



**REGULAR MEETING OF COUNCIL
AGENDA
TUESDAY MAY 19, 2026 AT 6:00 P.M.**

**DR. S. F. MONESTIME MUNICIPAL COUNCIL CHAMBERS
160 WATER STREET, MATTAWA ON**

**Zoom Meeting Access: 1-647-374-4685
Meeting ID Code: 822 2157 4516
Passcode: 231942**

- 1. Meeting Called to Order**
- 2. Announce Electronic Participants**
- 3. Adoption of Agenda**
 - 3.1 To Adopt the agenda as amended
- 4. Disclosures of a Conflict of Interest**
- 5. Presentations and Delegations**
- 6. Adoption of Minutes**
 - 6.1 Regular Meeting of April 27, 2026
 - 6.2 To adopt the minutes as presented or amended
- 7. Notice of Motions**
 - 7.1 Support for Growing Canada's Community Canopies Initiative
- 8. Correspondence**
 - 8.1 Township of Madawaska Valley – Support Bill 21, Protect Our Food Act, 2025
 - 8.2 Mattawa North Bay Algonquin First Nation – Invitation to National Indigenous Peoples Day
 - 8.3 MPAC – 2025 Annual and Performance Report
 - 8.4 Jp2g Consultants Inc – 2025 Annual Monitoring Report Mattawa Landfill
 - 8.5 Luce Zeus – John Street Roadside Safety report 26-20R
 - 8.6 Township of South Algonquin – Employment Insurance Program
 - 8.7 FONOM - OTA Media Release on Highway 11 & 17
 - 8.8 North Bay Parry Sound District Health Unit – Medical Officer of Health Report & Meeting Minutes

8.9 DNSSAB – 2025 Annual Report

8.10 FONOM – Nair Centre Mill Curtailment

8.11 Town of Halton Hills – Provincial-Municipal Fiscal Framework

8.12 United Counties of Stormont, Dundas & Glengarry & Municipality of Wawa – Land Transfer Tax

9. Information Reports – Motions

10. By-Laws

10.1 By-law 26-12 – 2026 Municipal Operating Budget
BEING a By-law to adopt the 2026 Municipal Operating Budget

10.2 By-law 26-13 – Tax Ratios for 2026
BEING a By-law for establishing tax ratios for the current taxation year.

10.3 By-law 26-14 – Rate of Taxation for 2026
BEING a by-law to fix the tax rates and to provide for the levy and collection of municipal and education taxes for the year 2026.

11. Old Business

11.1 Library Proposal from Report # 26-01R

11.2 Rosemount Valley Suites Rental Rates from Report # 26-16R

11.3 John Street Roadside Safety from Report # 26-20R

12. New Business

13. Questions from Public Pertaining to Agenda

14. In Camera (Closed) Session

15. Return to Regular Session

16. Motions Resulting from Closed Session

17. Adjournment

17.1 Adjournment of the meeting

DATE: TUESDAY MAY 19, 2026

3.1

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

BE IT RESOLVED THAT this meeting agenda dated Tuesday May 19, 2026 be adopted as amended to remove information report # 9.1 Police Service Board (PSB) Report # 26-22R.

THE CORPORATION OF THE TOWN OF MATTAWA

The minutes of the Regular Meeting held Monday April 27, 2026 at 5:00 p.m. in the Dr. S.F. Monestime Council Chambers.

Council Present: Mayor Raymond A. Bélanger
Councillor Mathew Gardiner
Councillor Fern Levesque
Councillor Loren Mick
Councillor Laura Ross
Councillor Garry Thibert
Councillor Spencer Bigelow

Staff Present: Amy Leclerc, Municipal Clerk
Sabrina Poullas, Deputy Clerk
Paul Laperriere, CAO/Treasurer

*When a recorded vote is requested and the minutes indicate the recorded vote was "Unanimous" it means all Councillors present and noted above voted in favour unless otherwise indicated.

1. Meeting Called to Order

2. Announce Electronic Participants

3. Adoption of Agenda

3.1 To Adopt the agenda as presented or amended

Resolution Number 26-99

Moved by Councillor Mathew Gardiner
Seconded by Councillor Fern Levesque

BE IT RESOLVED THAT this meeting agenda dated Monday April 27, 2026 be adopted
CARRIED – unanimous

4. Disclosures of a Conflict of Interest

5. Presentations and Delegations

- 5.1 Audrey Gribbons, NPSC & Jamie Thomson, Re-Nature Foundation – Outdoor Learning Spaces & Tree Planting (Virtual Presentation)
- 5.2 Backer Tilly SNT LLP – Presentation of the Town of Mattawa 2025 Consolidated Financial Statement.

Councillor Thibert arrived at 5:51 pm

6. Adoption of Minutes

- 6.1 Regular Meeting of April 13, 2026
- 6.2 Committee of the Whole Meeting of April 20, 2026
- 6.3 To adopt the minutes as presented or amended

Resolution Number 26-100

Moved by Councillor Spencer Bigelow
Seconded by Councillor Laura Ross

BE IT RESOLVED THAT Council adopt the minutes of the regular meeting of April 13, 2026 and committee of the whole meeting April 20, 2026 as circulated.

CARRIED – unanimous

7. Notice of Motions

7.1 Adoption of 2025 Consolidated Financial Statement

Resolution Number 26-101

Moved by Councillor Spencer Bigelow
Seconded by Councillor Laura Ross

BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa formally adopt the 2025 Consolidated Financial Statement as submitted by the municipal audit firm Baker Tilly SNT LLP.

CARRIED – unanimous

7.2 North Bay Mattawa Conservation Authority Sale of Assets

Resolution Number 26-102

Moved by Councillor Garry Thibert
Seconded by Councillor Mathew Gardiner

BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa supports a request to the North Bay Mattawa Conservation Authority for full consultation and transparency regarding the sale of assets, and that a formal plan for asset management and future sales be shared with all member municipalities.

CARRIED – unanimous

7.3 Creation of Northern Ontario Policing Grant

Resolution Number 26-103

Moved by Councillor Fern Levesque
Seconded by Councillor Laura Ross

WHEREAS Municipalities across Northern Ontario face disproportionately high policing costs due to low population densities, geographic isolation, and limited municipal tax bases;

AND WHEREAS many Northern communities rely on the Ontario Provincial Police (OPP) for policing services, while others operate municipal police services that are also experiencing significant cost pressures;

AND WHEREAS recent increases in policing costs have placed unsustainable pressure on municipal budgets, forcing communities to make difficult decisions between maintaining public safety and funding essential municipal services such as infrastructure, roads, water systems, and recreation facilities;

AND WHEREAS Northern Ontario municipalities provide essential services across a vast

geographic region while supporting key sectors of Ontario's economy including mining, forestry, transportation and energy;

AND WHEREAS municipalities require predictable and equitable provincial support to ensure policing costs remain sustainable and communities remain safe.

THEREFORE BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa call on the Government of Ontario to establish a \$100 million Northern Ontario Policing Grant, phased in over three years, to support the 157 municipalities across Northern Ontario served by both the Ontario Provincial Police and municipal police services;

AND FURTHER THAT the grant include a base funding allocation for all municipalities, with additional funding distributed based on population to ensure equitable support across communities of varying sizes;

AND FURTHER THAT the Province work collaboratively with Northern municipal leaders, including FONOM and NOMA, to design and implement a sustainable funding framework that recognizes the unique economic and geographic realities of Northern Ontario.

AND FURTHER THAT a copy of this resolution be forwarded to the Premier of Ontario, the Minister of the Solicitor General, the Minister of Finance, the Minister of Northern Economic Development and Growth, the Association of Municipalities of Ontario (AMO), the Northwestern Ontario Municipal Association (NOMA), and all Northern Ontario Municipalities.

CARRIED – Recorded vote and the vote unanimous

8. Correspondence

- 8.1 Municipality of South Huron – Request for Provincial Legislation Amendments, Health and Safety Concerns
- 8.2 Township of North Dumfries – Architectural Conservancy of Ontario Proposal
- 8.3 Regional Municipality of Waterloo – Community Safety and Well-Being Plan
- 8.4 Municipality of Calvin – Ontario Veterinary College Enrollment Capacity
- 8.5 Municipality of Calvin – Resolution City of North Bay to Purchase Escarpment Lands from Conservation Authority
- 8.6 AMO – 2026 Delegation Meeting Requests Open until May 21
- 8.7 FONOM – Letter from Ontario Minister of Transportation & the Minister of Northern Economic Development & Growth on Highway 11 & 17
- 8.8 North Bay Mattawa Conservation Authority – Media Release City of North Bay to Purchase Escarpment Lands from Conservation Authority
- 8.9 Municipal Engineers Association – Harmonization of Municipal Road Construction Standards

- 8.10 Northwatch – Transportation of High-Level Radioactive Waste on Our Highway
- 8.11 City of Pickering – Call to Action for Justice and Protection of Canada’s Children
- 8.12 Calvin Connects – Coffee House Open Mic Night Donation

9. Information Reports – Motions

- 9.1 John Street Roadside Safety – Report #26-20R
Report from Councillor Spencer Bigelow

Resolution Number 26-104

Moved by Councillor Spencer Bigelow
Seconded by Councillor Mathew Gardiner

BE IT RESOLVED THAT Council of the Town of Mattawa receives report # 26-20R titled John Street Roadside Safety.

CARRIED – unanimous

Resolution Number 26-105

Moved by Councillor Spencer Bigelow
Seconded by Councillor Laura Ross

BE IT RESOLVED THAT Council directs staff to communication with MTO to advocate/initiate measures.

LOST – unanimous

Council voted twice and votes went as follows

First Vote – 1 Yea and 5 Nay

Second Vote – unanimous

- 9.2 Collaboration OPP Meeting – Report # 26-21R
Report from Councillor Laura Ross

Resolution Number 26-106

Moved by Councillor Laura Ross
Seconded by Councillor Fern Levesque

BE IT RESOLVED THAT Council of the Town of Mattawa receive report #26-21R titled Collaborative OPP Meeting.

CARRIED – unanimous

10. By-Laws

- 10.1 By-Law 26-11 – Fire Protection Agreement with Ontario Power Generation.
BEING a by-law to execute a mutual agreement with Ontario Power Generation to provide fire services at the Otto Holden Dam located at 770 Highway 656 in the Municipality of Mattawan.

Resolution Number 26-107

Moved by Councillor Fern Levesque
Seconded by Councillor Garry Thibert

BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa adopt By-Law 26-11 being a by-law to execute a mutual agreement with Ontario Power Generation to provide fire

services at the Otto Holden Dam located at 770 Highway 656 in the Municipality of Mattawan.

CARRIED – Recorded vote and the vote unanimous

11. Old Business

11.1 Library Proposal from Report #26-01R

11.2 Rosemount Valley Suites Rental Rates from Report #26-16R

12. New Business

12.1 Councillor Bigelow – Arts & Culture Economic Development Report #25-46R

12.2 Councillor Bigelow – Pumpkinfest at Explorers Point Report # 25-50R

13. Questions from Public Pertaining to Agenda

Councillor Mick arrived at 6:49 pm

14. In Camera (Closed) Session

14.1 Adoption of Previous Closed Meeting Minutes

14.2 Cassellholme Board of Management vs Castle Arms

In accordance with the Municipal Act, 2001 Section 239 (2)(e)

e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board.

14.3 Cassellholme Board of Management Exit Strategy

In accordance with the Municipal Act, 2001 Section 239 (2)(e)

e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board.

Resolution Number 26-108

Moved by Councillor Spencer Bigelow

Seconded by Councillor Mathew Gardiner

BE IT RESOLVED THAT Council proceed In Camera (Closed) session pursuant to section 239(2) of the Municipal Act, 2001, as amended at 6:54 p.m. in order to address Item #14.2 Cassellholme Board of Management vs Castle Arms and Item # 14.3 Cassellholme Board of Management Exit Strategy both under litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board.

CARRIED – unanimous

15. Return to Regular Session

15.1 That the Council Return to Regular Session

Resolution Number 26-109

Moved by Councillor Mathew Gardiner

Seconded by Councillor Loren Mick

BE IT RESOLVED THAT the regular meeting reconvene at 7:13 p.m.

CARRIED – unanimous

16. Motions Resulting from Closed Session

17. Adjournment

17.1 Adjournment of the meeting

Resolution Number 26-110

Moved by Councillor Spencer Bigelow

Seconded by Councillor Laura Ross

BE IT RESOLVED THAT this regular meeting adjourn at 7:14 p.m.

CARRIED – unanimous

Mayor

Clerk

DATE: TUESDAY MAY 19, 2026

6.2

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

BE IT RESOLVED THAT Council adopt the minutes of the regular meeting of April 27, 2026 as circulated.

DATE: TUESDAY MAY 19, 2026

7.1

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

WHEREAS the Town of Mattawa has the following interest: Improving our school yards by creating outdoor learning spaces and tree canopy environments;

AND WHEREAS the Re-Nature Foundation is undertaking the “**Growing Nipissing-Parry Sound Catholic District School Board Canopies with Re-Nature**” which will be building an outdoor learning space and planting trees at the elementary school within the municipality.

