



## **Community Development Award Committee**

### **AGENDA**

**Thursday, May 1, 2025 5:00pm  
Biggings Room, Level 3, Civic Centre**

Live Stream: <https://www.youtube.com/user/SaultSteMarieOntario>

#### **1. Land Acknowledgement**

I acknowledge, with respect, that we are in Robinson-Huron Treaty territory, that the land on which we are gathered is the traditional territory of the Anishinaabe and known as Bawating. Bawating is the home of Garden River First Nation, Batchewana First Nation, and the Historic Sault Ste. Marie Metis Council.

#### **2. Adoption of Minutes**

Mover \_\_\_\_\_

Seconder \_\_\_\_\_

Resolved that the meeting minutes of the Community Development Award Committee meeting of March 19, 2025 be approved as presented.

#### **3. Declaration of Pecuniary Interest**

#### **4. Adoption of Agenda**

Mover \_\_\_\_\_

Seconder \_\_\_\_\_

Resolved that Agenda of the Community Development Award Committee meeting for May 1, 2025 be approved as presented.

#### **5. Discuss Evaluation Criteria**

## **6. Nominations 2022-2025**

- A. The Shoppes on TransCanada – 625 Trunk Road (2022)
- B. St. Anne's School – Residential Conversion - 139 White Oak Drive (2022)
- C. Algoma Vaccination Support Council (2022)
- D. StartUp Sault Ste. Marie (2022)
- E. The Art Hub at Spring – 504 Queen Street East (2023)
- F. Alex Muir School - Residential Conversion – 188 Kohler Street (2022)
- G. Queenscentre Building – 477 Queen Street East (2022)
- H. Windsor Place Retirement Residence – 617 Queen Street East (2023)
- I. Vicary Fremlin – Lock City Dairies (2024)
- J. Nicole Dyble - Mutual Aid Hub, Dryer Fire/Piecing it Together Shows (2024)

Committee Nominations: The Committee will consider nominating any other developments/projects that they feel should be considered for the award. See the attached list for suggestions.

## **7. Other Business**

## **8. Next Meeting(s)**

## **9. Adjournment**

Mover \_\_\_\_\_

Seconded \_\_\_\_\_

Resolved that this Committee meeting now adjourn and move into closed session.

## **10. Closed Session**

Mover \_\_\_\_\_

Seconded \_\_\_\_\_

Resolved that this Committee move into closed session to debate the merits of the nominations against each other;

Further Be It Resolved that should the said closed session be adjourned, the Committee may reconvene in closed session to discuss the same matters without the need for a further authorizing resolution.

*(Municipal Act section 239(2)(b) personal matters about an identifiable individual, including municipal or local board employees)*

## Nomination Details:

- A. The Shoppes on TransCanada – 625 Trunk Road (2022)
- Nominated by Community Development Award Committee. Nomination focused on the redevelopment of an underutilized mall into a strip mall. This development acts as a “node” for its neighbourhood, offering services and retail.
  - Article: <https://www.sootoday.com/local-news/plans-for-wellington-square-mall-facelift-revealed-2137268>
- B. St. Anne’s School – Residential Conversion - 139 White Oak Drive (2022)
- Nominated by Community Development Award Committee. Nomination focused on the redevelopment/conversion of a vacant former school. Residential intensification is encouraged by provincial policy (PPS 2020).
  - Article: <https://www.saultstar.com/news/local-news/new-housing-units-get-nod-from-city-council>
- C. Algoma Vaccination Support Council (2022)
- see attachments for nomination information
- D. StartUp Sault Ste. Marie (2022)
- see attachments for nomination information
- E. The Art Hub at Spring – 504 Queen Street East (2023)
- see attachments for nomination information
- F. Windsor Place Retirement Residence – 617 Queen Street East (2023)
- Nomination of the Community Development Award Committee.
  - Nomination focused on the façade improvements and the redevelopment of a prominent building in downtown Sault Ste. Marie.
  - Article: <https://www.sootoday.com/rooted/were-really-proud-of-it-a-new-era-for-iconic-windsor-park-landmark-7001784>
- G. Alex Muir School - Residential Conversion – 188 Kohler Street (2022)
- Nominated by Community Development Award Committee. Nomination focused on the redevelopment/conversion of a vacant former school. Residential intensification is encouraged by provincial policy (PPS 2020).
  - Article: <https://www.sootoday.com/local-news/look-what-theyre-doing-with-the-old-alex-muir-public-school-3-photos-987126>
- H. Queenstown Centre – 477 Queen Street East (2022)
- Nominated by Community Development Award Committee. Nomination focused on the façade improvements and the lobby construction.
  - Example photos of façade improvements:  
<https://saldangroup.com/projects/queenscentre/>

