



City Council Meeting Minutes

Tuesday, October 21, 2025, 6:30 p.m.

S.H. Blake Memorial Auditorium

Present:

- Mayor Ken Boshcoff
- Councillor Rajni Agarwal
- Councillor Albert Aiello
- Councillor Mark Bentz
- Councillor Shelby Ch'ng
- Councillor Kasey Etreni
- Councillor Andrew Foulds
- Councillor Trevor Giertuga
- Councillor Brian Hamilton
- Councillor Greg Johnsen
- Councillor Kristen Oliver
- Councillor Dominic Pasqualino
- Councillor Michael Zussino

Officials:

- Krista Power, Director - Legislative Services & City Clerk
- John Collin, City Manager
- Brendan Hardick, Solicitor II
- Kayla Dixon, Commissioner - Infrastructure & Operations
- Keri Greaves, Commissioner - Corporate Services & City Treasurer
- Kerri Marshall, Commissioner - Growth
- Kelly Robertson, Commissioner - Community Services
- Cynthia Olsen, Director - Strategy & Engagement
- Matthew Pearson, Senior Advisor - Growth
- Flo-Ann Track, Council & Committee Clerk

1. City Council

Speaker: Councillor Andrew Foulds

2. Opening Ceremonies

2.1 Land Acknowledgement

Councillor Shelby Ch'ng provided a Land Acknowledgement.

2.2 Moment of Silent Reflection

2.3 National Anthem

Jayla Nelson performed the National Anthem.

3. Disclosures of Interest

Aside from those disclosures already recorded in the previous minutes as presented here, no additional disclosures of interest were announced.

4. Consent Agenda

4.1 Confirmation of Agenda

WITH RESPECT to the October 21, 2025 City Council, we recommend that the agenda as printed, including any additional information and new business, be confirmed.

4.2 Minutes of Previous City Council Meetings

The Minutes of the following Meetings of the Thunder Bay City Council, to be confirmed:

1. The Thunder Bay City Council held on October 7, 2025.

4.3 Minutes of Previous Committee of the Whole - Closed Session Meeting

The Minutes of the following Committee of the Whole - Closed Session, to be adopted:

1. October 7, 2025 Committee of the Whole - Closed Session.

4.4 Finance & Administration Standing Committee Minutes

The Minutes of the Finance & Administration Standing Committee held on Tuesday, October 14, 2025, for information was distributed separately on Friday, October 17, 2025.

4.5 Quality of Life Standing Committee Meeting Minutes

The Minutes of the Quality of Life Standing Committee held on Tuesday, October 14, 2025, for information was distributed separately on Friday, October 17, 2025.

4.6 Ward Meeting Minutes

The Minutes of the following Ward Meetings to be received:

1. Meeting 02-2025 of the Red River Ward held on October 2, 2025.

4.7 Chippewa Park Carousel Heritage Designation - By-law Amendment

Memorandum from Cory Halvorsen, Manager - Parks & Open Spaces dated September 23, 2025 providing a recommendation to amend By-law 129-1991 - Chippewa Park Carousel, specifically the lands designated as Heritage Property, for Council's consideration.

4.8 Consent Agenda Resolution

MOVED BY: Councillor Kasey Etreni
SECONDED BY: Councillor Trevor Giertuga

WITH RESPECT to the Consent Agenda for the October 21, 2025 City Council meeting, we recommend that the following items be confirmed:

- Confirmation of Agenda
- Minutes of Previous City Council Meetings
- Minutes of Previous Committee of the Whole - Closed Session Meeting
- Finance & Administration Standing Committee Minutes
- Quality of Life Standing Committee Minutes

- Chippewa Park Carousel Heritage Designation - By-law
Amendment

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

5. Presentations

5.1 Economic Growth Assessment

Jamie Taylor, CEO - Thunder Bay Community Economic Development Commission (CEDC), and Erik Karvinen, Manager - Watson & Associates Economists Ltd. appeared before Committee, provided a PowerPoint presentation relative to the Economic Growth Assessment, and responded to questions.

6. Items Arising from Closed Session

6.1 Administrative Matter - Procurement

Report 2025CLS.037 (Solid Waste & Recycling – Infrastructure & Operations) was previously presented in Committee of the Whole – Closed Session held earlier in the evening.