NOW BE IT RESOLVED THAT the Council of the Town of Mattawa acknowledges and supports the funding opportunity from the Federation of Canadian Municipalities’ “Growing Canada’s Community Canopies” initiative for the “**Growing Nipissing-Parry Sound Catholic District School Board Canopies with Re-Nature**” program, which will be building learning spaces and planting trees at the elementary schools in the municipality, in partnership with the Town of Mattawa.

AND FURTHER THAT this Council also recognizes that the lifetime contribution from the “Growing Canada’s Community Canopies” initiative will not exceed \$10 million for tree planting within our municipality, inclusive of a maximum contribution of \$1 million for infrastructure activity costs, and that if approved this project will be counted towards that limit.



Amy Leclerc <amy.leclerc@mattawa.ca>

Re: Re-Nature Materials

1 message

Jamie Thomson <jamie@renature.org>

Mon, May 11, 2026 at 12:41 PM

To: "Stremble, Geoff" <gstremble@mattawahospital.ca>

Cc: "cao@mattawa.ca" <cao@mattawa.ca>, Amy Leclerc <clerk@mattawa.ca>, "Gribbons, Audrey" <gribbona@npscscschools.ca>, "Smith, Mike (TC/TC)" <mike.smith@tc.gc.ca>

Thanks Geoff!

Great to hear from you! I just returned from a conference in Alberta, and look forward to ensuring the members of the Mattawa council feel at ease with our initiative at St. Victor School.

We appreciate your input in the discussion. I would be happy to restrict planting as directed. I'd also note for the discussion that the green zone marked on our plan is our potential planting area, but it is much larger than the outdoor classroom requires. We will be happy to restrict our planting much further away from the heliport.

Paul, would this discussion suffice, or perhaps a signed letter attesting to our intentions, or would a discussion with the concerned councillor be better? As we approach our funding application deadline next month, I am anxious to ensure we address all concerns to their satisfaction.

Thanks,

Jamie



Jamie Thomson

Director of Development

[Re-Nature™ Foundation](#)

jamie@renature.org

289-680-0518

On Wed, May 6, 2026 at 6:03 AM Stremble, Geoff <gstremble@mattawahospital.ca> wrote:

Tursa Group

Warning: This email has a suspicious subject and/or body. Similar emails have been used to collect information on recipients before phishing attacks. Do not reply or click on links/attachments in this email. This could be a phishing attempt.

[Report Phishing](#) [Block as Junk](#) [Mark as Safe](#)

Good morning, Jamie, and all.

I appreciate receiving your communication. It was a pleasure to discuss with you the program and the benefits for the students and school community.

Thank you for considering the proximity of the helipad in your proposal design. I have included Mike Smith, our Transport Canada Aviation Safety Inspector, to share this information for his awareness and to engage his comments if concern is found. (Mattawa Hospital CMA5)

You are correct, the flight path shown is accurate. We discussed an item to consider regarding planting distance, below is just a simple clip from your picture with some arrow lines to demonstrate this point. Transport Canada approval for the heliport required installation of a beacon on the corner of the school's gymnasium roof due to height and proximity of that obstruction in relation to the location of the helipad. I caution that anything higher than this beacon or closer to the pad than this would then be flagged as a more prominent obstruction and therefore negate the beacon on the gym and require new beacon installation. Based on this basic sketch review, it would seem as though your proposed planting area is no closer than the beacon. I do caution that you consider growth span of branches and keep planting locations back accordingly.

If you believe the tree planting will affect existing clearances then I can submit your civil drawing with planned planting locations specifically marked in a formal request for approval.



GEOFF STREMBLE

Manager, Support Services

Mattawa Hospital

Algonquin Nursing Home

Phone 705-744-6013

From: Jamie Thomson <jamie@renature.org>

Sent: April 30, 2026 2:35 PM

To: cao@mattawa.ca; Stremble, Geoff <gstremble@mattawahospital.ca>; Amy Leclerc <clerk@mattawa.ca>; Gribbons, Audrey <gribbona@npscscschools.ca>

Subject: Re-Nature Materials

CAUTION: This email originated from a sender outside of the organization. Do not reply, click links or open attachments unless you recognize the sender and know the content is safe.

Hi Geoff,

Thanks for the time on the phone today!

As you know. I reached out to address a question asked during our presentation on Monday: How close to the Heliport is too close? How tall is too tall?

Ultimately, we need the council's support resolution at the next meeting before applying for funding from the FCM (Federation of Canadian Municipalities), so we aim to ensure that no outstanding issues remain.

Please meet:

- Audrey Gribbons, Superintendent of Education at the Nipissing-Parry Sound Catholic District School Board
- Paul Laperriere, CAO of the Town of Mattawa
- Amy Leclerc, Clerk of the Town of Mattawa

I've attached some documents. The planting plan PDF demonstrates that sufficient area is available to plant trees on the school property. It was drafted for our grant application, which has a June deadline. Ideally, we would use about 8,500 square feet of the property's free space. Where exactly we plant within that space is quite flexible, and the design phase comes much later. However, we are very happy to commit to a reduced set of species, eliminating any extremely tall options, (given a maximum acceptable height), and to locate any taller species downhill from the fenceline. This placement would allow the existing trees to anchor the grove of newer small trees (serviceberry, etc) which would top out at 15-22 feet at maturity.

The other attached document is a short introduction to the Re-Nature program, including a sample site plan.

Finally, I'd draw your attention to a smaller outdoor classroom planted about ten years ago by our founders. This is at Dundas Central Elementary School, in Dundas, a suburb of Hamilton Ontario. The chosen trees provide shade and allow for clear sightlines, but they do not grow excessively high. Note that there are some much larger trees in the background. This photo is from 2025.



For St Victor School, I believe we need to confirm the following:

First, the NavCan guidance is correct: the approach surface extends to the North and Northeast, away from the school.

CANADA FLIGHT SUPPLEMENT / GPH 205 Effective 119012 31 December 2020 to 0501 / 25 February 2021

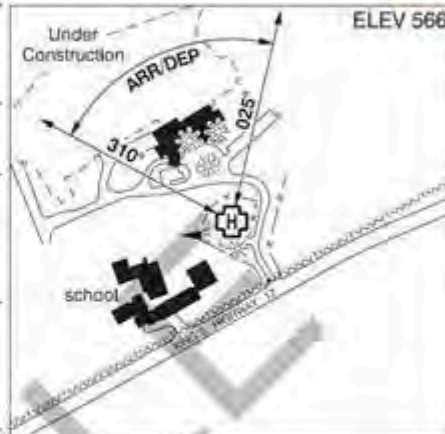
ONTARIO

AERODROME/FACILITY DIRECTORY

MATTAWA (HOSP) ON (Heli)

CMA5

REF	N46 18 36 W78 42 46 Adj SW 12°W (2014) UTC-5(4) Elev 566' A5000 A5001
OPR	Mattawa Hospital 705-744-5511 Cert PPR
FLT PLN	NOTAM FILE CYYB
FIC	London 866-WXBRIEF (Toll free within Canada) or 866-541-4104 (Toll free within Canada & USA)
HELI DATA	FATO/TLOF 84' dia ASPH Safety Area 112' dia TURF Max heli overall length 54.6'
RCR	Opr
LIGHTING	RY(LO) RF(FH)
COMM	
ATF	tfc 123.2 5NM 3600 ASL
PRO	Arr/dep 310° to 025° fr heli, slope 12% (H2). Where possible, pilots are requested to avoid overflight over hosp.
CAUTION	P-line(s) S of heli.



Second, the trees planted for the project must be smaller species not exceeding the size of existing trees on the school property, and must not conflict with the indicated approach surface.

For our part, Re-Nature Foundation is happy to commit to the species size restrictions and our horticulturalist can write a letter specifying species for planting (he's also on our board!)

Thanks,

Jamie



Jamie Thomson
Director of Development

[Re-Nature™ Foundation](#)

jamie@renature.org

289-680-0518

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**THE CORPORATION OF THE TOWNSHIP
OF MADAWASKA VALLEY**

P.O. Box 1000
85 Bay Street
Barry's Bay ON K0J 1B0
Ph 613-756-2747 Fax 613-756-0553
info@madawaskavalley.ca

Moved by: Joseph Cybulskie
Seconded by: Shelley Maika

06-RC-21 Apr 2026
21 April 2026

BE IT RESOLVED

Council for the Corporation of the Township of Madawaska Valley supports the Resolution of the Township of Brudenell, Lyndoch and Raglan

WHEREAS arable land is a critical and finite resource and;

WHEREAS Ontario loses as much as 319 acres off farmland a day and;

WHEREAS Ontario's farmland provides food, fiber and fuel to all of Ontario and beyond;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Township of Madawaska Valley support Bill21, Protect Our FoodAct,2025 and strongly urges the provincial government to support this and every measure to protect our farmland, to aggressively prevent further losses and to ensure the future of agriculture in Ontario for future generations and;

THAT a copy of this resolution be sent to the Premier of Ontario, the Minister of Agriculture, Food and Agribusiness, the Minister of the Environment, Conservation and Parks, the Minister of Municipal Affairs and Housing, the Minister of Economic Development, Job Creation and Trade, MPP Billy Denault, Senator Rob Flack, the Ontario Federation of Agriculture, the Association of Municipalities of Ontario, and all Municipalities in Ontario

X CARRIED

Suzanne Klatt

Suzanne Klatt, CAO/Clerk

Replies to this correspondence can be forwarded electronically to dclerk@madawaskavalley.ca

8.2

RECEIVED

APR 28 2026



MATTAWA/NORTH BAY ALGONQUIN FIRST NATION

Subject: Invitation to National Indigenous Peoples Day – June 19, 2026

On behalf of the Mattawa/North Bay Algonquin First Nation community, we are pleased to share that we will be hosting an event in celebration of National Indigenous Peoples Day.

This year, the event is planned for June 19, 2026, and will take place at Explorer's Point. Our community has proudly hosted this celebration for many years, and we continue to build on its success by creating a welcoming and educational experience for all.

We have selected this date to encourage participation from local schools and youth, and we warmly invite you to join us in recognizing and celebrating Indigenous culture, traditions, and community.

We hope you will be able to attend and be part of this meaningful and cherished day.

Thank you for your ongoing support, and we look forward to celebrating together.

Sincerely,

Chief Clifford Bastien Jr.
Mattawa/North Bay Algonquin First Nation

Mattawa/North Bay Algonquin First Nation
318 Main Street, P.O. Box 1330, Mattawa, Ontario P0H 1V0
Telephone (705) 744-3360 Fax (705) 744-3361
chiefcliffordbastien@hotmail.com



8.3

MPAC's 2025 Annual and Performance Report and Financial Statements

1 message

Board Chair <MPACBoard.Chair@mpac.ca>
Reply-To: Board Chair <MPACBoard.Chair@mpac.ca>
To: clerk@mattawa.ca

Thu, Apr 30, 2026 at 8:50 AM



Good morning Amy,

Today, MPAC (Municipal Property Assessment Corporation) is pleased to share its [2025 Annual and Performance Report](#), along with MPAC's Financial Statements for the year ended December 31, 2025.

The report outlines MPAC's performance and progress over the past year and reflects the collective efforts of employees working in collaboration with municipal and provincial partners to support the province's property assessment system and deliver value for Ontarians.

It brings together MPAC's operational results and key outcomes, demonstrating alignment between assessment activities and the organization's strategic priorities. Performance measures provide transparency into results across core service areas, including new assessments, assessment acceptance rates, Customer Contact Centre service levels, and more, reinforcing MPAC's commitment to accountability and responsible public administration.

The Financial Statements provide an overview of MPAC's financial position and results for the year and support the organization's commitment to sound financial management and responsible public administration. If you have questions related to the Financial Statements, please contact Cindy Lam, Chief Financial Officer, at (289) 315-3084 or cindy.lam@mpac.ca.

As we strive to uphold the highest standards in service delivery as a global leader in property assessment, we are grateful for your continued support.

Should you have any questions regarding the reports, please do not hesitate to contact me.