- I. Vicary Fremlin – Lock City Dairies (2024)
  - see attachments for nomination information
- J. Nicole Dyble - Mutual Aid Hub, Dryer Fire/Piecing it Together Shows (2024)
  - see attachments for nomination information

Nominees removed from last year's list (can be added back in if Committee feels they should be considered this year)

- SSM District Labour Council
- Batchewana First Nation – Whitefish Island Trails
- Breakfast Pig
- Village Media
- Suzanne Hanna Memorial Community Garden
- Station Tower
- Grocer 4 Good
- Audrey Vair – Masks for AFS/DSSMSSAB

Committee Nomination Suggestions to Consider:

- A. Legion Apartments – 96 Great Northern Road
  - Article: <https://www.cbc.ca/news/canada/sudbury/sudbury-sault-ste-marie-legion-tackles-affordable-housing-1.6792431>
- B. 110 Pim Apartments – 110 Pim Street
  - Article: <https://www.sootoday.com/spotlight/redefining-modern-living-at-one-ten-pim-a-historic-property-reimagined-in-downtown-sault-ste-marie-10502655>
- C. Café 4 Good – 326 Queen Street
  - Article: <https://www.sootoday.com/lets-eat/cafe-4-good-the-eatery-with-an-important-difference-9785497>
- D. Soo Market – 73 Brock Street
  - Article: <https://www.sootoday.com/spotlight/a-new-home-for-local-vendors-mill-market-reinvents-itself-to-soo-market-for-move-downtown-7464260>
- E. Northway Wellness Centre – 145 Old Garden River Road
  - Article: <https://www.sootoday.com/local-news/northway-wellness-centre-averaging-17-clients-in-care-per-day-7725665>

## Steve Zuppa

---

**From:** Rory Ring <rory@ssmcoc.com>  
**Sent:** Monday, June 6, 2022 12:06 PM  
**To:** Peter Tonazzo; HSPINC; Derek Jackson  
**Cc:** Don Ferguson; Maggie Murray; Rory Ring  
**Subject:** Nominations sought for 2022 Community Development Award  
**Attachments:** AVSC Award Submission Community Development.pdf

This email originated outside of the Corporation of the City of Sault Ste. Marie.  
Do not open attachments or click links unless you verify the sender and know the content is safe.

Good afternoon Peter, I hope all is well with you and the family. Please accept this submission on behalf of the Algoma Vaccination Support Council (AVSC) for consideration of the Community Development Award 2022. I encourage your review of the website for AVSC as well as the page for the Rapid Test Program, administered through the AVSC, for a comprehensive view of the activity this volunteer group participated in for the betterment of our community. Be sure to listen review the video as well.

Should have any questions do not hesitate to contact myself or the Co-Chairs, Louise and Derek..

[Algoma Vaccination Support Council - Sault Ste. Marie Chamber of Commerce, ON \(ssmcoc.com\)](https://ssmcoc.com)

[Rapid Antigen Screening Kits - Sault Ste. Marie Chamber of Commerce, ON \(ssmcoc.com\)](https://ssmcoc.com)

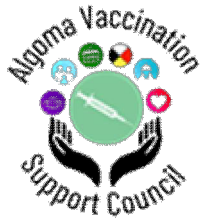
Respectfully,

Feel free to respond to this email or give me a call any time. Enjoy your day.

[#InThisTogetherSSM](https://ssmcoc.com)

Rory Ring, MBA CCE  
Chief Executive Officer  
Sault Ste. Marie Chamber of Commerce  
369 Queen Street East, Suite 1  
Sault Ste. Marie, ON P6A 1Z4  
Cell: 705-255-4361 Fax: 705-759-8166  
Email: [rory@ssmcoc.com](mailto:rory@ssmcoc.com)  
Visit us online at [www.ssmcoc.com](http://www.ssmcoc.com)





**Now more than ever, we are here to be your voice, represent our businesses, sustain business, and be a part of a robust plan for recovery.**

To help our member businesses, please note the resource links below that we hope will assist with business planning and continuity efforts regarding the COVID-19 pandemic. These resources, along with others, can be found on our website – [www.ssmcoc.com](http://www.ssmcoc.com)

