

UDRAC MINUTES – FEBRUARY 24, 2025



UXBRIDGE DOWNTOWN REVITALIZATION ADVISORY COMMITTEE

DATE	February 24, 2025
TIME	3 p.m. to 4:30 p.m.
LOCATION	Uxbridge Town Hall (Board Room A) & Virtual (TEAMS)
ATTENDEES	Members Present: Councillor Todd Snooks; Councillor Willie Popp; Mary Bridger (Chair); Don Andrews (Vice Chair); Craig Marlatt; Mackenzie Rintz; Joan Crosbie (V); and Craig Miller.
	Township Resources: Judy Risebrough, Project Mgr. & Committee Staff Rep.; Cody Morrison, Chief Planning Official; Courtney Clark, Director Public Works; Sierra Miller, Communications Officer; and Jennifer Gowland, Communications Assistant;
	Resources: Lori Talling (V), Invest Durham; Glen Macfarlane (V), Invest Durham; and Danielle Culp (V), Region of Durham, Transportation Planning; Michael Scott (V), Region of Durham, Project Planner.
	Regrets: Shelley Macbeth; Kristi Honey, CAO; Hilary Williams, Director By-law, Animal Control & Development Services; Katlyn Jones, Museum Curator, Tourism Coordinator & BIA and Carolyn Puterbough, OMRA.
	Public: Elliott Hoban, Resident.

1. CALL TO ORDER

Mary Bridger opened the meeting at 3:04 p.m. and asked if anyone needed to declare a pecuniary interest. None were declared.

2. REVIEW OF THE AGENDA

Mary reviewed the meeting agenda. It was noted that the wrong date was shown for the next meeting. Don Andrews made the motion to accept the agenda with the revised date. Mackenzie Rintz seconded the motion. Approved.



18. UDRAC Agenda
24-2-2025(f).pdf

3. REVIEW OF THE MINUTES

Mary reviewed the January 27, 2025, minutes. Don Andrews made the motion to approve the minutes. Craig Miller seconded the motion. Approved.



17. UDRAC Minutes
27-01-2025 (f).pdf

4. 2024 WORKPLAN UPDATE

○ Dedicated Leadership

- **Membership update:**

- Mary informed the committee that Alexandra Lazarevski has resigned from the committee due to personal reasons. The Township will send a thank you to her.

Action: At the next meeting, membership will be an agenda item to determine if we need an additional member and if so, how many and what skills and/or experience we would be seeking to ensure a broad representation.

- Judy thanked Glen Macfarlane for all the support that he has provided to Downtown Revitalization and wished him all the best in his new role with the Clarington. This was echoed by the committee members.

- **Annual Report to Council:**

- Judy thanked the members who attended the Committee Open House that was held on February 6.
- For the open house Judy created a 5-slide presentation that provides the highlights of the work of this committee. She will share the slides with the committee and will use the information as the basis for the annual report.

Action: Judy will send the 5 slides to the committee members, along with a draft Annual Report for consideration at the next meeting. The goal is that it will be presented to a meeting of the General Purpose and Administration Committee in April.

- **Summer Student Opportunity:**

- Judy informed the committee that she has approval to hire a student for the summer. The opportunity was posted, and she has received applications that she will review next week.
- The work will be primarily focused on the downtown but will also support Development Services and Bylaw.

Action: Judy will include an item on the agenda next month to discuss work that the student may be able to undertake over the summer.

Communication Sub- Committee:

- Sierra provided an update on the meeting that took place on January 27th.
 - A follow-up sub-committee is planned for immediately after this UDRAC meeting.
 - Sierra told the group that the first Mayor's newsletter had been issued and was well received.

○ **Revitalization of Lower Brock**

Development

• **Lower Brock Street Redevelopment**

- Cody provided the following updates on behalf of the building department.
 - The Township's review of the Kindred Works site plan application is underway.
 - The Township continues to work on a land assembly. The expropriation of 43/45/47 Brock St is anticipated to be complete by the end of July. The Township is continuing to work with legal to draft a RFEI for the sale of the property in anticipation of the completion of the land assembly.
 - There is a section on the myuxbridgedowntown webpage that continues to be updated with information related to the Lower Brock Street Redevelopment Project.
 - Work to date that is important to the downtown area is:
 - Removal of the Hold (H) for the C3-8
 - Official Plan Amendment
 - Zoning changes
 - Allocation policy – public meeting scheduled for Feb. 25th. The new policy is proposing an allocation of 1,000 units for the downtown, up from 600.
 - 11-13 Brock Street – the Township continues to work with the property owner to ensure that they are continuing to develop their plans.
 - 34/36 Brock St. W. The property owner has received their building permit.
- Don provided an update on his former location – 58 Brock St. W. He has sold his business to a couple who have run a successful restaurant in the Beaches for 8 years that they have sold. They are in the process of redoing the kitchen and they plan to open a licensed restaurant with 24 seats that will be open for lunch and dinner. They also have a farm-to-table business.