Yours truly,


Alan Spacek
Chair, MPAC Board of Directors

Attachments

Copy Nicole McNeill, President & CAO
Jamie Bishop, Chief Customer Officer
Cindy Lam, Chief Financial Officer

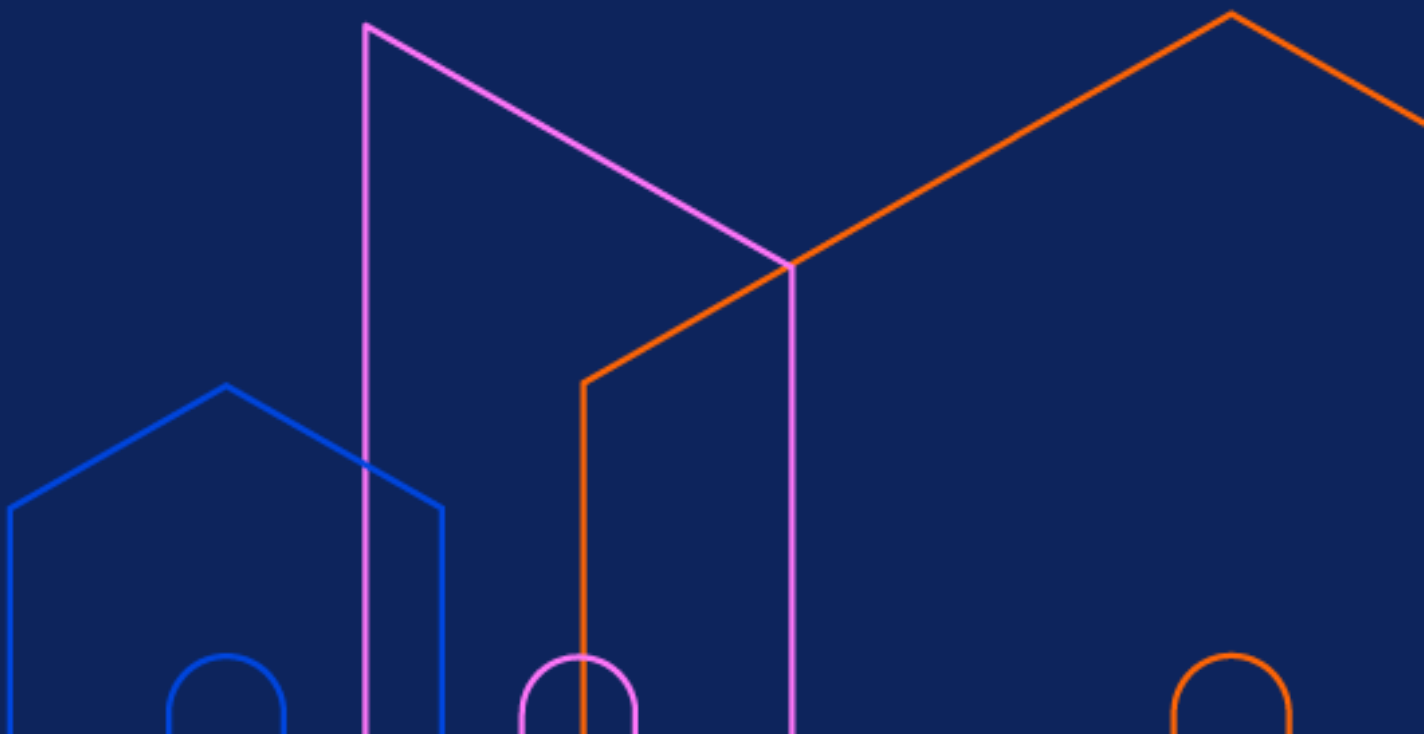
2 attachments

 **2025 Annual and Performance Report - EN _1_.pdf**
874K

 **MPAC 2025 FS - final.pdf**
237K

mpac Municipal Property
Assessment Corporation™

2025 Annual and Performance Report



From insights to impact, MPAC is your partner in progress.

We work alongside you, proactively, collaboratively, and with purpose. Our services are tailored to your needs, our partnerships are grounded in trust, and our focus is always on helping you serve your communities.

Leadership messages

Building a strong foundation for continued progress

In 2025, MPAC began the first year of its 2025–2028 Strategic Plan, reinforcing MPAC’s evolution toward becoming an organization that is always in motion and positioned to adapt and respond in an ever-changing environment. Under the Board’s oversight, this foundational year focused on laying the groundwork for long-term transformation while continuing to deliver on MPAC’s mandate to provide trusted, reliable property assessments.

This mandate in motion was reflected in 2025 results, with MPAC capturing \$41.4 billion in new assessment added to municipal assessment rolls across Ontario. This contributed to an inventory of 5.74 million properties with an estimated total assessed value of \$3.2 trillion. This work supports the integrity and stability of Ontario’s property assessment and taxation system and strengthens the assessment base municipalities rely on to plan and deliver essential services in their communities.

As Ontario’s property experts, MPAC delivers annual assessment rolls to 444 municipalities, informed by continuous assessment work that reflects property changes within communities from the previous year. To keep pace with these changes, MPAC continued to strengthen partnerships, adapt to evolving needs, and deliver the data and insights municipalities rely on to inform Ontario’s property tax system, budgeting, and community growth.

To support this responsibility over the long term, MPAC advanced several key investments, among the most significant being the modernization of its core systems. This investment positions the organization to transform how property assessment data and services are collected, maintained, and delivered, enabling more timely, accessible, and reliable information now and into the future.

As Board Chair, I am proud of the progress achieved in 2025. Guided by the Strategic Plan and supported by strong governance, this work reinforces MPAC's role as a trusted, accountable steward of Ontario's property data, serving property owners and municipalities with confidence.

Alan Spacek, Chair, MPAC Board of Directors

A year focused on modernization

Every property tells a story of growth, change, and opportunity. For property owners and municipalities, understanding that story supports informed decisions about investment, development, and the services communities rely on. As Ontario's property landscape continues to evolve, the need for accurate, accessible, and reliable property information remains constant. Meeting this need is central to MPAC's role, and it guides how we deliver value to property owners and communities across Ontario.

In 2025, MPAC entered the first year of its 2025–2028 Strategic Plan, marking a foundational year focused on strengthening the systems, capabilities, and resilience needed to deliver trusted property assessments today while remaining ready to respond to future demands. While we continued delivering the property assessment data and services that Ontarians rely on, we also took a significant step forward in modernizing how that work is done.

Central to this progress was the launch of Insight, a software platform developed in-house that integrates MPAC's assessment systems. This modernization is an important step in strengthening how we support property assessment across Ontario and in building the capacity to deliver timely, reliable information. As a key enabler of our work, the platform positions MPAC to adapt as needs evolve and continue improving how we serve property owners and municipalities.

Throughout 2025, MPAC continued to work closely with municipalities to deliver the trusted property information they rely on, while also deepening collaboration to develop new services and tailored data insights. As communities face different growth pressures, housing challenges, and planning priorities, our focus is on working alongside municipal partners to turn property data into practical insights that support informed, local decision-making. The modernization underway positions us to expand this collaboration and unlock new ways to create value together.

The work completed in 2025 reflects a year of progress and positions MPAC for the next phase of transformation. I am proud of what our teams accomplished during this

foundational year. As we continue to modernize, our focus remains clear: trusted data, reliable service, and accountability to the communities we serve.

Nicole McNeill, President and Chief Administrative Officer, MPAC

About MPAC

Proudly Canadian, MPAC (Municipal Property Assessment Corporation) is the largest assessment jurisdiction in the world, assessing and classifying more than 5.7 million properties with an estimated total value of approximately \$3.2 trillion.

MPAC is an independent, not-for-profit corporation funded by all Ontario municipalities and accountable to the Province, municipalities, and property taxpayers through its 13-member Board of Directors.

Our role is to accurately assess and classify all properties in Ontario in compliance with the *Assessment Act* and regulations set by the Government of Ontario. Through ongoing assessment activities, MPAC reflects change across Ontario's property landscape, from new construction and renovations to market activity and ownership changes, ensuring property values are fair and transparent.

Our work forms the foundation of Ontario's property tax system, informing municipal budgeting, infrastructure planning, and community growth. By delivering accurate, impartial assessments and data-driven insights, MPAC supports informed decision-making and helps property owners and municipalities plan for growth and the services their communities rely on.

In addition, for over two decades, MPAC has delivered commercial products and services that provide reliable, high-quality property information to a wide range of sectors. These offerings include software tools, data insights, and professional services that support data-driven decision-making and respond to evolving client needs.

Guided by our values of accountability, transparency, customer focus, innovation, and inclusion, MPAC is committed to building trust and supporting thriving communities across Ontario.

2025 operational highlights

- \$41.4 billion new assessment added to municipal rolls
- 5.74 million total properties in Ontario inventory
- \$3.2 trillion estimated total assessed value in Ontario

- 618,360 Property Assessment Notices mailed
- 310,017 property inspections
- 429,712 sales transactions processed
- 18,860 severances and consolidations processed
- 176,287 building permits processed
- 12,603 Requests for Reconsideration closed
- 4,080 appeals closed

All stats as of October 31, 2025.

Setting the foundation: 2025-2028 Strategic Plan

MPAC's 2025–2028 Strategic Plan sets a clear and deliberate path forward, focused on strengthening core services, modernizing service delivery, and building the capabilities needed to meet today's needs and prepare for the future.

The plan focuses on four key priorities:

- We are dedicated to operational excellence.
- We are elevating the client experience.
- We are strengthening our bottom line.
- We deliver exceptional employee experiences.

Together, these priorities reflect a strategy grounded in progress, ensuring MPAC continues to evolve, deliver trusted services, and remain a valued partner as needs continue to change. These priorities also guided how we delivered services and invested resources throughout 2025.

Property values are always changing. Our corporate values are constant.

What guides us

MPAC is a valued public service delivering benefits to Ontarians through data-driven products and services.

Our vision is to be the global leader in transforming property assessment, data, and services by first delivering exceptional value to Ontarians. By setting the standard for accuracy, transparency, and innovation in property valuation, we will strengthen public trust and drive efficiencies that benefit communities, businesses, and government partners.

With an Equity, Diversity, Inclusion, and Anti-Racism lens guiding our work, we continue to ensure our services and systems reflect the diverse communities we serve and contribute to a fair and equitable property assessment system across Ontario.

Delivering impact

Every day, MPAC supports Ontario property owners and municipalities by providing accurate property information, trusted insights, and dependable services. In 2025, we continued delivering the core services Ontarians rely on, while also advancing work that strengthens how we serve the province.

- Operational excellence
- Client experience
- Strengthening our bottom line
- Exceptional employee experiences

Dedicated to operational excellence

Delivering accurate, reliable assessments Ontarians can trust.

Operational excellence means delivering property assessments Ontarians can rely on, supported by accurate, up-to-date information that is easy to access. Regardless of a province-wide reassessment, MPAC captures property changes as they occur, maintaining a province-wide database of 5.74 million properties with approximately \$3.2 trillion in assessed value based on a January 1, 2016, valuation date. This work provides transparency and certainty for property owners, while giving municipalities the reliable information they need to plan, budget, and deliver local services. Property owners can review their assessment and property information on MPAC AboutMyProperty™.

Enhancing access to property assessment data

1. A change is made to a property
2. Property change review takes place
3. Property inspection method is selected and inspection occurs
4. Property information is analyzed
5. Property Assessment Notice is issued to property owner
6. Have questions about the property assessment? Access MPAC AboutMyProperty™ for more information
7. Disagree? Submit a Request for Reconsideration with MPAC
8. Still disagree? Appeal to the Assessment Review Board

As communities grow at an average annual rate of 70,000 new properties and existing properties (parcels) change, MPAC keeps property assessments up to date. A property assessment is the value assigned to a property as of January 1, 2016 (the last provincial reassessment date) and recorded on the municipal assessment roll. New assessment is added when construction is complete and/or a property is occupied. This ensures new homes and buildings are assessed consistently. Assessments may also be updated for existing properties following a sale, when a new building permit is submitted, or when a property owner files a Request for Reconsideration and appeal. This ongoing work helps ensure assessments reflect the current state and condition of all properties.

To maintain accurate assessments across Ontario, MPAC conducts property reviews to identify and capture changes to properties. In 2025, review efforts focused on properties with more complex characteristics or greater changes in value, including large-valued and non-residential properties, complex building permits, recent sales, and appeals. The annual target was set to 400,000 property reviews, with approximately 75% supported by technology and external data sources.

In 2025, MPAC completed 390,565 property reviews, 9,435 reviews (2.4%) below target, and recorded \$46.8 billion in assessment change. A higher proportion of reviews were conducted off-site, reflecting increased use of available property information and documentation to support review work, particularly for non-residential properties.

As part of the work conducted annually, MPAC also processed property changes, including severances and consolidations, as well as subdivision plans (M-plans), reference plans (R-plans), and condominium registrations. Service level targets were met for most parcel change requests, with more complex cases requiring additional review to ensure accuracy.

In 2025, of the \$46.8 billion assessment added, \$41.4 billion reflected in-year new assessment changes added to municipal assessment rolls across Ontario, including nearly \$30 billion from residential properties and \$6 billion from commercial and industrial properties. Timeliness remains a key measure of confidence in the system, and 87.3% of new assessment was captured within one year of occupancy, exceeding the service level agreement target of 85%.

If a property owner disagrees with their assessment, they may file a Request for Reconsideration with MPAC at no cost. This online process, which is initiated through MPAC AboutMyProperty™, allows property owners to ask questions and share additional property information, often resolving concerns without the need for an appeal with the

Assessment Review Board. To preserve the integrity of the review process, MPAC does not establish performance targets for Requests for Reconsideration or appeals.

In 2025, 4,805 Requests for Reconsideration resulted in a change to the assessed value, representing 0.08% of all properties in Ontario. More than 99% of assessments were accepted without appeal, and 62.3% of concluded appeals resulted in no change to the original assessed value. When most assessments are accepted without a Request for Reconsideration or appeal, and relatively few property values change as a result of the review process, it signals a stable and accurate assessment system and helps build public confidence in the fairness of the assessment system.

Overall, 98.07% of lower-tier and single-tier municipalities experienced reconsideration and appeal losses of less than 0.5% of their assessment base. When new assessment growth is factored in, over 98% of municipalities (407 of 414) maintained or increased their assessment base, reinforcing the stability and reliability of Ontario’s property assessment system.

