

**Westdale Village BIA
Meeting Minutes**

Date & Time: Wednesday, September 14, 2022 @ 6:30pm

Location: via ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/82159918598?pwd=ckp2VWZ4SXBLTWZOM28wQ0ZlVVFzZz09>

Meeting ID: 821 5991 8598

Passcode: westdale

Present: David (Westdale Law), Anita (Pace Credit Union), Robert (Westdale Theatre), Ron (HPL), Lora (formerly Lora's Walk-in Closet), Tracy (Executive Director – recording)

Guests:

Regrets: Ilona Santa (Casual Gourmet), Donna (Pure Realty Brokerage), Councillor Maureen Wilson

1. **Call to order.** Meeting called to order at 6:32pm with David as Chair.
2. **Approval of Agenda.** *Motion to approve agenda. Moved by Ron, seconded by Lora. Carried.*
3. **Declarations of Interest** None.
4. **Approval of Minutes of Previous Meeting.**
 - *Motion to approve minutes of July 6, 2022. Moved by Anita, seconded by Ron. Carried.*
5. **Delegations** None.
6. **Consent items** None.
7. **Presentations** None.
8. **Discussion Items:**
 - A: City of Hamilton: Councillor Maureen Wilson**
 - Permanent patios continue!
 - Development updates:
 - 90 Carling St (backs on King property near Food Basics) - Construction moving along
 - McMaster residence. Demolition approved- when will happen?- Developer needs to submit a request to demolish – yet to be received by City. Residence expected to be completed for September 2025. Nothing seems to be moving on this project now.
 - 804-816 King St W (@ Paradise) 6 storey. Approved by the City and ready to proceed.
 - Snow sidewalk clearing - starts DEC 2022
 - confirmation that all Westdale Village King St W sidewalks will be cleared
 - Thank you Councillor Wilson.
 - Westdale construction 2022:
UPCOMING CONSTRUCTION:
 - Marion Ave S – resurfacing
 - Marion Ave N – full reconstruction
 - Resurfacing - Cline Ave S – King to Sterling, Whitton Rd, Oakwood Pl
 - Sterling - Sewer chamber work – between Oakwood Pl and Forsyth
 - Sterling – resurfacing King to Forsyth
 - Churchill Hill Park Phase 2 – north plateau to be completed soon
 - Laneway behind ScotiaBank and Shoppers: update finally completed by City. Thank you Councillor Wilson
 - LRT – some buildings torn down. Reminder request King 1 bus to remain through Westdale Village and request for another LRT stop needed between Longwood and Cootes.
 - FREE PARKING NOV 24- DEC 24. Success at BIAAC meeting to return program from cuts.
 - Election year OCT 24. New mayor to come.

B: Financial Update (Anita, Tracy):

- Bank Balance as of August 31, 2022 \$67074.35 (AUGUST statement - emailed to Board)
- \$4000 grant received from Canadian Heritage for Jubilee – going well at market.
- Other funds to come:
 - Contribution to BIA Operating Budgets Program \$11,118.12
 - Shared parking subsidy (same at 2020) \$16 067.66 – thank you Councillor Wilson.
 - Student grant CSJ ~\$12000
 - Farmer’s Market CEF \$1500
- Working to finalize things for audit 2021 and bring things up to date.
- ***Motion to receive financial update. Moved by Anita, seconded by Ron. Carried.***

C: Westdale Theatre (Bob):

- Attendance numbers increasing, working on other programming
- Hamilton Originals continue
- Outside events like film festivals, ArtsFest/ArtsWest help with revenues
- Reaching out for private rentals revenue
- New operations Manager – Alyssa
- Comedy event last week sold out
- Hopeful numbers for fall

D: Safety and Security (Anita, Tracy):

- Update on ATM issues - all ATMs now being locked overnight, PACE 1030pm-600am + security guards to check – good for village, doors open to the branch.
- Person staying at the Westdale Theatre front seems to have moved on
- Crime update: 2 commercial B/E on King West and Newton + 10 residential B/E
Lights stolen from poles – reported + barrel taken (found) + planter taken (found broken)

E: Real Estate update (Donna):

- Commercial – spots across from Shoppers under renovations
- Residential – homes are selling, low inventory

F: HPL update (Ron):

- Back open!
- Picking up, teachers pushing the library, Columbia School doing tours
- Students are back and schools are open
- Programming still a bit set back, easing back into it.
- Winter Wander Thursday