[Algoma Public Health Novel Coronavirus Page](#)

[The Ontario Chamber of Commerce Pandemic Preparedness Toolkit for Businesses](#)

[The Canadian Chamber of Commerce Pandemic Preparedness for Business](#)

[The Ontario Government Novel Coronavirus Page](#)

[Government of Canada COVID-19 Resources](#)



*This message is for the designated recipient only and may contain privileged, proprietary, or otherwise private information. If you have received it in error, please notify the sender immediately and delete the original. Any other use of the email is prohibited.*

**Stay connected to us online**

[Visit Our Website](#)

[Like us on Facebook](#)

[Follow me on twitter](#)

[View our profile on LinkedIn](#)

[View on Instagram](#)

## SUBMISSION FOR 2022 COMMUNITY DEVELOPMENT AWARD



In March 2021, the Sault Ste. Marie Chamber of Commerce (SSMCOC), its STRIVE Young Professionals Group Chair, Derek Jackson and a number of local leaders like Louise Ciacco Tett from Health & Safety Professionals Inc. created The Algoma Vaccination Support Council (AVSC) to increase vaccination literacy, disseminate credible information curated by the Ontario and Canadian Chambers and amplify important messaging from Algoma Public Health about local vaccination efforts, the importance of pandemic protocols, and to assist with the deployment of Rapid Tests to our businesses.

The founding working group included over 50 local businesses, the City of Sault Ste. Marie, organizations, and community stakeholders in Sault Ste. Marie and area, and an impressive number of local businesses and organizations who volunteered to implement these efforts. These founding members represented tens of thousands of local workforce members in the Algoma region and influenced many families and citizens decision to be vaccinated out of respect for their fellow community members.

AVSC support was provided wherever possible, such as providing food and beverages for vaccination clinic staff and volunteers and transportation for those unable to secure transportation to clinics. The AVSC has provided support to Algoma vaccination hubs including the GFL Memorial Gardens Mass Vaccine Hub, the Sault Ste. Marie Indian Friendship Centre, communities of Thessalon, Elliott Lake, Richards Landing and Blind River, as well as clinics in Garden River, Batchewana and Thessalon First Nations. Information was also channeled to our immigrant population through the Local Immigration Partnership.

The AVSC supported frontline healthcare workers and volunteers by providing meals and snacks during their long shifts at vaccine clinics. Volunteers coordinated a lunch and snack program at clinics across Algoma boosting morale and acknowledging the important role they play in keeping our communities safe and protected.

To date, the AVSC has received over \$80,000 in contributions from local businesses and private individuals. When the AVSC provided lunches and snacks to the team members and volunteers at area clinics, it sourced everything from area restaurants, delis, and caterers, injecting these donations back into local economies and keeping their staff working.

In a joint effort with the Sault Ste. Marie Chamber of Commerce, the AVSC distributed Rapid Antigen Tests to local small businesses. This program keeps workplaces safe by helping prevent covid-19 outbreaks at businesses. To date, 65,000 tests have been distributed to small businesses with less than 150 employees.



Both members and non-members were engaged at all levels of the AVSC and communities throughout the Algoma Region. With a population of 118,000 covering over 48,000 square kilometers the AVSC was able to impact most of the urban and rural centres in the region.

The AVSC received honorary recognition by the Algoma Public Health Unit as a Community Health Champion and has received accolades from the Mayors, MPPs and MP for its work to support local vaccination efforts and champion frontline staff and volunteers. While clinics have been reduced the AVSC remains committed to ongoing support and is at the ready to be engaged in a moment's notice.

To hear the testimonials, visit:

<https://youtu.be/WJtFPrzBEvI>

For more details visit on the AVSV visit:

<https://www.ssmcoc.com/algoma-vaccination-support-council>

For Rapid Test details visit:

<https://www.ssmcoc.com/rapid-antigen-screening-kits>

Thank you to our **Algoma Vaccination Support Council** members and supporters...





## **Executive Summary**



### **Vision/Mission**

To connect Sault Ste. Marie's entrepreneurs with the tools, community, and support they need to start and build their businesses.

### **The Problem**

Research has shown that entrepreneurship can be a lonely journey and that prolonged loneliness can lead to depression, stress, and anxiety. Add to this the fact that over 20% of new businesses fail in the first year, and nearly 50% fail by year five. Many entrepreneurs don't know where to get the help they need to start and grow their business.