Ontario’s property assessment system spans 5,740,000 properties across a wide range of property types. Managing this inventory requires operational excellence at every level, sustained by the people behind the work. MPAC employees contribute to every assessment, interaction, and decision that supports Ontario’s property inventory. Living and working in communities across the province, they bring local insight and professional expertise that help ensure property assessments are impartial, accurate, and responsive to change.

2025 property count

Total properties – 2025 – 5.7M

- 5.2M Residential
- 221K Farm
- 168K Commercial
- 81.9K Industrial
- 48.8K Special Exempt
- 18K Multi-residential

Total Assessment Value*

- \$2.3T Residential
- \$146.9B Farm

- \$330B Commercial
- 126.6B Industrial
- \$159.4B Special Exempt
- \$138.4B Multi-residential

*Based on the January 1, 2016 assessed values.

Strengthening operational excellence through continuous modernization

Throughout 2025, MPAC continued advancing operational excellence by modernizing core work processes that support property reviews and assessment delivery across the province. This work focused on improving how information is collected, reviewed, and analyzed to strengthen data quality and support accurate, timely assessments. By refining operational practices, MPAC is building a more adaptable and resilient assessment system and reinforcing its commitment to delivering reliable assessment services Ontarians and municipalities can trust.

Evolving how we deliver this work

Behind every property assessment are ongoing investments in the systems and processes that support accuracy and consistency. In 2025, MPAC advanced strategic initiatives that strengthen data quality, streamline workflows, and support consistent application of assessment practices. This work helps ensure reliable assessments today while building the capacity needed to support Ontario's growing and changing communities.

Modernizing the systems that support trusted property assessment

For property owners and municipalities, confidence in property assessment depends on access to timely, reliable, and consistent information. In 2025, MPAC reached a major milestone in strengthening that confidence with the launch of Insight, a modern software developed in-house that integrates MPAC's assessment services into a single, secure, cloud-based platform. This marks a significant step forward in how property assessment is supported across Ontario.

The platform is designed to improve the consistency, reliability, and accessibility of property information that municipalities rely on for planning, budgeting, and service delivery. For property owners, it supports clearer assessment outcomes grounded in high-quality data and consistent application of assessment practices. Together, these improvements help reinforce trust in Ontario's property assessment system.

Behind these benefits is one of the most significant modernizations of MPAC's core systems. The platform consolidates assessment functions that were previously supported

by multiple legacy applications into a single, integrated system. This strengthens data governance, reduces duplication, and creates a more stable and resilient foundation for assessment work across the province.

As with any large-scale transformation, work will continue to refine functionality, strengthen workflows, and enhance access as the platform is further embedded across the organization. Ongoing improvements will help ensure it continues to support accurate assessments, dependable service delivery, and the evolving needs of municipalities and property owners.

This modernization represents one of the most important investments MPAC has made in its assessment infrastructure. By strengthening the systems that underpin property assessment today, MPAC is better positioned to deliver trusted, stable services now while preparing for future assessment cycles and changing demands.

Advancing service delivery through in-house designed innovation

Delivering timely, reliable services depends on the tools and systems that support MPAC employees behind the scenes. To strengthen operational excellence, MPAC invests in technology that helps employees resolve issues quickly, enabling them to focus on higher-value work and supporting more responsive service for property owners and municipalities.

To support innovation in artificial intelligence (AI) at MPAC, our in-house team developed Orchestrator, a cloud-native, serverless AI platform that enables the secure, auditable, and centralized application of AI across the organization. Designed to scale, its modular approach lets us deliver new AI solutions for employees and clients in practical, responsible ways, supporting service delivery today while preparing for the future.

In 2025, MPAC used Orchestrator to launch its IT Support Assistant, helping employees quickly and securely resolve common IT issues. More than 83% of live chat sessions were resolved without human intervention, and the average first-response times dropped to 3.6 seconds. By reducing internal delays, IT teams were able to focus on more complex issues, supporting a more stable, efficient service environment for the work that directly serves Ontarians.

The Pitch: Innovation at MPAC starts with our people

After years of using machine learning to enhance the accuracy and efficiency of property valuations, MPAC continues to adopt new technologies that strengthen the delivery of assessment services. In 2025, MPAC continued advancing its digital data and AI program

to improve consistency, accuracy, and efficiency while maintaining strong privacy and security standards.

Building on this foundation, MPAC invited employees to help identify where innovation could have the greatest practical impact. Through The Pitch, an organization-wide ideation initiative, employees shared ideas for applying AI technology to everyday work.

More than 130 ideas were submitted, focused on reducing manual effort, improving data quality, and supporting more consistent decision-making. Following a structured evaluation process, three employee-driven initiatives were selected to advance as strategic projects.

Each project was designed to test new approaches, strengthen data quality, and inform future assessment practices, while managing risk through pilot implementation. Two of the selected projects will be operational using Orchestrator by spring 2026.

The selected projects include:

- **Val, an AI-powered valuation research assistant:** A centralized research tool that helps employees access trusted valuation information more efficiently, supporting more consistent and defensible assessment outcomes.
- **An AI solution for streamlining Legislation Interpretation Requests:** A tool designed to support consistent interpretation of legislation, classification, and tax liability, helping teams respond to complex requests with greater clarity and confidence.
- **Automated building plan analysis:** An AI solution that extracts key measurements from building plans, reducing manual processing and supporting faster, more accurate assessments.

Powered by employee-led innovation, these pilots are strengthening MPAC's future capabilities while ensuring assessment services remain reliable, transparent, and accountable.

From internal innovation to broader public-sector impact, The Pitch paved the way for the [MPAC AI Roundtable](#), an initiative that brings together organizations and professionals from academia, government, and the private sector to share ideas and advance ethical AI adoption in the public sector. Insights from this work also helped inform elements of the Government of Canada's [G7 GovAI Grand Challenge](#).

Elevating the client experience

Making property information easier to access, understand, and use

Access to clear, reliable property information helps people make informed decisions about their homes, businesses, and communities. In 2025, MPAC continued to strengthen the client experience by improving how property owners and municipalities access, understand, and use property information across every interaction.

Helping Ontarians get clear answers when they need them

For many Ontarians, the Customer Contact Centre is their first point of contact with MPAC. In 2025, our focus was on providing clear answers quickly and consistently, helping reduce uncertainty and build trust in the assessment process.

MPAC's Customer Service Agents handled 162,851 calls, emails, and chat messages, helping provide timely answers to property assessment questions. In 2025, MPAC met its Service Level Agreement targets, answering 91% of calls within five minutes (target of at least 90%) and responding to 90% of emails within two business days (target of at least 90%).

Feedback from more than 7,300 respondents shows strong service performance, with 94% indicating they were satisfied or very satisfied, exceeding our target.

- 162,851 calls, emails, and chat messages
- 95% calls were answered within 5 minutes
- 7,300 respondents provided feedback showing strong service performance
- 94% satisfaction rate

Strengthening municipal engagement through collaboration, insight, and value-added services

Municipalities rely on timely, reliable property data to plan, invest, and serve their communities with confidence. In 2025, MPAC focused on deepening engagement, enhancing access to data, and developing practical, value-added solutions shaped by municipal needs. This work was supported by strong service performance, with MPAC meeting 97.80% of municipal service level commitments across key services.

Here's how we supported municipalities in 2025:

- **Strengthened collaboration and dialogue:** Through regular meetings, advisory forums, and collaborative working groups, MPAC engaged directly with municipalities on priorities and emerging challenges. These conversations informed

services designed to reflect municipal needs and support confident decision-making.

- **Expanded access to timely, actionable data:** To support planning and service delivery, MPAC piloted more frequent access to the Electronic Assessment Information file and introduced new dashboards in MPAC Municipal Connect™ with localized market and sales insights. MPAC also advanced system connections to streamline the flow of building permit information to help new assessment be captured and reflected more efficiently.
- **Delivered tailored, value-added services:** MPAC provided customized data reports, localized insights, and targeted support through province-wide webinars and geographic zone learning sessions, helping municipal staff save time and strengthen decision-making.
- **Enhanced learning and capacity-building opportunities:** Municipalities were offered a range of learning opportunities, including webinars, workshops, conference sessions, and small group forums. These sessions focused on practical application, helping staff better understand assessment processes, use MPAC tools effectively, and manage assessment growth.
- **Supported municipal communication and public understanding:** MPAC complemented municipal outreach with clear, consistent educational content that helped municipalities communicate with residents to understand property assessment and taxation, supporting transparency and public confidence.

MPAC delivered reliable assessment services to municipalities, achieving 97.80% of municipal service level commitments across key services. Timely responses remained a priority, with 99.70% of municipal inquiries responded to within 30 calendar days, helping municipalities access the information they need to support residents and local decision-making.

Through close collaboration and services informed by municipal feedback, MPAC is strengthening the municipal experience and helping municipalities navigate change and serve their communities with confidence.

To learn more about our municipal engagement and partnership activities in 2025, view the [2025 Municipal Partnerships Report](#).

- 1,383 attendees at 5 province-wide webinars
- 4,784 visits to our municipal contact page on mpac.ca
- 2,310 attendees at 37 geographic zone learning sessions
- 1,971 people checked out our municipal resource page on mpac.ca
- 2,004 municipal engagements, conferences, and council meetings
- 11,000 subscribers to InTouch, our monthly municipal newsletter

Strengthening government engagement through strategic insight and partnership

In 2025, MPAC's Government Relations team strengthened its role as a trusted partner to the province by providing timely data, analytics, and assessment expertise to support various ministry priorities and inform policy development. Working collaboratively with ministry staff and the Minister's Offices, MPAC provided value-added insights aligned to key government priorities, including affordable housing and building, modernization, and service delivery improvements.

At the same time, MPAC continued to support MPPs and their staff across Ontario by responding to assessment-related inquiries, delivering riding-specific property insights and summaries, and providing clear, accessible information to assist with constituency matters.

Through proactive engagement and evidence-based support, MPAC reinforced its reputation as a non-partisan technical advisor and strategic partner. We are proud to help elevate the government client experience while supporting confidence in Ontario's property assessment and taxation system.

Reimagining the digital client experience

Confidence in Ontario's property assessment system starts with clarity. When property owners receive their Property Assessment Notice, they want to understand how their assessment was determined and know what to do if something does not look right.

In 2025, MPAC examined the end-to-end customer journey, from receiving a notice to accessing MPAC AboutMyProperty™, to better understand where confusion occurs and how digital tools can strengthen transparency. These insights are laying the groundwork for future improvements that strengthen the client experience while supporting accurate property assessment records across the province.

Making it easier to submit business property information digitally

Each year, MPAC conducts its Assessment Information Request program, asking property owners for information to support fair, accurate, and up-to-date property assessments across Ontario.

In 2025, MPAC launched the new Assessment Information Request portal to support data collection by providing a designated digital experience for business property owners to submit required information. The secure online portal allows required information to be

submitted digitally through guided workflows that simplify reporting and reduce the need for follow-up.

By supporting the Assessment Information Request program through a digital channel, the portal helps business property owners complete submissions more efficiently and with greater clarity. Structured data entry and clear prompts support more accurate submissions, improving the overall client experience while strengthening the quality of information used in the assessment process. At the same time, digital submission supports more streamlined internal processing and faster ingestion of information, helping MPAC maintain accurate assessments more efficiently.

Strengthening our bottom line

Sustaining public value through responsible growth and reinvestment.

A strong financial foundation helps MPAC deliver reliable assessment services while keeping costs as low as possible for Ontario taxpayers. By managing resources responsibly and generating value beyond our core mandate, MPAC reduces pressure on municipal budgets and reinvests in the people, systems, and tools that support accurate, consistent property assessment across the province.

In addition to our legislated role in Ontario, MPAC shares its assessment expertise and technology with other jurisdictions through its Commercial and Client Solutions division. Revenue from this work helps offset the cost of assessment services in Ontario, allowing municipalities and property owners to benefit from economies of scale and continued investment in modern assessment tools.

Together, these efforts strengthen MPAC's operating model and support long-term sustainability while ensuring assessment services remain stable, predictable, and affordable for the communities we serve.

Financial performance and accountability

Financial performance matters because it directly affects taxpayers and the long-term stability of property assessment services. MPAC tracks a focused set of financial measures to ensure public funds are managed responsibly and deliver value for municipalities and taxpayers.

Budget variance measures how closely actual spending aligns with planned expenditures and reflects the accuracy of budgeting and forecasting. In 2025, MPAC committed to managing its operating budget variance within 3% and finished the year with a variance of

just 0.2%. This result demonstrates strong financial discipline and accountability, ensuring public funds were used as intended and minimizing financial risk for municipalities.

Cost per property reflects the average cost to deliver assessment services across Ontario. In 2025, MPAC's cost per property was \$44.70, slightly higher than the \$44.08 target. This increase was driven primarily by higher labour costs, while service levels and financial controls were maintained. MPAC continues to monitor this measure to balance cost efficiency with the investments needed to deliver reliable assessment services.

Generating value beyond our core mandate

MPAC's property data is widely used across commercial markets, including real estate, financial services, insurance, and utilities. MPAC responsibly commercializes its data holdings to help keep the cost of assessment services low for Ontario taxpayers while supporting innovation and continuous improvement across its core operations. The surplus derived from MPAC's Business Development activities directly benefits the people of Ontario, saving taxpayers more than \$165 million since 2002.

