismissed TAO's complaint, stating *"Based on the above findings, the Agency concludes that CP has complied with the transfer and discontinuance process set out in Part III, Division V of the CTA, and was not required to list these lines on its Three Year Plan."*

During the week of August 5, 2011, the removal of a 25 mile stretch of tracks between Meath Hill and Renfrew, Ontario began.



### **Moving Forward:**

While the abandonment of the line between Mattawa and Smiths Falls will create additional challenges for the future economic expansion of Renfrew County, it does present an opportunity to acquire the abandoned rail corridor. The summary below indicates that the County of Renfrew has the largest segment of the rail corridor within its boundary, and therefore should play a lead role in determining the future of the corridor.

- County of Renfrew to Mattawa = 23 km
- Smith Falls to County of Renfrew = 63 km
- County of Renfrew = 214 km
  - Arnprior = 3 km
  - McNab/Braeside = 15 km
  - Renfrew = 6 km
  - Horton = 13 km
  - Admaston/Bromley = 6 km
  - Whitewater Region = 35 km

- Pembroke = 6 km
- Laurentian Valley = 13 km
- Petawawa = 18 km
- Laurentian Hills = 35 km
- Head, Clara & Maria = 65 km

It is important to note that on August 27, 1997, County Council provided broad direction for the acquisition of abandoned rail corridors. The resolution is attached in its entirety as Appendix A.

**Recommended Next Steps:**

- Recommend the appointment of a CP Rail Corridor Committee comprised of the Warden and elected officials amending By-law 1-11. The Committee will be identified as an AD-HOC Committee reporting to the Development and Property Committee. (Recommend Approval at September 2011 D&P)
- Develop a Memorandum of Understanding between, County of Renfrew and Lanark County that encompasses the projects guiding principles. (Completion by October 26, 2011)
- Establish a project team consisting of the Director of Development and Property, representatives from Public Works and CAO as required. The Project team will support the CP Abandonment Committee and make recommendations. For the purpose of discussions relating to areas outside of Renfrew County, this team will also include representatives from Lanark County and the Township of Papineau-Cameron. (Completion by October 26, 2011)
- Create a Terms of Reference to be approved by the CP Abandonment Committee.
- Move forward with meetings between CPR, Papineau-Cameron, Renfrew County and Lanark County to explore options for acquiring the abandoned rail corridor.

**Resolution:**

THAT the Development and Property Committee recommend that County Council pass a by-law amending By-law number 1-11 to establish an ad-hoc CP Rail Corridor Committee comprised of the Warden, Chair of the Development and Property Committee, Chair of the Finance and Administration Committee and Director of the Development and Property Department as a resource.

**Resolution:**

THAT staff are directed to commence the creation of project team and development of a Memorandum of Understanding (MOU) that encompasses the guiding principles for the acquisition of the rail corridor. Staff will also pursue discussions with CPR, Papineau-Cameron and the County of Lanark.

## Appendix A



### **COUNTY OF RENFREW ABANDONED RAILWAY RIGHTS-OF-WAY POLICY**

(taken from Minutes of August 27, 1997 County Council minutes)

1. The County of Renfrew shall purchase future surplus abandoned railway rights-of-way as they become available, from time-to-time, for use as future transportation and utility corridors. In order to implement this policy, County Council shall seek to enter into an agreement with the owners of railway rights-of-way in Renfrew County to secure the opportunities to acquire surplus abandoned rights-of-way when such rights-of-way become available for acquisition by the County of Renfrew. Individual agreements will define in greater detail the location of lands to be made available for acquisition.

The Ottawa Valley Economic Development Committee recognizes that the costs of acquiring such rights-of-way will be funded through a variety of programs sponsored at the federal, provincial and municipal level. Public and private sector partnerships shall be encouraged for use as future transportation utility corridors, outdoor recreation, parks and open spaces.

2. That County Council, through the Ottawa Valley Economic Development Committee, develop a comprehensive abandoned railway rights-of-way corridor strategy. Municipalities with abandoned railway corridors will be asked to participate in the development and implementation of the strategy. The strategy shall be approved by County Council.
3. That the County of Renfrew consider the purchase of spurs and other associated railway corridor properties and utility corridors as such properties become available for acquisition from time-to-time. It is recognized that individual municipalities have/will be initiating actions on their own as it relates to individual abandoned railway corridors in their jurisdiction. The County of Renfrew, through the Ottawa Valley Economic Development Committee, shall only become involved in these instances if the land is to be used for purposes other than public use.
4. The Ottawa Valley Economic Development Committee, in concert with the Renfrew County Planning Committee, will develop a draft policy on abandoned railway corridors for inclusion in a County of Renfrew Official Plan, and that prior to the development of this policy an interim control by-law be established to control permitted uses and other provisions relating to the Land Planning Act. This interim control by-law will be developed in concert with the Renfrew County Planning Department, the Ottawa Valley Economic Development Department and the Renfrew County Roads Department.
5. Use of all surplus abandoned railway rights-of-way acquired or managed by the County of Renfrew shall be used for transportation facilities, utility corridors, outdoor recreation, parks and open space. For such rights-of-way which the County of Renfrew acquires, recreational and agricultural uses shall be considered interim and will only be permitted where the use is compatible with the use of such rights-of-way as future transportation and utility corridors. Use as a transportation or utility corridor will always have priority over any interim use. Public use shall be encouraged.