Startup Communities like StartUP Sault Ste. Marie create a community of entrepreneurs, innovators, and like-minded peers to build connections and camaraderie. Startup Communities provide ongoing support, mentorship and regular networking opportunities to reduce the isolation, share advice, direct members to essential business resources and improve the odds of success.

### **Startup Communities**

Startup communities are a concept that has been written about extensively and proven to be effective in developing thriving entrepreneurial ecosystems, even in smaller communities. In 2012, Startup Canada embarked on a national community-building exercise, to kick-start a conversation about how we can better support Canadian entrepreneurs and cultivate an entrepreneurial culture. The exercise concluded that Canadian entrepreneurship needed to be fueled from the bottom-up by supporting the development of vibrant entrepreneurial communities, led by entrepreneurs. This conclusion was supported by entrepreneur and investor Brad Feld through his book, Startup Communities, and subsequent book, The Startup Community Way.

More than 45 startup communities exist across Canada, including StartUP Sault Ste. Marie, which was founded as a grassroots movement in late 2013, and incorporated as a non-profit in 2019. StartUP Sault is led by a volunteer working board of directors and other volunteers in the community.

### **Business Model**

StartUP Sault operates without government funding, instead relying on event sales and sponsorship, program sponsors, and limited partner funding.

### **Impact to Date**

- Over 100 events hosted, including Startup Canada Awards
- Over 2,000 entrepreneurs and students impacted
- Partnerships with eight service providers
- Growing membership of 50+ entrepreneurs

## Board of Directors

- Nevin Buconjic, MBA – Founder & President. Entrepreneur, author and economic development professional.
- Kathleen Heymans – Vice President. Manager of Economic Development, City of Sault Ste. Marie.
- Kelly Burton – Treasurer. Entrepreneur and economic developer.
- Kayla Isabelle – Director. CEO @ Startup Canada
- Juan Moreno – Director. Software developer and entrepreneur.
- Tim Harmar – Director. Lawyer, Wishart Law Firm LLP
- Kirstin Dias – Director. Marketing Director, YNCU, author and entrepreneur.
- Chenoa Naylor – Director. Mortgage Advisor and Internet Marketing Specialist.

## Needed Resources

StartUP Sault is looking for partners and sponsors who share our mission for developing a supportive community for hundreds of entrepreneurs in Sault Ste. Marie and area. We are seeking financial sponsorships and donations, in-kind resources, and entrepreneurs to provide mentorship and guidance to the next generation of entrepreneurs.



## Steve Zuppa

---

**From:** nevin@digitaladventures.ca  
**Sent:** Friday, May 20, 2022 2:19 PM  
**To:** Peter Tonazzo  
**Subject:** RE: Community Development Award  
**Attachments:** StartUP Sault Executive Summary May 2022.pdf

This email originated outside of the Corporation of the City of Sault Ste. Marie.  
Do not open attachments or click links unless you verify the sender and know the content is safe.

Hi Pete,

I would like to nominate StartUP Sault Ste. Marie – a volunteer initiative to build our community of entrepreneurs and innovators that has existed since 2013.

Please see attached.

I hope the judges can think outside the box as development is not always physical space.

Thanks!

Nevin

---

**From:** Peter Tonazzo <p.tonazzo@cityssm.on.ca>  
**Sent:** May 20, 2022 11:13 AM  
**To:** nevin@digitaladventures.ca  
**Subject:** RE: Community Development Award

Hi Nevin,

Sincerest apologies, this one fell through the cracks.

Best way is to send me an email. Traditionally, the community development award has been more of a bricks and mortar award, but the criteria are consciously broad to include more socially or economically minded developments, but there normally is a physical space (bricks and mortar) associated with them.

Give me a call if you want to chat further.

**Peter Tonazzo, RPP**  
Senior Planner  
Planning & Enterprise Services  
705.759.2780 [p.tonazzo@cityssm.on.ca](mailto:p.tonazzo@cityssm.on.ca)

**CITY OF SAULT STE. MARIE**  
99 Foster Drive, Sault Ste. Marie, ON P6A 5X6  
[saultstemarie.ca](http://saultstemarie.ca)



---

**From:** [nevin@digitaladventures.ca](mailto:nevin@digitaladventures.ca) <[nevin@digitaladventures.ca](mailto:nevin@digitaladventures.ca)>  
**Sent:** Friday, May 20, 2022 11:05 AM  
**To:** Peter Tonazzo <[p.tonazzo@cityssm.on.ca](mailto:p.tonazzo@cityssm.on.ca)>  
**Subject:** RE: Community Development Award

This email originated outside of the Corporation of the City of Sault Ste. Marie.  
Do not open attachments or click links unless you verify the sender and know the content is safe.