In 2025, MPAC set a target of generating at least \$18.0 million in surplus from data sales. This target was exceeded by 4.4%, with Business Development activities generating more than \$18.7 million in surplus for Ontario taxpayers. This surplus supports reinvestment in new tools, services, and partnerships that expand the value MPAC delivers.

Data and insights REALTORS® rely on

In 2025, MPAC continued to strengthen its property intelligence offerings to support informed decision-making across key sectors. MPAC's Automated Valuation Model combines real-time property sales data with MPAC's up-to-date property inventory to strengthen accuracy and support financial lending decisions with timely, reliable valuations. propertyline™ by MPAC provides REALTORS® with trusted property data and value-added reports to inform pricing, market analysis, and client advice.

Profit generated from data and insights products for REALTORS® helps MPAC reinvest in innovation while offsetting the cost of assessment services for Ontario municipalities. In 2025, Business Development activities met revenue and profit targets, exceeding planned contributions by nearly \$1 million.

- Nearly 1,300 webinars and live training sessions delivered to nearly 62,000 REALTORS® since 2020.
- 90,000+ REALTORS® rely on propertyline™ by MPAC to access board-licensed MPAC data and value-added reports
- 200+ webinars and live training sessions delivered
- 12 real estate events and trade shows supported

First Nations Tax Commission and Memorandum of Understanding

In 2025, MPAC continued to strengthen its support for First Nations property tax systems in Ontario by formalizing collaboration with the First Nations Tax Commission through a signed Memorandum of Understanding. Building on a longstanding working relationship spanning more than two decades, MPAC continued to provide assessment services at the invitation of First Nations communities to support community-led property tax frameworks and local services.

- First Nations Tax Commission–MPAC Memorandum of Understanding signed March 27, 2025
- Collaboration with the First Nations Tax Commission spans more than two decades
- Assessment services delivered at the invitation of First Nations communities in Ontario

Delivering exceptional employee experiences

Supporting the people who deliver consistent, trusted service to Ontarians

Ontarians rely on MPAC for consistent, accurate, and transparent property assessments. Delivering that level of service at scale depends on a skilled, supported workforce that can apply professional standards reliably across Ontario.

By investing in employee development, learning, and inclusion, MPAC equips employees with the tools, knowledge, and confidence to do their work effectively. These investments help sustain service quality, support informed decision-making, and ensure MPAC continues to meet the needs of Ontario’s diverse communities.

MPAC Mentorship Program: Strengthening capability through shared expertise

MPAC’s mentorship program supports professional growth by pairing employees with experienced mentors who share knowledge, provide guidance, and build confidence. The program helps employees strengthen skills, prepare for future leadership roles, and contribute to consistent, high-quality property assessments.

In 2025, MPAC piloted a formal mentorship framework to support new employees and professional accreditation. Seventy mentor-mentee pairs completed more than 450 hours of mentoring, and more than 90 per cent of participants recommended the program. In 2026, MPAC will expand the program with additional mentorship themes and broader participation.

Valuation & Assessment Operations Succession program

To support leadership continuity and maintain high-quality property assessment services, MPAC launched the Valuation and Assessment Operations Succession program. The program prepares employees to step into key and at-risk management roles through targeted development and practical learning experiences.

In 2025, 23 employees participated in the program, with eight completing acting manager assignments as opportunities became available. These experiences strengthened leadership capabilities while supporting operational stability and service continuity for property owners and municipalities.

Greater Toronto's Top Employers

In December 2024, MPAC was named one of [Greater Toronto's Top Employers](#) for the sixth consecutive year, recognizing its ongoing commitment to an inclusive, engaging, and growth-focused workplace that supports employees in delivering trusted public service.

Equity, Diversity, Inclusion, and Anti-Racism

Ontarians rely on public services that are consistent, respectful, and responsive to the communities they serve. At MPAC, Equity, Diversity, Inclusion, and Anti-Racism (EDIA) values are embedded across our culture and operations to support sound decision-making, professional judgment, and service delivery across Ontario's property assessment system. This commitment is reflected in how employees work together, apply standards, and engage with the public.

Embedding Equity, Diversity, Inclusion, and Anti-Racism through learning

In 2025, 268 employees participated in MPAC's EDIA Committee, helping advance inclusive practices and strengthen shared understanding across the organization.

MPAC also launched an Equity, Diversity, Inclusion, and Anti-Racism Fundamentals course, which provides employees with a shared understanding of these principles and how they support respectful, inclusive workplaces. The course focuses on practical knowledge and an EDIA lens that employees can apply in their roles to strengthen inclusive practices across the organization.

The course was formally approved by all four of MPAC's accrediting partners for 2.5 Continuing Professional Development (CPD) hours, meeting professional standards and reinforcing MPAC's commitment to high-quality, meaningful learning that supports an inclusive workplace culture.

Employee Resource Groups: Building connection, understanding, and inclusion

In 2025, MPAC formalized Employee Resource Groups (ERGs) to support employees, strengthen connections, and create structured opportunities for learning and engagement. Through employee-led initiatives, ERGs helped increase cultural awareness and understanding across MPAC. Examples included developing a Ramadan Resource Guide to support Muslim employees, increasing manager participation in 2SLGBTQIA+ ERG activities to strengthen visibility and allyship, and programming that created space for connection and dialogue among Black employees.

- 19 members in the Truth & Reconciliation Circle
- 149 employees participating across MPAC's ERGs
- 268 employees participated in MPAC's EDIA Committee

Putting values into action

Community engagement is one of the ways MPAC lives its values beyond day-to-day operations. In 2025, MPAC's Social Impact Committees led charitable initiatives that brought employees together to support local organizations and address community needs across Ontario. These employee-led efforts strengthened connections with communities while reinforcing a culture of service, inclusion, and shared responsibility across MPAC.

It Starts With Us: Compassion in action during the holiday season

During the 2025 holiday season, MPAC's Social Impact Committees led the It Starts With Us campaign, bringing employees together to support organizations addressing food and shelter insecurity. MPAC employees donated more than 8,100 essential items, which were distributed to over 60 community organizations across Ontario.

Socktober

In 2025, MPAC employees participated in Socktober, an annual campaign that collects socks and other essential items for community organizations supporting people experiencing hardship. Local offices collectively donated more than 4,300 items to community partners.

Earth Day and Ontario Provincial Day of Action Against Litter

In recognition of Earth Day and the Ontario Provincial Day of Action Against Litter, MPAC employees across Ontario participated in community clean-up efforts, collecting nearly 100 bags of litter from local public spaces.

Investing in future property assessment professionals

Supporting communities across Ontario includes investing in the people who will serve them in the future. Through targeted scholarship programs, MPAC supports students who are developing the skills and expertise that municipalities and property owners rely on for fair, transparent, and consistent property assessment. These scholarships help reduce financial barriers for students pursuing careers in property valuation, real estate, and related disciplines, strengthening Ontario's future workforce and supporting confidence in the property tax system over the long term.

- \$13,600 donated to charitable organizations by employees
- 11,810 items donated by employees
- 412.5 employee volunteer hours
- 100 charities supported across Ontario

MPAC scholarship programs

Seneca College - Real Property Administration Program

Two annual scholarships supporting students preparing for careers in property assessment. Established in 2016, with \$10,000 contributed to date.

University of Guelph - Bachelor of Commerce, Real Estate (Business and Economics)

Two annual scholarships supporting students building foundational knowledge in real estate markets and urban economics. Established in 2021, with \$5,000 contributed to date.

Ontario Tech University - Women in STEM

Two annual scholarships, matched by Ontario Tech University, supporting women pursuing studies in science, technology, engineering, and mathematics. Established in 2021, with \$10,000 contributed to date.

Looking toward the future: Here to support Ontario

As Ontario's property landscape continues to grow and change, access to accurate, reliable property information remains essential to confident decision-making. MPAC is focused on making property information easier to understand, easier to use, and more responsive to the real-world needs of the people and communities we serve.

We have invested in modern systems, expanded our use of data and analytics, and strengthened our teams to deliver value beyond our core mandate. The tools and services

we are developing are designed to respond to emerging needs and support municipalities, businesses, and property owners as they navigate change.

As we move into the next phase of our strategic plan in 2026, MPAC remains focused on progress, partnership, and continuous improvement. Upcoming initiatives include expanded assessment education through the Municipal Assessment Base Course and enhanced collaboration through the Taxpayer Liaison Group. Together, these efforts reflect our commitment to supporting informed decisions today while preparing for what comes next.

We are here to support Ontario now and into the future, advancing our systems, working with people and technology, and continuing to deliver better outcomes for everyone.

Leadership

2025 Executive Management Group

- **Nicole McNeill**, MPAC President and Chief Administrative Officer
- **Rupa Aggarwal**, Executive Director, Social Impact and Inclusion
- **Jamie Bishop**, Vice-President, Public Affairs and Customer Experience
- **Natalie Blake**, Vice-President, People and Culture
- **Chris Fusco**, Vice-President, Professional Services
- **Sujit Jagdev**, Vice-President and Chief Information and Technology Officer
- **Mathew Kanter**, Vice-President, General Counsel
- **Cindy Lam**, Chief Financial Officer
- **Carmelo Lipsi**, Vice-President, Valuation and Assessment Operations and Chief Operating Officer
- **Greg Martino**, Vice-President and Chief Valuation and Standards Officer
- **Mary Meffe**, Vice-President, Corporate Services and Chief Financial Officer
- **Lee Taylor**, Vice-President, Business Development
- **Ruel Williamson**, Executive Vice-President, Commercial and Client Solutions

2025 Board of Directors

- **Alan Spacek**, (Chair) (Retired) Mayor, Town of Kapuskasing
- **Paul Bernards**, Finance Professional
- **Niels Christensen**, Managing Director and Broker, Christensen Real Estate Group
- **Nazmin Gupta**, Former Managing Director of Capital Raising and Investor Relations, BentallGreenOak
- **Ray Kindiak**, Lawyer and Corporate Finance Professional
- **Wendy Landry**, Mayor, Municipality of Shuniah and President, Northwestern Ontario Municipal Association (NOMA)

- **Chris Murray**, Special Advisor to the federal Deputy Minister of Housing Infrastructure and Communities
- **Jon Olinski**, (Vice-Chair) Dean, Faculty of Arts, Seneca Polytechnic
- **John Paradis**, Deputy City Manager, City of London
- **Delia Reiche**, Development Liaison, County of Brant and (Former) Deputy Mayor, Thames Centre
- **Ken Seiling**, (Retired) Regional Chair, Region of Waterloo and (Former) Mayor, Woolwich Township
- **Patricia Vanini**, (Retired) Executive Director, Association of Municipalities of Ontario
- **Derek Vanstone**, Barrister and Solicitor

Financials

Statement of operations (in thousands of dollars)		
Revenue	2025	2024
Municipal	226,893	219,432
Other	31,294	28,398
Interest and dividend income	4,374	4,899
Total revenue	262,561	252,729
Expenses	2025	2024
Salaries and benefits	226,038	214,243
Professional services	9,822	10,582
Information technology	14,790	12,661
Facilities	7,643	8,657
General and administrative	9,189	10,677
Royalties	3,472	3,258
Amortization of capital and intangible assets	3,793	2,755
Gain on disposal of capital assets	(81)	(551)
Total expenses	274,666	262,282
Deficiency of revenue over expenses for the year before changes in fair value of investments	(12,105)	(9,553)
Changes in fair value of investments	7,476	12,835
(Deficiency) excess of revenue over expenses for the year	(4,629)	3,282

Statement of changes in net assets (in thousands of dollars)	2025	2024
Net assets - beginning of year	114,833	112,332
(Deficiency) excess of revenue over expenses for the year	(4,629)	3,282
Net actuarial gain (loss) on employee future benefits	111	(781)
Net assets - end of year	110,315	114,833

*Note: the above is an excerpt from the 2025 Audited Financial Statements prepared in accordance with Canadian accounting standards for not-for-profit organizations and should be read in tandem with the audited statements.

Performance at a glance

For most measurements, MPAC has set performance targets by analyzing past performance, or by adopting existing targets from other reporting mechanisms, such as the Service Level Agreement (SLA) established between MPAC and Ontario municipalities.

In 2025, the performance baselines for each measure were updated to reflect the average of the past three years (2022-2024) to align with best practices for corporate performance measurement and reporting.

The Annual and Performance Report outlines 18 measures organized under three main goals, supported by objectives and performance indicators. While performance targets are set for most measures, two do not include targets. This approach helps ensure assessments remain fair, consistent, and free from undue influence. In 2025, MPAC achieved 13 of the 16 performance measure targets.

Below is a chart summarizing the results of the operational metrics presented in the report.