MOVED BY: Councillor Greg Johnsen

SECONDED BY: Councillor Albert Aiello

WITH RESPECT to Report 2025CLS.037 (Solid Waste & Recycling – Infrastructure & Operations) we recommend that Administration proceed as directed in Closed Session.

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

6.2 Property Related Matter - Lease Negotiations – Thunder Bay Community Auditorium

Report 2025CLS.034 (Realty Services) relative to the above noted was previously presented in Committee of the Whole – Closed Session held earlier in the evening.

MOVED BY: Councillor Brian Hamilton

SECONDED BY: Councillor Albert Aiello

WITH RESPECT to Report 2025CLS.034 (Growth, Development Services - Realty Services), we recommend that the key terms of the lease to be negotiated between the Thunder Bay Community Auditorium, as tenant (the “TBCA”) and the City, as Landlord, as outlined in 2022CLS.042 (Administration Services, Corporate Services & Long-Term Care) and Report 221-2022 (Corporate Services & Long Term Care), be adjusted to remove the parking lot from the leased area as further outlined within this Report:

AND THAT delegation authority to the City Manager was designated to sign any and all additional documents as may be required to further the transition of the TBCA to a fully arm’s length relationship with the City as set out in Report 221-2022 (Corporate Services & Long-Term Care):

AND THAT any necessary by-laws be presented to City Council for ratification.

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

6.3 Property Related Matter – Lease Negotiations - Thunder Bay Art Gallery

Report 2025CLS.036 (Realty Services) relative to the above noted was previously presented in Committee of the Whole – Closed Session held earlier in the evening.

MOVED BY: Councillor Shelby Ch'ng
SECONDED BY: Councillor Greg Johnsen

WITH RESPECT to Report 2025CLS.036 (Growth, Development Services - Realty Services), we recommend the lease between The Corporation of the City of Thunder Bay (the “**City**”) and Thunder Bay Art Gallery (the “**Gallery**”) dated the 24th day of April 2023 (the “**Lease**”) be amended as set out in this Report which includes amending the project completion date and adjusting milestone dates relative to weathertight completion and achievement of full funding for the project;

AND THAT the Director – Development Services be authorized to execute a lease amending agreement, and any related documentation to enact the amendments to the Lease, in form and content satisfactory to the Manager – Realty Services and the City Solicitor;

AND THAT any necessary by-laws be presented to City Council for ratification.

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

7. Reports of Administration

7.1 Introduction of the Draft Smart Growth Action Plan

Report 322-2025 - Growth - Introduction of the Draft Smart Growth Action Plan introducing the draft Smart Growth Action Plan, a community vision for sustainable growth. The Plan identifies targets to grow Thunder Bay's tax base, population, and conditions for economic growth. The 10-year plan includes over 100 actions to achieve these targets in collaboration with community partners, for information.

At the request of the Speaker, Vice-Speaker Councillor Greg Johnson assumed the Chair during the discussion of the above noted item.

The Speaker resumed the Chair.

7.2 Recess

City Council recessed at 8:21 p.m.

MOVED BY: Councillor Kasey Etreni

SECONDED BY: Councillor Dominic Pasqualino

That the City Council meeting recess until called to order by the Speaker.

For (7): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, and Councillor Brian Hamilton

Absent (6): Councillor Albert Aiello, Councillor Mark Bentz, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (7 to 0)

City Council resumed at 8:31 p.m.

7.3 Terms of Reference - Inter-Governmental Affairs Committee 2025

Report 331-2025-City Manager's Office-Office of the City Clerk providing a recommendation that the Terms of Reference for the Inter-Governmental Affairs Committee, as appended to the report as Attachment A, be approved, for Council's consideration was distributed separately on Monday, October 20, 2025.

MOVED BY: Councillor Trevor Giertuga

SECONDED BY: Councillor Mark Bentz

WITH RESPECT to Report (331-2025-City Manager's Office-Office of the City Clerk), we recommend that the Terms of Reference for the Inter-Governmental Affairs Committee, as appended to this report as Attachment A, be approved;

AND THAT any necessary by-laws be presented to City Council for ratification.