- The former firehall has a “for lease” sign. Cody indicated that the town has received some interest but nothing serious at this time. Some committee members suggested a micro distillery.
- Chances Are – Elliott Hoban, whose family owns the building, indicated that there may be more information available next meeting – but nothing to share at this time.
- 54 Main Street S. The owner received a CIP that the Township is finalizing with them. The plan is for 6 apartments, including one accessible apartment.
- The Foundry is building a kitchen as part of Second Wedge – information is shared on Facebook.
- Don reiterated that the property owner of the strip mall on Toronto Street/buildings on the west side of Upper Brock arranged for the parking lot to be redone, and it was done very well.
- The group understood that the Bowling Alley was going to be reopened. *(update: a discussion with the property owner on Feb. 25th revealed that a new tenant has not yet been confirmed)*
- **RED Grant – Update**
 - Render Developments have been engaged to develop an online application that will be used to promote downtown redevelopment opportunities.
 - There will be drone footage completed in May.
 - The objective is that the site will be available to the public in June.

○ Safe, Walkable Downtown

- **Parking Study**
 - Judy provided an update on behalf of Ben Kester. The plan is that the draft recommendations, that will incorporate the feedback from the UDRAC, BIA and PIC will be presented to the General Purpose and Administration Committee in late March.
 - Danielle confirmed that the Region also provided feedback. The Region noted that accessibility needed to be a focus.
 - Judy informed the group that she had heard from the Township that the angle-parking was one of the attractions for some film companies.
 - The group discussion also spoke about the size of the parking spaces. Cody noted that this is important to consider along with aisle width, given the size of the vehicles. All agreed it is something that needs to be considered for new developments including underground parking as well as future regional work that is undertaken.
- **Streetscaping**
 - A discussion took place regarding walking from one area to another area in the downtown. It was agreed that this is a topic that needs to be brought

forward in the future when we have a better understanding of the future use of Lower Brock.

- Craig Marlatt told the group that the students had been discussing a sustainable park and streetscape.

Action: Craig Marlatt will let us know when the student group are able to provide an update on their work.

- **Downtown as a Destination**

- **Heritage Railway District**

- Judy provided an update on the unscheduled presentation by Tonya Kran and Dan Barnes from RERA Canada during the Council meeting on February 24th. The purpose of the presentation was to speak to RERA Canada's proposal to bring back the heritage tourism train to Uxbridge.
- In response to their presentation Kristi informed the individuals that the only planned repairs to the railway line will be to facilitate the removal of the YDHR rolling stock and that as the township can't meet the Metrolinx insurance and liability requirements the Township is now looking at other uses for the railway station and the grounds around it.

- **Centennial Park Master Plan**

- The summary letter for the Environmental Review for Centennial Park was provided to Council on February 24th. It speaks not only about the use of the park as a landfill site but also the historical uses of the area.

Action: Judy will share a copy of the document with the committee.

- Once the parking study has been provided to Council, Courtney will issue the RFP for a plan for Centennial Park.
- It will be important for UDRAC to be involved in the development of the plan.

Volunteers & Activities

- Judy reminded everyone to look at the report she shared with the committee members and provide any input for the numbers of volunteers over the past year.
- Activities in the last month included:
 - Coldest night of the year – contact would be either North House or the Rotary.
- Judy sent an email to the Heritage Committee and invited them to the UDRAC meeting in March to provide an update. She will follow up with them to determine if this date works from them.

5. ROUNDTABLE

- Joan and Todd mentioned that the Heritage Committee was wondering if the Rural Ontario Development Program (RODP) would fund the work to establish a Heritage Conservation District. Judy informed the group that as this is a provincial program there is nothing new due to the provincial election.
- Glen said thanks for being part of the project.
- Willie highlighted the positive things he noted happening in the downtown including 9 by Tin, Little Thief Bakery, Bounty from the Boonies etc. that are all positive.
- Todd spoke about the BIA and all that progress. AGM is a happening on March 21st.

6. NEXT MEETING

The next meeting will be on Monday, March 31, 2025, at 3:00 p.m. at the Uxbridge Township Municipal Office. A virtual option will be available.