2025 Assessment excellence

Performance goals	Number of measures	Number of measures that include a target	Number of measures that met or partially met their targets
Assessment excellence	9	7	6/7
Customer service and stakeholder engagement	6	6	5/6
Operational efficiency	3	3	2/3
Totals	18	16	13/16

Performance goal: Assessment excellence

Indicator (Objective)	Measure	Target	Past baseline (Avg: 2022 2024 results)	2024 results	2025 results
Assessment Growth Capture	Growth assessed within one year of occupancy	>=85% (SLA)	87.85%	90.27%	87.32%
			Total Transactions (avg.): \$40,841,612,780	Total Transactions: \$42,765,333,908	Total Transactions: \$41,452,171,728
			Within One Year (avg.): \$35,910,163,687	Within One Year: \$38,604,402,878	Within One Year: \$36,198,038,683
Assessment Accuracy and Equity	Condominium Plan Information Forms (CPIFs) delivered within 150 days of registration and within one year of registration	90% within 150 days; 100% within one year (SLA)	CPIFs 150 Days 96.09%	150 Days 97.46% 269 of 276	150 Days 98.59% (9,204 of 9,336)
			One Year 99.86%	One Year 100% 276 of 276	One Year 99.73% (9,311 of 9,336)
Assessment Accuracy and Equity					Total reviews: 390,565 Residential: 258,166 Non-Residential: 132,399 Off-site: 74.6%; 291,414 On-site: 25.4%; 99,151

Performance goal: Assessment excellence (continued)

Indicator (Objective)	Measure	Target	Past baseline (Avg: 2022 2024 results)	2024 results	2025 results
Assessment Stability	Percentage of all properties experiencing a valuation change via the RfR process	No Target	0.09%	0.08% (4,491 of 5,681,507)	0.08% (4,805 of 5,742,935)
	Percentage of all property assessments accepted without appeal	>=99%	99.24%	99.23% (5,637,912 of 5,681,507)	99.17% (5,695,267 of 5,742,935)
	Appeals concluded for properties during the year with no value change	No Target	49.82%	50.96% (1,030 of 2,021)	62.31% (1,417 of 2,274)
	Percentage of lower tier/single tier municipalities not experiencing appeal & RfR losses greater than 0.5%	>=85%	95.57%	98.07% (406 of 414)	98.07% (406 of 414)
	Percentage of lower tier/single tier municipalities with assessment base remaining the same or increasing	>=90%	98.47%	99.52% (412 of 414)	98.31% (407 of 414)

Performance goal: Customer service and stakeholder engagement

Indicator (Objective)	Measure	Target	Past baseline (Avg: 2022 2024 results)	2024 results	2025 results
Customer Service	Overall customer satisfaction with MPAC's Customer Contact Centre	>=90%	94%	93%	94%
	Percentage of calls responded to by staff within 5 minutes	>=90%	90%	91%	91%
	Percentage of emails responded to by staff within 2 business days	>=90%	87%	90%	90%
	Percentage of municipal service levels met	>=90% (SLA)	96.54%	97.91%	97.80%
	Percentage of municipal inquiries responded to by staff within 30 calendar days	>=90% (SLA)	99.77%	99.78% (18,529 of 18,568)	99.7% (17,983 of 18,040)
Stakeholder Engagement	Number of municipal engagement sessions	4,440 engagement sessions with all municipalities throughout the year	6,776 engagements	7,770 engagements completed	7,804 engagements completed

*Percentage of municipal stakeholders that rate a positive overall impression of MPAC - target 70% - N/A as it was not reported out in the past Performance Reports (2023-2024).

Performance goal: Operational efficiency

Indicator (Objective)	Measure	Target	Past baseline (Avg: 2022 2024 results)	2024 results	2025 results
Financial Efficiency	Year-end operating budget variance	<=3%	1.37%	0.8%	0.2%
	Surplus Generated from Data Sales	>= \$18.0 M in surplus generated from data sales	\$17,731,000	\$18,203,000	\$18,796,000
	Cost Per Property	<=\$44.08	\$42.12	\$43.26	\$44.70

Land acknowledgement

At MPAC (Municipal Property Assessment Corporation), we acknowledge that our work takes place on the traditional territories of many Indigenous Nations across Ontario. Our head office in Pickering is situated on the territory of the Mississaugas of Scugog Island First Nation and other signatories to the Williams Treaties.

We honour the deep and ongoing connections Indigenous Peoples maintain with these territories. MPAC is committed to advancing reconciliation by aligning our actions with the [Truth and Reconciliation Commission's Calls to Action](#), particularly those focused on publicly funded institutions.

Connect with us

MPAC has offices across Ontario to meet the needs of property owners in every community.

Customer Contact Centre

Toll Free: 1 866 296-6722

Monday to Friday - 8 a.m. to 5 p.m.

mpac.ca/contact

Mail

1340 Pickering Parkway, Suite 101

Pickering ON L1V 0C4

Accessible formats and communication supports are available upon request.

Compliance statement: In keeping with the reporting requirements under the *Municipal Property Assessment Corporation Act*, the Corporation has complied with any policies, procedures, and standards established by the Minister under Section 10, and with the process established regarding the implementation of quality service standards by the Quality Service Commissioner.

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Financial statements of
**Municipal Property Assessment
Corporation**

December 31, 2025

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Independent Auditor's Report

To the Board of Directors of
Municipal Property Assessment Corporation

Opinion

We have audited the financial statements of Municipal Property Assessment Corporation (the "Corporation"), which comprise the statement of financial position as at December 31, 2025, and the statements of operations, changes in net assets, and cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies (collectively referred to as the "financial statements").

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Corporation as at December 31, 2025, and the results of its operations and its cash flows for the year then ended in accordance with Canadian accounting standards for not-for-profit organizations.

Basis for Opinion

We conducted our audit in accordance with Canadian generally accepted auditing standards ("Canadian GAAS"). Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Financial Statements* section of our report. We are independent of the Corporation in accordance with the ethical requirements that are relevant to our audit of the financial statements in Canada, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Other Information

Management is responsible for the other information. The other information comprises the information included in the Annual Report, but does not include the financial statements and our auditor's report thereon. The Annual Report is expected to be available to us after the date of this auditor's report.

Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information identified above and, in doing so, consider whether the other information is materially inconsistent with the financial statements, or our knowledge obtained in the audit, or otherwise appears to be materially misstated.

When we read the Annual Report, if we conclude that there is a material misstatement therein, we are required to communicate the matter with those charged with governance.

Responsibilities of Management and Those Charged with Governance for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with Canadian accounting standards for not-for-profit organizations, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the Corporation's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Corporation or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Corporation's financial reporting process.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with Canadian GAAS will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with Canadian GAAS, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Corporation's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Corporation's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Corporation to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Deloitte LLP

Chartered Professional Accountants
Licensed Public Accountants
April 1, 2026

Municipal Property Assessment Corporation
Statement of financial position

As at December 31, 2025
(In thousands of dollars)

	Notes	2025 \$	2024 \$
Assets			
Current assets			
Cash		15,233	14,198
Accounts receivable		8,624	6,117
Prepaid expenses		2,934	3,141
		26,791	23,456
Investments	3	154,124	162,247
Capital assets	4	11,021	9,600
Long-term prepaid expenses		67	196
Intangible assets	5	1	6
		192,004	195,505
Liabilities			
Current liabilities			
Accounts payable and accrued liabilities	14	33,109	33,860
Deferred revenue	6	1,371	1,687
Current portion of capital leases	10	473	352
		34,953	35,899
Employee future benefits	7	45,401	43,227
Deferred lease inducements		547	785
Long-term portion of capital leases	10	788	761
		81,689	80,672
Commitments and contingencies	9 and 11		
Net assets			
Unrestricted		7,965	7,604
Internally restricted	8	92,589	98,736
Invested in capital and intangible assets		9,761	8,493
		110,315	114,833
		192,004	195,505

The accompanying notes are an integral part of the financial statements.

Approved by the Board of Directors

 _____, Director

 _____, Director

Municipal Property Assessment Corporation

Statement of operations

Year ended December 31, 2025

(In thousands of dollars)

	2025	2024
	\$	\$
Revenue		
Municipal	226,893	219,432
Other	31,294	28,398
Interest and dividend income	4,374	4,899
	<u>262,561</u>	<u>252,729</u>
Expenses		
Salaries and benefits	226,038	214,243
Professional services	9,822	10,582
Information technology	14,790	12,661
Facilities	7,643	8,657
General and administrative	9,189	10,677
Royalties	3,472	3,258
Amortization of capital and intangible assets	3,793	2,755
Gain on disposal of capital assets	(81)	(551)
	<u>274,666</u>	<u>262,282</u>
Deficiency of revenue over expenses before change in fair value of investments	(12,105)	(9,553)
Change in fair value of investments	7,476	12,835
(Deficiency) excess of revenue over expenses for the year	<u>(4,629)</u>	<u>3,282</u>

The accompanying notes are an integral part of the financial statements.

Municipal Property Assessment Corporation
Statement of changes in net assets

Year ended December 31, 2025
(In thousands of dollars)

Notes	Unrestricted \$	Internally restricted \$ (Note 8)	Invested in capital and intangible assets \$	2025 Total \$	2024 Total \$
Net assets, beginning of year	7,604	98,736	8,493	114,833	112,332
(Deficiency) excess of revenue over expenses for the year	(917)	—	(3,712)	(4,629)	3,282
Remeasurements and other items on employee future benefits	111	—	—	111	(781)
Acquisition of capital and intangible assets	(5,212)	—	5,212	—	—
Proceeds from disposal of capital and intangible assets	84	—	(84)	—	—
Incurred lease obligations for vehicles accounted for as capital leases	601	—	(601)	—	—
(Repayment) retirement of lease obligations for vehicles accounted for as capital leases	(453)	—	453	—	—
Interfund transfers from internally restricted reserves	6,147	(6,147)	—	—	—
Net assets, end of year	7,965	92,589	9,761	110,315	114,833

The accompanying notes are an integral part of the financial statements.

Municipal Property Assessment Corporation

Statement of cash flows

Year ended December 31, 2025

(In thousands of dollars)

	Notes	2025 \$	2024 \$
Operating activities			
(Deficiency) excess of revenue over expenses for the year		(4,629)	3,282
Employee future benefits payments	7	(1,080)	(974)
Add (deduct): items not affecting cash			
Change in fair value of investments		(7,476)	(12,835)
Reinvested investment income		(3,587)	(3,629)
Employee future benefits expense	7	3,365	2,969
Amortization of capital assets		3,788	2,750
Amortization of intangible assets		5	5
Gain on disposal of capital assets		(81)	(551)
Amortization of deferred lease inducements		(238)	(335)
		(9,933)	(9,318)
Changes in non-cash working capital			
Accounts receivable		(2,507)	(1,581)
Prepaid expenses		336	(379)
Accounts payable and accrued liabilities		(751)	4,029
Deferred revenue		(316)	204
		(13,171)	(7,045)
Investing activities			
Proceeds from sale of investments, net of fees		19,186	10,354
Purchase of capital assets		(4,611)	(4,388)
Proceeds on disposal of capital assets		84	738
		14,659	6,704
Financing activity			
Repayment of lease obligations		(453)	(345)
Increase (decrease) in cash during the year		1,035	(686)
Cash, beginning of year		14,198	14,884
Cash, end of year		15,233	14,198
Supplementary cash flow information			
Non-cash transactions			
Acquisition of leased vehicles		(601)	(430)
Incurrence of lease obligations		601	430

The accompanying notes are an integral part of the financial statements.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

1. Description of business

Municipal Property Assessment Corporation (the Corporation), formerly the Ontario Property Assessment Corporation, was incorporated effective January 1, 1998 and is a special act corporation under the Municipal Property Assessment Corporation Act, 1997 (Ontario). The Corporation is responsible for providing property assessment services for municipalities in the Province of Ontario, as well as providing other statutory duties and other activities consistent with such duties as approved by its board of directors. All municipalities in Ontario are members of the Corporation.

2. Summary of significant accounting policies

The financial statements are prepared in accordance with Canadian accounting standards for not-for-profit organizations.

The significant accounting policies are summarized as follows:

Fund accounting

The financial statements include the following funds:

- The unrestricted fund comprises mainly amounts available for immediate use for the general purpose of the Corporation.
- The reserve for board-appropriated working fund is set aside by the board of directors in accordance with the Corporation's reserve strategy for contingencies and funding for identified one-time expenditures.
- The reserve for employee future benefits is the portion of net assets consisting of internally restricted investments set aside to settle employee future benefits.
- The reserve for enumeration was established to fund the costs associated with the preparation of preliminary voters' lists for municipal and school board elections. This function was transferred to the Elections Ontario in January 2024. MPAC will maintain the municipal and school board election support going forward, and the balance of this reserve will be used to pay for those activities.
- The reserve for assessment update was established to fund the costs associated with the assessment update. The Corporation contributes annually to the reserve but may vary the annual contribution with approval from the board of directors. The unspent reserve balance will be maintained to finance the next Assessment Update.
- Invested in capital and intangible assets represents assets that have been invested in long-lived capital and intangible assets which are not readily converted to cash, net of any liabilities related to the acquisition of those assets.

Financial instruments

The Corporation records cash, accounts receivable, accounts payable and accrued liabilities initially at fair value and subsequently at amortized cost. Financial assets are tested for impairment at the end of each reporting period when there are indications the assets may be impaired.