Pete? What is the best way to apply?

---

**From:** [nevin@digitaladventures.ca](mailto:nevin@digitaladventures.ca) <[nevin@digitaladventures.ca](mailto:nevin@digitaladventures.ca)>  
**Sent:** May 13, 2022 3:50 PM  
**To:** 'p.tonazzo@cityssm.on.ca' <[p.tonazzo@cityssm.on.ca](mailto:p.tonazzo@cityssm.on.ca)>  
**Subject:** Community Development Award

Hey Pete,

Just wondering if you think StartUP Sault would qualify as a community development initiative for that award?

We are a non-profit made up of entrepreneurs and volunteers who have hosted over 100 events in the last 8 years, to build a community to support and provide the tools necessary for local entrepreneurs to succeed.

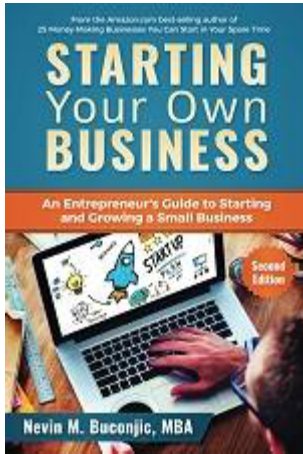
[www.startupsault.ca](http://www.startupsault.ca)

I have a lot more details I could share, but is this the kind of thing that would be considered?

Thanks.

**Nevin M. Buconjic, MBA**  
Entrepreneur & Author  
[www.nevinbuconjic.com](http://www.nevinbuconjic.com)  
Founder and Community Lead, StartUP Sault  
[www.startupsault.ca](http://www.startupsault.ca)

My new book is available now!



Individuals who submit written correspondence or information to the City should be aware that any personal information contained in their communications may become part of the public record and made available to the public through the Council Agenda process or that of a committee of Council or a local board.



**Nomination Form  
Community Development Award**

If additional space is required, please attach and check here (    )

**Nominator**

Name of nominating individual, group or organization:

Katie Marchese

---

Contact person (if different from above):

---

Postal Address: [REDACTED]

Postal Code: [REDACTED]

Tel: [REDACTED]

E-Mail: [REDACTED]

**Nominee**

Name of Nominee: Marnie Stone for The Art Hubb

---

Postal Address: 504 Queen St E

---

Postal Code: P6A 2A1    Tel: [REDACTED]    Fax:

---

1. Description of community development projects worthy of recognition. Please address one or more of the above criteria.

The Art Hubb, opened by Marnie Stone, has taken an otherwise vacant building and created a place for artists to create, display, and sell their art. There are no prerequisites to have artwork on display, other than an understanding that if sold there is a very reasonable 20% commission. During open houses that coincide with downtown street closures and events, and for its own events outside of the downtown, the Art Hubb is a welcoming environment to all walks of life. Anyone is able to enter, climb the beautiful staircase, and be transported to a space of calm, creativity, and inspiration. As an artist just opening my eyes to the possibilities, the Art Hubb has made what has been a dream for myself and many other local artists, see that their dream is attainable and quite like could become (or already is), a reality. Marnie's supportive nature for the arts is just what our city needs.

Send to: Community Development Award Committee, c/o  
Planning Division  
99 Foster Drive, P6A 5X6  
[planning@cityssm.on.ca](mailto:planning@cityssm.on.ca)

### **Collection of Personal Information Notice**

Personal information on this registration form is collected under the authority of the Municipal Freedom of Information and Protection Act, R.S.O. 1990, Chap. M56 and will be used solely to determine applicable information necessary for application of the Sault Ste. Marie Municipal Heritage Committee – Heritage Award. Questions about this collection should be directed to the above noted address.