G: Business updates (Tracy):

- Smoke’s Poutinerie had successful opening
- More renovations at UPS building – a couple more food places expected, building painted, new signs coming
- Charlie’s Chopsticks building – Cinnaholic coming soon
- Westdale Barber beside Pita Pit is open
- Two barbers at old location – longest running barber shop location in City
- Pizzaiolo open
- Some activity at building where fire was beside Dragon Court, renos moving along and hoping to be done in November
- Pure Realty now OMG Frozen Treats – open and busy 10:30pm

- Bubble Tea spot to open 944 King St
- Retail artists shop to open sometime at 948 King St
- Former Pete and Kay location – upstairs now residential (just renovated and rented) main floor expected to be a restaurant
- Patios – all up and running attracting more visitors and busier evening
- Garbage issues – lots of extra garbage, request for more containers.

H: Community Outreach (Tracy):

- Filomena Tassi MP – visit at ArtsWest to see students and volunteers
- McMaster PACCR – promotion for students to be good neighbours – shovelling, no theft/damage to streetscape
- All candidates Meeting at MIP – TUESDAY 11 OCT 630-900pm
- McMaster sidewalk sale – great response. Last one in 2019 – ~75% of students did not know of Westdale Village, many struggled to mention one business for candy game 2022 – ~80% of students knew of Westdale Village and 75% had visited. 90% could name their favourite business for candy game. Most mentioned: Burnt Tongue, Paisley Coffee, Chung Chun, Basilique, Pita Pit, Saigon Asian, Snooty Fox, The Alley, Burrito Bandidos, OMG Ice Cream, TCBY, Chef Martin Sushi, Westdale Theatre, Westdale Cupcakes, Bean Bar, Walker’s Chocolates, Lazeez, Presto Tea

I: Streetscape (Tracy):

- Grasses and perennials – most doing ok
- Ferns in patio planters to “soften and clean” – doing well, just one stolen, many positive comments on the barrels
- Some electrical work needed – to get done this month
- Westdale gateway signs – painted and will add lights – issues with outlets to be fixed
- Fall cornstalks and pumpkins, truck – cost about \$1500.
Motion to approve up to \$1500 for fall decor. Moved by Anita, seconded by Ron. Carried
- Christmas Trees – very tight inventory this year, found a wholesaler for reasonable price. Need about 50 trees. More lights needed and lights displays for gardens and those stolen. Cost about \$5000.
Motion to approve up to \$5000 for lights decor. Moved by Anita, seconded by Ron. Carried

J: Strategy (Tracy):

- Theme: Westdale Village is alive and open for business, activity, live arts and PATIOS!
- Fresh, green, outdoor, safe – shop local, eat local, support local
- Tourism: Outdoor fresh – skating, trails, hiking, canoe, kayak, etc. (local, gas prices)
- Farmers and Artisans Market – Tuesdays 4-7pm June – October
- Westdale Live weekends June 17 – October 2
- Portable tables and other tents will again be used for events like ArtsFest, ArtsWest, etc.
- ArtsFest, ArtsWest, OktoberWest – outside funding for events
- Billboards for all 2022 – Main @ Haddon, Hwy 403 (ArtFest, ArtsWest, OktoberWest buys)
- 2022 schedule:
 - September – Truth and Reconciliation, Harvest, Westdale Live, Market
 - October – Oktober West SEP30-OCT2, Harvest, Westdale Live Halloween, Market
 - November – Hamilton Day NOV5, Winter Wander NOV25-27, free parking, Christmas
 - December – Christmas, free parking
- Strategic Plan/Marketing plan with City funded consultant. Process underway, working with consultants to bring report to AGM. procurement policy, hiring policy, social media policy

- AGM – Wednesday, November 9th - @ Westdale Theatre? Time 6:30pm
 - Nomination Committee/Nomination forms. Committee David and Tracy.
 - Notice of Meeting. To go out in late October.
 - Budget 2023 proposed attached. To be finalized at October meeting
 - Elections at AGM

Motion to approve and receive discussion items. Moved by Anita, seconded by Ron.

9. Notice of Motions None.

10. Motions None.

11. General Information/Other Business. None.

12. Adjournment. *Motion to adjourn. Moved by Ron. Carried* Meeting adjourned at 7:29pm

- Next Meeting October 12, 2022 at 6:30pm. AGM Wednesday, November 9th, 2022.