Investments are recorded at fair value. Transaction costs incurred on the acquisition of financial instruments measured subsequently at fair value are expensed as incurred.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

2. Summary of significant accounting policies (continued)

Capital assets

Capital assets are recorded at cost and are amortized using the straight-line method as follows:

Office equipment	5 years
Furniture and fixtures	5 to 10 years
Computer equipment	3 to 4 years
Small boats and vessels	3 to 8 years
Vehicles under capital lease	5 years

Leasehold improvements are also amortized on a straight-line basis over the term of the lease or ten years, whichever is less.

Assets under construction are recorded in the applicable asset class in the year they are put into service and are not amortized until they are put into service.

Impairment of long-lived assets

The Corporation reviews the carrying amount, amortization and useful lives of its long-lived assets on an annual basis. If the long-lived asset no longer has any long-term service potential to the Corporation, the excess of the net carrying amount over any residual value is recognized as an expense in the statement of operations.

Intangible assets

Intangible assets consist of computer software, which is recorded at cost and is amortized over three years.

The costs of developing in-house software are expensed as incurred.

Revenue recognition

Municipal revenue relates to assessment services and is recognized in the year in which the services are provided, and collection is reasonably assured.

Other revenues are comprised of services sold and products delivered from business development. These revenues are recognized when the services have been provided and/or the product is delivered, and collection is reasonably assured.

Interest income is recognized when earned.

The Corporation follows the deferral method of accounting for contributions. Restricted contributions are recognized as revenue in the year in which the related expenses are incurred. Unrestricted contributions are recognized as revenue when received or receivable if the amount to be received can be reasonably estimated and collection is reasonably assured.

Employee future benefits

The Corporation has defined benefit plans that provide for post-retirement medical and dental coverage and special termination benefits for defined eligible employees. Certain investments have been internally restricted but not segregated to pay for post-retirement benefits.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

2. Summary of significant accounting policies (continued)

Employee future benefits (continued)

The Corporation has the following policies:

- The Corporation accrues its obligations under defined benefit plans and the related costs when the benefits are earned through current service using the accounting valuation method.
- The cost of post-employment benefits earned by employees is actuarially determined using the projected benefit method pro-rated on service and management's best estimates of retirement ages of employees, expected health-care costs and dental costs. The accrued benefit obligation related to employee future benefits is discounted using market rates on high-quality debt instruments.
- Remeasurements and other items are composed of actuarial gains (losses) on the accrued benefit obligation and arise from differences between the actual and expected experience and from changes in the actuarial assumptions used to determine the accrued benefit obligation, past service costs and gains and losses arising from settlements and curtailments. Actuarial gains and losses arise when the accrued benefit obligations change during the year. The actuarial gains and losses and other remeasurements including plan amendments are recorded in the statement of changes in net assets when incurred.

In addition, all employees of the Corporation are part of a defined benefit multi-employer benefit plan providing both pension and other retirement benefits. Contributions made to this plan are expensed as paid as the plan is accounted for as a defined contribution plan.

Deferred lease inducements

Lease liabilities include deferred lease inducements, which represent the free rent and improvement allowances received from landlords and are amortized over the term of the lease, and step-rent liability, which represents the difference between the average annual rent over the term of the lease agreement and actual rent paid in the year.

Use of estimates

In preparing the Corporation's financial statements, management is required to make estimates and assumptions that affect the reported amounts of assets and liabilities and the disclosure of contingent liabilities at the date of the financial statements and the reported amounts of revenue and expenses during the reporting period. Actual results could differ from those estimates. Accounts requiring significant estimates include accounts payable and accrued liabilities, useful lives of capital assets and employee future benefits.

3. Investments

Investments are held within third party managed accounts, which invest independently. The breakdown of total investments by category is outlined below:

	2025	2024
	\$	\$
Cash to be reinvested	171	270
Fixed income	83,593	88,069
Equity	51,215	55,786
Real assets	19,145	18,122
	<u>154,124</u>	<u>162,247</u>

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

3. Investments (continued)

The Corporation internally restricts certain securities to fund employee future benefits. The breakdown of total investments by intended use is outlined below:

	2025	2024
	\$	\$
Working capital	74,487	86,756
Employee future benefits	79,637	75,491
	<u>154,124</u>	<u>162,247</u>

4. Capital assets

	Cost	Accumulated amortization	2025 Net book value	2024 Net book value
	\$	\$	\$	\$
Office equipment	320	320	—	—
Furniture and fixtures	7,351	5,851	1,500	1,184
Computer equipment	18,515	15,965	2,550	2,224
Small boats and vessels	398	374	24	24
Leasehold improvements	21,682	16,478	5,204	4,210
Vehicles under capital lease	3,727	2,516	1,211	1,080
Assets under construction	532	—	532	878
	<u>52,525</u>	<u>41,504</u>	<u>11,021</u>	<u>9,600</u>

5. Intangible assets

	Cost	Accumulated amortization	2025 Net book value	2024 Net book value
	\$	\$	\$	\$
Computer software	3,031	3,030	1	6

6. Deferred revenue

	2025	2024
	\$	\$
Business development unearned revenue and customer down payments	1,155	1,479
Other deferred amounts	216	208
	<u>1,371</u>	<u>1,687</u>

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

7. Employee future benefits

The Corporation has accrued an obligation for its post-employment benefits as follows:

Employees who transferred to the Corporation from the Government of Ontario on December 31, 1998

- Employees who transferred to the Corporation with less than ten years of service with the province will receive post-retirement group benefit coverage through the Corporation for themselves and for their dependents' lifetimes. The cost of these benefits is shared equally between the Corporation and the employee for those employees who retire after January 1, 2018.

The Government of Ontario continues to provide post-retirement benefits for employees who transferred to the Corporation with ten or more years of service with the province.

Employees hired by the Corporation after December 31, 1998

- These employees will receive post-retirement group benefit coverage for themselves and for their dependents through the Corporation until age 65.

All employees

- The Corporation is a Schedule II employer under the Workplace Safety and Insurance Act (Ontario), 1997 and follows a policy of self-insurance for all its employees. The obligation as at December 31, 2025 is \$1,589 (\$1,158 in 2024) and is included in the total obligations below.

Information about the Corporation's accrued benefit obligations and accrued benefit liabilities is as follows:

	2025	2024
	\$	\$
Accrued benefit obligations, beginning of year	43,227	40,451
Current service costs	1,333	1,106
Interest on accrued obligations	2,032	1,863
Actuarial loss (gain)	(111)	781
Contributions	(1,080)	(974)
Accrued benefit obligations, end of year	45,401	43,227

The employee future benefits expense recorded in the statement of operations during the year is as follows:

	2025	2024
	\$	\$
Current service costs	1,333	1,106
Interest on accrued obligations	2,032	1,863
	3,365	2,969

Remeasurements and other items, consisting of curtailments, settlements, past service costs and actuarial gain of \$111 (loss of \$781 in 2024), have been recognized directly in the statement of changes in net assets.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

7. Employee future benefits (continued)

All employees (continued)

The significant actuarial assumptions adopted in measuring the Corporation's accrued benefit obligations are as follows:

	<u>2025</u>	<u>2024</u>
Discount rate	5.00%	4.75%
Health care inflation	6.0% grading down to 3.8% by 2040	5.2% grading down to 4% by 2040
Vision care inflation	6.0% grading down to 3.8% by 2040	5.1% grading down to 4% by 2040
Dental care inflation	3.8% per annum	5.1% grading down to 4% by 2040

The date of the most recent actuarial valuation of the accrued benefit obligations was December 31, 2025.

The Corporation paid \$34,577 (\$32,519 in 2024) of employer and employee contributions to the defined benefit multi-employer benefit plan.

8. Internally restricted net assets

	<u>2025</u>	<u>2024</u>
	<u>\$</u>	<u>\$</u>
Reserve for board-appropriated working fund	44,884	52,157
Reserve for employee future benefits	34,236	32,264
Reserve for enumeration	—	846
Reserve for assessment update	13,469	13,469
	92,589	98,736

Interfund transfers are approved by the board of directors. During the year, the board of directors approved the transfers between the unrestricted fund and the internally restricted net assets as follows: \$7,274 from (\$3,044 to in 2024) the board-appropriated working fund reserve to pay for future one-time expenditures; nil to (nil in 2024) the assessment update reserve to set aside funds for the property assessment process, and \$846 from (\$295 from in 2024) the enumeration reserve.

The purpose and use of the employee future benefit reserve was approved by the board of directors at initial setup, and an annual approval for transfers is not required. A transfer of \$1,972 to (\$3,845 to in 2024) the employee future benefit reserve was made during the year.

Refer to Note 2 for a description of the reserves.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

9. Commitments

The Corporation has commitments under various operating leases for properties. Minimum lease payments due in each of the next five years and thereafter are as follows:

	\$
2026	3,006
2027	2,407
2028	2,022
2029	1,752
2030	1,365
Thereafter	6,483
	<u>17,035</u>

The Corporation is also committed to paying operating costs and property taxes on its various property leases.

10. Capital leases

The Corporation entered into several vehicle leases with an interest rate of between 3.82% and 6.98%, with lease terms up to 60 months. On termination of the lease, the Corporation has guaranteed a certain residual value of the vehicle to the lessor, depending on the ultimate lease term.

As at December 31, 2025 the current portion of the capital leases is \$473 (\$352 in 2024) and the long-term portion is \$788 (\$761 in 2024).

Future minimum annual lease payments required under capital lease arrangements are as follows:

	\$
2026	535
2027	374
2028	241
2029	235
2030	9
Total lease payments	<u>1,394</u>
Less: amount representing interest	<u>(133)</u>
	1,261
Less: current portion	<u>473</u>
	<u>788</u>

11. Contingent liabilities and guarantees

The Corporation has been named as a defendant in certain legal actions in which damages have either been sought or, through subsequent pleadings, could be sought. Where the outcome of these actions is determinable and considered significant as at December 31, 2025, a provision was made in these financial statements for any liability that may result. Any losses arising from these actions will be recorded in the year the related litigation is settled.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

11. Contingent liabilities and guarantees (continued)

In the normal course of business, the Corporation enters into agreements that meet the definition of a guarantee, as outlined in the Chartered Professional Accountants of Canada Handbook. The Corporation's primary guarantee subject to disclosure requirements is as follows:

- The Corporation enters into agreements that include indemnities in favor of third parties, such as purchase agreements, confidentiality agreements, leasing contracts, information technology agreements and service agreements. These indemnification agreements may require the Corporation to compensate counterparties for losses incurred by the counterparties as a result of breaches of contractual obligations, including representations and regulations, or as a result of litigation claims or statutory sanctions that may be suffered by the counterparty as a consequence of the transaction. The terms of these indemnities are not explicitly defined, and the maximum amount of any potential reimbursement cannot be reasonably estimated.

The nature of the above indemnifications prevents the Corporation from making a reasonable estimate of the maximum exposure due to the difficulties in assessing the amount of liability, which stems from the unpredictability of future events and the unlimited coverage offered to counterparties. Historically, the Corporation has not made any significant payments under such or similar indemnification agreements and, therefore, no amount has been accrued in the statement of financial position with respect to these agreements.

12. Risk management

Market risk

The Corporation's investments are susceptible to market risk, which is defined as the risk the fair value or future cash flows of a financial instrument will fluctuate because of changes in market prices. The Corporation's market risk is affected by changes in the level or volatility of market rates or prices, such as interest rates, foreign currency exchange rates and equity prices. The Corporation is subject to cash flow interest rate risk due to fluctuations in the prevailing levels of market interest rate sensitive investments. The risk is mitigated through the Corporation's investment policy, which requires investments to be held in high grade, low risk investments.

Credit risk

Credit risk arises from the potential a counterparty will fail to perform its obligations. The Corporation is exposed to credit risk from banks and debtors. The risk is mitigated in that the Corporation conducts business with reputable financial institutions and its debtors are mainly entities within a level of the provincial government.

Liquidity risk

Liquidity risk is the risk the Corporation will not be able to meet its financial obligations as they come due. The Corporation manages liquidity through regular monitoring of forecasted and actual cash flows.

13. Credit facility

The Corporation has an unsecured credit facility of \$10,000 to be used for its operations, which is renewable annually.

Municipal Property Assessment Corporation

Notes to the financial statements

December 31, 2025

(In thousands of dollars)

14. Government remittances

Government remittances consist of workplace safety insurance costs, sales taxes and payroll withholding taxes required to be paid to government authorities when the amounts come due. In respect of government remittances, \$2,504 (\$2,325 in 2024) is included in accounts payable and accrued liabilities.

15. Cloud computing

The Corporation incurred \$1,872 (\$1,576 in 2024) in cloud computing costs, included within Professional services and within Information technology in the Statement of operations.

2025 Annual Monitoring Report

Final

Mattawa Landfill Site
Town of Mattawa

April 30, 2026

Jp2g Project # 17-6024J



DISTRIBUTION LIST

PDF	PDF (with Database)	Association / Company
1	1	The Corporation of the Town of Mattawa
1		Jp2g Consultants Inc.
1	1	Ministry of the Environment, Conservation and Parks (North Bay District Office)

Jp2g Consultants Inc. Signatures

Report Prepared By:

Golrokh Hafezian, M.A. Sc., GIT
Hydrogeologist In-Training

Report Reviewed By:

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Manager | Environmental Services

Report Reviewed and
Approved By:

Samuel Morton, M.Sc., P.Geo.
Hydrogeologist





EXECUTIVE SUMMARY

The Mattawa Waste Disposal Site (WDS) operates under Provisional Certificate of Approval (now ECA) No. A531401 dated October 8, 1980, as amended June 30, 1993, August 30, 1995, May 11, 1999, and most recently amended October 21, 2019 which revoked previous ECAs. The ECA approves the use and operation of a 2.8-hectare waste disposal site within a total site area of 83.63 hectares.