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

8. By-laws and By-law Resolution

8.1 By-law 305-2025 - A By-law to amend By-law 129-1991 - Chippewa Park Carousel

A By-law to Amend By-law BL 129-1991, to designate certain property, known as the Chippewa Park Carousel, presently located at Chippewa Park, pursuant to the Ontario Heritage Act.

8.2 By-law Resolution - October 21, 2025 - City Council

MOVED BY: Councillor Greg Johnsen

SECONDED BY: Councillor Kasey Etreni

THAT the following By-laws be introduced, read, dealt with individually, engrossed, signed by the Mayor and Clerk, sealed and numbered:

By-law Number: 305-2025

1. A By-law to amend by-law 129-1991 - Chippewa Park Carousel

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

9. New Business

9.1 Establishment of Committee of the Whole - Closed Session - Tuesday, November 4, 2025

The following resolution is presented to establish a Committee of the Whole - Closed Session Meeting on Tuesday, November 4, 2025:

MOVED BY: Councillor Greg Johnsen

SECONDED BY: Councillor Brian Hamilton

THAT a Committee of the Whole – Closed Session meeting be scheduled for Tuesday, November 4, 2025 at 5:00 p.m. in order to receive information pursuant to the Municipal Act (Section 239 (2)) relative to:

(i) A trade secret or scientific, technical, commercial, financial or labour relations information, supplied in confidence to the municipality or local board, which, if disclosed, could reasonably be expected to prejudice significantly the competitive position or interfere significantly with the contractual or other negotiations of a person, group of persons, or organization.

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

10. Notice of Motion

10.1 Notice of Motion - Amend - A Human Rights-Based Community Action Plan for Thunder Bay

At the October 28, 2024 City Council meeting, the following resolution relative to Report 384-2024 - A Human Rights-Based Community Action Plan for Thunder Bay (Growth-Strategy & Engagement) was ratified.

WITH RESPECT to Report 384-2024-City Manager's Office-Strategic Initiatives & Engagement, we recommend that the Human Rights-Based Community Action Plan (the Plan) as outlined in this report be approved;

AND THAT implementation of the Plan requiring approval or additional financial resources be brought back to Council as required;

AND THAT Administration provide progress updates to City Council as needed;

AND THAT a copy of this resolution and the Plan be sent to the Honourable Sean Fraser - Minister of Housing, Infrastructure and Communities of Canada, and the Honourable Paul Calandra - Ontario's Minister of Municipal Affairs and Housing;

AND THAT a copy of this resolution and the Plan be sent to Marie-Josée Houle, Federal Housing Advocate;

AND THAT a copy of this resolution and the Plan be sent to the Honourable Patty Hajdu, MP Superior North and Indigenous Services Minister, MP Marcus Powlowski, MPP Kevin Holland, MPP Lise Vaugeois;

AND THAT any necessary by-laws be presented to City Council for ratification.

Result: CARRIED

At the October 7, 2025 City Council Meeting, Memorandum from Councillor Rajni Agarwal, dated October 3, 2025 requesting that a Notice of Motion to Amend the resolution relating to the Human Rights-Based Community Action Plan for Thunder Bay, Report 384-2024, was introduced for debate at the October 21, 2025 City Council meeting.

Memorandum from Kerri Marshall, Commissioner - Growth dated October 15, 2025 providing information in advance of the discussion on the Notice of Motion to Amend the Human Rights-Based Community Action Plan for Thunder Bay (Report 384-2024) by deleting Item 4, the Temporary Village, from the approved ten-part plan.

Confidential Memorandum from Brendan Hardick, Solicitor II dated October 15, 2025 providing additional information to the Memorandum from Kerri Marshall, Commissioner - Growth dated October 15, 2025 was distributed separately to Members of City Council, City Manager, City Solicitor, Commissioner - Growth and Director - Strategy & Engagement only on Friday, October 17, 2025.

Memorandum from Councillor Rajni Agarwal, dated October 3, 2025 requesting that a Notice of Motion to Amend the resolution relating to the Human Rights-Based Community Action Plan for Thunder Bay, Report 384-2024, re-presented.