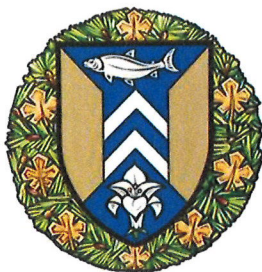
---

### **For Office Use Only**

Date Application Received: \_\_\_\_\_

Application Received By: \_\_\_\_\_





**Nomination Form  
Community Development Award**

If additional space is required, please attach and check here (   )

**Nominator**

Name of nominating individual, group or organization:

Rheanna Fremlin

Contact person (if different from above):

Rheanna Fremlin

Postal Address: \_\_\_\_\_ Postal Code: \_\_\_\_\_

Tel: \_\_\_\_\_ E-Mail: \_\_\_\_\_

**Nominee**

Name of Nominee: VICARY FREMLIN \_\_\_\_\_

Postal Address: \_\_\_\_\_

Postal Code: \_\_\_\_\_ Tel: \_\_\_\_\_ Fax: NA \_\_\_\_\_

1. Description of community development projects worthy of recognition. Please address one or more of the above criteria.

Vicary Fremlin has shown outstanding business skills over the last 50 years. From the beginning, he has used those business skills to invest back into this community. A few recent examples of this are the following:

He recently expanded his operations at Lock City Dairies increasing employment  
Purchased Springer Aerospace saving hundreds of locals jobs  
He is also expanding his fields on his farm, Diamond J Farms furthering his impact in agriculture.  
Is renovating a school in Bruce Mines that he purchased to help aid in the housing crisis.

He does not only invest in the community by providing employment, he also invests by being charitable. Examples of this include:  
Funding the Canada Day fireworks  
Providing free milk to women without partners  
Donating product and delivery to multiple charities including the Soup Kitchen, Bruce Mines Food Bank, Salvation Army and more  
He sponsors many local sports teams such as the Soo Greyhounds, U13AA team and more.

He is also charitable in private. One example of this that I can share is regarding a family who lost their home in a fire and are currently being housed by Vic at his school.

Vic Fremlin does not do what he does for recognition or awards, however I do believe that he has had the greatest impact on our community and recognizing this would validate his efforts and encourage others to follow in his footsteps.

Thank you for your consideration,

Rheanna Fremlin

Send to: Community Development Award Committee, c/o  
Planning Division  
99 Foster Drive, P6A 5X6  
[planning@cityssm.on.ca](mailto:planning@cityssm.on.ca)

### **Collection of Personal Information Notice**

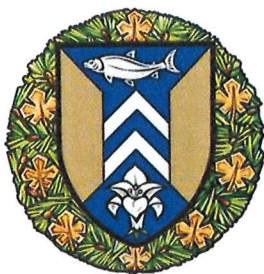
Personal information on this registration form is collected under the authority of the Municipal Freedom of Information and Protection Act. R.S.O. 1990, Chap. M56 and will be used solely to determine applicable information necessary for application of the Sault Ste. Marie Municipal Heritage Committee – Heritage Award. Questions about this collection should be directed to the above noted address.

---

### **For Office Use Only**

Date Application Received: \_\_\_\_\_

Application Received By: \_\_\_\_\_



**Nomination Form  
Community Development Award**

If additional space is required, please attach and check here ( **x** )

**Nominator**

Name of nominating individual, group or organization:

Julie Bungay

Contact person (if different from above):

\_\_\_\_\_

Postal Address: \_\_\_\_\_

Postal Code: \_\_\_\_\_

Tel: \_\_\_\_\_

E-Mail: \_\_\_\_\_

**Nominee**

Name of Nominee: Nicole Dyble

Postal Address: \_\_\_\_\_

Postal Code: \_\_\_\_\_ Tel: \_\_\_\_\_ Fax: \_\_\_\_\_

1. Description of community development projects worthy of recognition. Please address one or more of the above criteria.

Please see the attached PDF document which has the description of the community development projects worthy of recognition for Nicole Dyble, meeting many of the points of criteria as shown above.

Send to: Community Development Award Committee, c/o  
Planning Division  
99 Foster Drive, P6A 5X6  
[planning@cityssm.on.ca](mailto:planning@cityssm.on.ca)

### **Collection of Personal Information Notice**

Personal information on this registration form is collected under the authority of the Municipal Freedom of Information and Protection Act. R.S.O. 1990, Chap. M56 and will be used solely to determine applicable information necessary for application of the Sault Ste. Marie Municipal Heritage Committee – Heritage Award. Questions about this collection should be directed to the above noted address.

---

### **For Office Use Only**

Date Application Received: \_\_\_\_\_

Application Received By: \_\_\_\_\_