



Council Highlights are intended to provide a summary of Council proceedings only. The information contained within the Highlights is based on approved material from within the associated agenda packages, linked at the bottom. These reports were part of the agendas from the **Council Meeting on March 12, 2024** and the **Committee of the Whole Meeting on February 27, 2024**. For more information on any item covered in the Highlights, each article is hyperlinked to the appropriate report, which can be accessed by clicking on the title. Images are also linked to relevant resources.

A recording of these sessions is also available for public viewing on the [County's YouTube channel](#).

- Service Simcoe



Municipal Housing Project Facilities By-Law

To provide contributions and incentives to developers of affordable housing, the County is required to enact a Municipal Housing Project Facilities By-Law that sets out:

- definition of affordable housing,
- eligibility for access to affordable units, and
- a summary of the provisions that agreements respecting affordable housing are required to contain.

This By-Law allows the County to enter into agreements with and provide incentives to private, non-profit, and municipal entities for the creation of affordable housing. These incentives can include grants, loans, development charges and property tax exemptions. The County has had a Municipal Housing Project Facilities By-Law in place since 2003. The County has entered into many agreements to provide incentives for affordable rental housing development. The existing By-Law was replaced with one that contains a new definition of affordable rental housing, raising the threshold from 100% average market rent to 120% average market rent to reflect true market conditions and support mixed-income housing models accurately. The new By-Law also contains a definition of affordable homeownership and updated legislative references.



Reaching Home 2024-2025 Funding Allocations

In March 2019, the Government of Canada contracted the County of Simcoe to serve as a Community Entity (CE) under its Reaching Home (RH) Funding Program. It was recognized that the CE would align with the County's existing homelessness prevention responsibilities, including system planning and administration of related funding. The current RH agreement will be extended for four years to cover the period from April 1, 2024 to March 31, 2028, with a significant reduction of funding in years three and four. The County of Simcoe, as the CE for RH, was one of only a few community entities to receive a four-year allocation, with many communities in Canada receiving only a two-year renewal. Nevertheless, as the Community Entity, the County of Simcoe will participate in a series of advocacy initiatives to convince Infrastructure Canada to reverse the reduction in funding that is currently proposed.

The extension of the initial agreement and new funding will be administered through an amendment to the existing RH funding agreement. The blank funding agreement template was received in advance with the allocation announcement, and the final amended funding agreement with extension details is pending.

Under RH, funding must be used to support local priorities based on:

- Local RH Community Homelessness Plan;
- Endorsement from the local modernized Community Advisory Board (CAB); and
- The RH terms, conditions, and related policies and directives.

This report requested that the necessary by-law be enacted to enter into the amended funding agreement once received from Infrastructure Canada and approval of the proposed 2024-2025 funding allocations.



Organics Management

(Presentation by: Rob McCullough, Director, Solid Waste Management)

Since 2012, the County of Simcoe (the County) has made progress on the Environmental Resource Recovery Centre (ERRC). This facility's original scope included a Materials Management Facility (MMF) for the transfer of garbage and recycling, Material Recovery Facility (MRF) for the processing of recycling, administrative centre, educational centre, truck servicing facility and Organics Processing Facility (OPF).

Throughout 2023, staff worked with our technical engineering consulting firm GHD and financial consultants Ernst & Young Orenda Corporate Finance Inc. (EY) to update the technical (GHD) and financial (EY) aspects of the ERRCGHD and EY reflected these scope changes within the technical and financial reports, and incorporated updated building and processing costs that reflect the current markets.

A 20-year cost analysis was completed by EY, that compared the estimated capital and operating costs and revenues of the ERRC, to the current model of externally contracting organics processing (business as usual (BAU)). The results show that the ERRC would come at an average cost to the County of \$378.5 million, approximately \$111.6 million more than if the County were to proceed with the BAU scenario. The BAU costs were found to be grossly exaggerated as a recent competitive procurement released by the County has resulted in costing to be much lower than is currently paid for these services, so much so that the average cost of the ERRC (\$378.5 million) would be approximately \$221 million more than the BAU that reflects the new contract pricing. This is further detailed in Confidential Schedule 2 and the Financial and Resource Implications section of this Item.

For this, and the many other reasons outlined in this Item, Council approved not proceeding with the ERRC at this time, and that staff proceed with the execution of both short- and long-term organics processing contracts, that will secure the County's needs for the next twenty-three (23) years.

In addition, if the recommendations in this Item are supported by Council, staff will commence work on each of the following action items:

- recommend a location for a waste management truck servicing facility and a cart and bulky facility, and subsequently construct and operate such facilities,
- determine the best long-term organics transfer process and construct such a facility,
- review options for the ERRC site, located at 2976 Horseshoe Valley Road West, Springwater, and
- review the impacts of increasing the organics acceptance criteria to include plastic bags, diapers and/or sanitary products in future years.

[Committee of the Whole Meeting Agenda - February 27, 2024](#)

[Council Meeting Agenda - March 12, 2024](#)

Follow Us