The following amendment relative to A Human Rights-Based Community Action Plan for Thunder Bay is presented for Council's consideration. Under Council's policy, a two-thirds vote of City Council is required.

MOVED BY: Councillor Rajni Agarwal
SECONDED BY: Councillor Trevor Giertuga

WITH RESPECT to Report 384-2024-City Manager's Office-Strategic Initiatives & Engagement, we recommend that the Human Rights-Based Community Action Plan (the Plan) as outlined in this report be amended;

AND THAT the following item 4. Temporary Village: Developing a temporary village with a capacity of up to 100 units, providing indoor sheltering options and access to essential services be deleted from the plan as proposed;

AND THAT an updated copy of the Plan, if approved, be distributed to the Honourable Gregor Robertson - Minister of Housing, Infrastructure and Communities of Canada (formerly Sean Fraser), the Honourable Robert Flack- Ontario's Minister of Municipal Affairs and Housing (formerly Paul Canandra), Marie-Josée Houle, Federal Housing Advocate, the Honourable Patty Hajdu, MP Superior North and Jobs and Families Minister (formerly Indigenous Services Minister), MP Marcus Powlowski, MPP Kevin Holland, and MPP Lise Vaugeois;

AND THAT any necessary by-laws be presented to City Council for ratification.

For (3): Councillor Rajni Agarwal, Councillor Trevor Giertuga, and Councillor Greg Johnsen

Against (10): Mayor Ken Boshcoff, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Brian Hamilton, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

LOST (3 to 10)

11. Confirming By-law and Confirming By-law Resolution

11.1 Confirming By-law Resolution - October 21, 2025 - City Council

A By-law to confirm the proceedings of a meeting of Council, this 21st day of October 2025.

MOVED BY: Councillor Mark Bentz
SECONDED BY: Councillor Kasey Etreni

THAT the following By-law be introduced, read, dealt with individually, engrossed, signed by the Mayor and Clerk, sealed and numbered:

By-law Number: 318-2025

1. A By-law to confirm the proceedings of a meeting of Council, this 21st day of October, 2025.

For (13): Mayor Ken Boshcoff, Councillor Rajni Agarwal, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Trevor Giertuga, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, Councillor Dominic Pasqualino, and Councillor Michael Zussino

CARRIED (13 to 0)

10. Notice of Motion - Re-vote

10.1 Notice of Motion - Amend - A Human Rights-Based Community Action Plan for Thunder Bay

A re-vote was requested on Notice of Motion - Amend - A Human-Rights-Based Community Action Plan for Thunder Bay.

MOVED BY: Councillor Rajni Agarwal

SECONDED BY: Councillor Trevor Giertuga

WITH RESPECT to Report 384-2024-City Manager's Office-Strategic Initiatives & Engagement, we recommend that the Human Rights-Based Community Action Plan (the Plan) as outlined in this report be amended;

AND THAT the following item 4. Temporary Village: Developing a temporary village with a capacity of up to 100 units, providing indoor sheltering options and access to essential services be deleted from the plan as proposed;

AND THAT an updated copy of the Plan, if approved, be distributed to the Honourable Gregor Robertson - Minister of Housing, Infrastructure and Communities of Canada (formerly Sean Fraser), the Honourable Robert Flack- Ontario's Minister of Municipal Affairs and Housing (formerly Paul Canandra), Marie-Josée Houle, Federal Housing Advocate, the Honourable Patty Hajdu, MP Superior North and Jobs and Families Minister (formerly Indigenous Services Minister), MP Marcus Powlowski,

MPP Kevin Holland, and MPP Lise Vaugeois;

AND THAT any necessary by-laws be presented to City Council for ratification.

For (2): Councillor Rajni Agarwal, and Councillor Trevor Giertuga

Against (10): Mayor Ken Boshcoff, Councillor Albert Aiello, Councillor Mark Bentz, Councillor Shelby Ch'ng, Councillor Kasey Etreni, Councillor Andrew Foulds, Councillor Brian Hamilton, Councillor Greg Johnsen, Councillor Kristen Oliver, and Councillor Michael Zussino

LOST (2 to 10)

12. Adjournment

The meeting adjourned at 10:07 p.m.

Mayor

City Clerk