Water quality monitoring was completed in 2025 at the Mattawa WDS. Sampling was completed on two (2) occasions (spring and summer) for on-site groundwater monitoring wells, and on three (3) occasions (spring, summer and fall) for on-site/ off-site surface water. There are currently twenty-four (24) operational wells at the site and groundwater monitoring consisted of the collection of static water levels and groundwater samples from the monitoring wells. Surface water monitoring included the collection of surface water samples and the measurement of flow rates from five (5) locations.

The direction of groundwater flow in both the overburden and bedrock during the summer 2025 monitoring events is consistent with previous years. Groundwater flow at the site is interpreted to be primarily toward the north, in the direction of the head of the tributary located in the middle of the site.

Based on groundwater elevations at overburden well G9-87, there is potential for minor southward radial flow toward overburden well G24B-90, located at the southernmost extent of the landfill site.

Based on the groundwater elevation at G26-93R screened in the sand unit below the refuse, the water table dips below the old waste area. This could be the result of the interim cover and waste limiting infiltration in this area.

Leachate at the site is characterized by groundwater from monitoring well G26-93R that is located in the active fill area. Background values at the site are characterized by groundwater from monitoring wells G24A-90 (bedrock) and G24B-90 (overburden). Both wells are located upgradient of the active fill area.

The analytical results continue to show a diffuse plume present to the north and northeast of the waste footprint that is characterized by decreasing chemical concentrations with separation distance from the fill area, with concentrations returning to background conditions beyond the hydro easement. The following monitoring points are affected to some degree by the landfill site: G18B-89A/B, G27-93B, RW1-87, BH5, G23-90 and G21-89B. Groundwater quality monitoring indicates that, despite these localized impacts, groundwater quality improves with distance from the Site and no unacceptable off-site impacts have been identified. Based on the findings of this assessment, no groundwater mitigation measures are considered necessary at this time.

A total of five (5) surface water samples were collected in 2025 from sampling locations SW-1, SW-3, SW-4, SW-7 and SW-8 in each of the spring, summer and fall sampling events respectively. Despite hydrologic and hydrogeologic evidence suggesting that the groundwater likely discharges to the creek located north of the landfilling area, the 2025 results from the leachate well (G26-93R) and from G18B-89B indicate similar exceedance patterns, with some exceedances also observed at SW3. Surface water monitoring results indicate that localized exceedances of applicable guidelines occur at SW-3 and SW-1; however, water quality improves downstream, indicating attenuation of leachate-related parameters within the receiving environment. It is also noted that certain parameters (e.g. iron and phenols) exceed guidelines



at the background location (SW-4), reflecting natural conditions within the study area. Overall, surface water impacts are limited in extent and magnitude.

A comprehensive Surface Water Trigger Mechanism and Contingency Plan is proposed and was tested using the 2025 data. Trigger exceedances, defined as the 75th percentile of concentrations observed at the background surface water location (SW-4), indicate trigger-level elevated concentrations of dissolved manganese, cobalt, and unionized ammonia at SW-1 and SW-3 during the 2025 summer and fall sampling events. A comparison of values at G18B-89B to the trigger criteria also indicated exceedances of boron, cobalt, and unionized ammonia during the spring and summer sampling events, and copper and dissolved manganese during the spring sampling event. In accordance with the proposed Trigger Response Plan, it is recommended that toxicity testing be completed to further evaluate potential ecological effects. The results of this assessment will be used to inform any additional contingency measures, if required.

It is recommended to submit the Surface Water Trigger Mechanism and Contingency Plan, as informed by the 2025 monitoring results, to the Ministry of the Environment, Conservation and Parks for review and subsequent incorporation into the ECA as per ECA Condition 37.



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1.0 INTRODUCTION

The Mattawa Waste Disposal Site (WDS) operates under Environmental compliance Approval (ECA) A531401 dated October 21, 2019. The ECA permits the use and operation of a 2.8-hectare waste disposal site within a total site area of 83.63 hectares. Copies of the ECA and previous amendments are provided in **Appendix A**.

This report presents the results of the 2025 environmental monitoring activities that were completed at the Mattawa WDS to address ECA Condition 47.

In 2025, sampling and the analytical testing was completed by Near North Laboratories. As a result, we anticipate that all sampling was completed following Near North Laboratories generally accepted sampling protocols. Jp2g Consultants Inc. was retained by the Town of Mattawa to provide the interpretation and reporting of results. A “Monitoring and Screening Checklist” is provided in **Appendix B**.

The 2025 report includes supplemental content in support of the finalization of the updated Surface Water Trigger Mechanism and Contingency Plan, required under Condition 37 of the ECA. Once approved by the MECP Northern Region Technical Support Section (TSS) and then the Director, the plan will be part of the comprehensive application for the redesign of the waste mound and changing operations within the remaining approved capacity.

1.1 Site Location

A detailed description of the site location is as follows:

- The site is located approximately 2 kilometers (km) south of the Town of Mattawa, on the north side of Richards Road, at 1161 Richards Road on Lot 12 & 13, Concession 13 in the Township of Papineau-Cameron (geographical Township of Papineau). The site is owned by the Town of Mattawa (the municipality) and is comprised of a 2.8 ha landfilling area within a 83.63 ha total site area. The property located to the north/northeast of the hydro easement and former Worthington Road is designated as a Contaminant Attenuation Zone (CAZ) and was purchased after 1990.
- The site is operated under ECA No. A531401 and is licensed to receive solid, non-hazardous municipal waste from the Town of Mattawa, the Municipality of Mattawan and the Township of Papineau-Cameron.
- The site coordinates are:
 - NAD 83 - UTM 17T – 676778 m E, 5129721 m N

A site location map is provided as **Figure 1**, and a site plan showing all monitoring locations is provided in **Figure 2**.



1.2 Site Ownership and Key Personnel

The site is owned and operated by the Town of Mattawa. Contacts for the municipality and the Competent Environmental Practitioner are as follows:

Municipal Contact

Paul Laperriere, CPA, CA, CAO/Treasurer
The Corporation of the Town of Mattawa 160 Water Street, PO Box 390
Mattawa, ON, P0H 1V0
Tel. Number: (705) 744-5611
Email: cao@mattawa.ca

CEP Contact - Groundwater and Surface Water review

Samuel Morton, M.Sc., P.Geo.
Jp2g Consultants Inc., Hydrogeologist
Tel. Number: (613) 863-9917
Email: samuel.morton@jp2g.com

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Jp2g Consultants Inc., Hydrogeologist In-Training
Tel. Number: (613) 828-7800
Email: golrokh.hafezian@jp2g.com

1.3 Description and Development of the Waste Disposal Site

This section provides a general description of the site including operational details.

Environmental Compliance Approval:

The site was operated under ECA No. A531401 dated October 8, 1980, as amended June 30, 1993, August 30, 1995, and May 11, 1999. The most recent amendment dated October 21, 2019, revokes and replaces previous ECAs detailing the annual monitoring and reporting requirements.

Site Status:

The site is currently operational.

Site Capacity:

According to the most recent amendment to the ECA (October 21, 2019), the total approved capacity is 155,800 m³ (which excludes the waste which was disposed by a trenching method in the Phase I area).

Projected Site Life:

The remaining capacity is estimated to be 2,100 m³ on the Stage 1 waste mound and 4,870 m³ in the Interim Design which corresponds to 2 years based on a filling rate of 3,000 m³ per year. The Town is filing an application to amend the ECA to permit landfilling up to the approved capacity of 155,800 m³ in 2026.

Area of current waste cell footprint and approved footprint in hectares:

The current approved landfilling area is 2.8 ha.



Area of entire waste disposal site in hectares:

The entire waste disposal site is located on a 83.63 ha parcel of land.

Any Permits To Take Water associated with the site:

There are no Permits To Take Water associated with the site.

Other authorizing and or control instruments associated with the site:

There are no authorizing and or control instruments associated with the site.

Description of any storm water management facilities:

There are no stormwater management facilities associated with the site.

Description of any leachate collection systems; and any sewage works:

The Mattawa WDS is functioning based on natural attenuation. There is no collection system and or any sewage works at the site.

Any site developments, which occurred during the year of the monitoring report:

No site developments occurred during the reporting period.

Any new developments in the vicinity of the site of relevance from a monitoring perspective:

There are no new developments of relevance from a monitoring perspective.

Development of environmental monitoring systems:

The development of the environmental monitoring program was initially provided in early documents prepared by Golder Associates Ltd. (GAL) in 1991, (Revised 1993) and by Proctor & Redfern Ltd between 1993 to 1996. During this time, the environmental monitoring program was amended at various times to reflect the construction of new monitoring wells and amendments to the ECA. Subsequent to this, various consulting firms were contracted to complete and oversee the environmental monitoring. These included: Earth Tech (Canada) Inc., Knight Piesold Consulting, Conestoga-Rovers & Associates, R.V. Anderson Associates Limited, Paterson Group Inc., and Pinchin Environmental. The current monitoring plan reflects the Annual Monitoring Report (AMR) completed by Jp2g Consultants (2025) and recommendations from the Ministry to modify ECA Schedule "C" Surface Water Monitoring Program.

Development of engineered control systems:

There are no engineered control systems.

Conceptual Site Model:

Details that would comprise the conceptual model are provided in **Section 4.3** of this report.

Public complaints and operation problems:

There were no complaints received or operational problems that occurred during 2025.



1.4 Monitoring and Reporting Program

The objectives of the 2025 Annual Monitoring Program are based on the 2024 Jp2g Annual Report, the requirements of the ECA dated October 21, 2019 and recent Northern Region TSS comments. This report is designed to fulfill the monitoring requirements for submission to the Ministry of the Environment, Conservation and Parks¹ to address Schedule “B” and “C” in accordance with ECA Condition 35 and MECP review comments. Supplemental content in support of the forthcoming application for the redesign of the waste mound and changing operations within the remaining approved capacity is also included.

The 2025 monitoring program included:

- Measuring groundwater levels of all functional monitoring wells;
- Measuring combustible gas from the headspace of all functional monitoring wells;
- Collecting groundwater samples from selected monitoring wells;
- Collecting surface water samples from selected surface water stations;
- Providing an assessment of the data collected; and
- Reporting on the status of all monitoring wells and compliance with O.Reg. 903
- Reporting on compliance with Provincial regulations and guidelines.

Based on ECA Schedule “B” and “C” and recent MECP review comments, the requirements for the 2025 groundwater and surface water monitoring are as follows:

¹ MECP and also referenced as the MOE, MOEE, MOECC and the Ministry. All are used interchangeably in this report



<p>Groundwater Locations G24A-90, G24B-90 (Background) 26-93R (Leachate) RW1-87, BH5, G6-87, G9-87, 10-87, G14-87, 17-89A, 17-89C, 18B-89A, 18B-89B, 19-89A, 19-89B, G20-89A, G20-89B, 21-89A, 21-89B, G22-90, 23-90, G25-90, 27-93A, 27-93B</p>	<p>Annual Spring and Summer Events Parameters as listed in Schedule B <i>List 1 (Spring)¹: Alkalinity, Ammonia, Arsenic, Barium, Boron, Cadmium, Calcium, Chloride, Chromium, Conductivity, Copper, Iron, Lead, Magnesium, Manganese, Mercury, Nitrate, Nitrite, Total Kjeldahl Nitrogen, pH, Total Phosphorus, Potassium, Sodium, Suspended Solids (leachate only), Total Dissolved Solids, Sulphate, Zinc, Benzene, 1,4 Dichlorobenzene, Dichloromethane, Toluene, Vinyl Chloride, BOD, COD, DOC, phenol, hardness</i> <i>List 2 (Summer)²: Alkalinity, Ammonia, Barium, Boron, Calcium, Chloride, Conductivity, Iron, Magnesium, Nitrate, pH, Sodium, Suspended Solids (leachate only), Total Dissolved Solids, Sulphate, BOD, COD, DOC, hardness</i> <i>Field Parameters: pH, Conductivity, landfill gas and water level measurements</i></p>
<p>Surface Water Locations SW-8 (Boom Creek) SW-4 (Background) SW-1 (Downgradient) SW-3 (Downgradient) SW-7 (Downgradient)</p>	<p>Annual Spring, Summer & Fall Events Parameters as listed in Schedule C <i>List 3 (Spring, Summer & Fall)³: Alkalinity, Ammonia, Arsenic, Barium, Boron, Cadmium, Chloride, Chromium, Conductivity, Copper, Iron, Lead, Mercury, Nitrate, Nitrite, Total Kjeldahl Nitrogen, pH, Total Phosphorus, Suspended Solids, Total Dissolved Solids, Sulphate, Zinc, BOD, COD, Phenol, hardness.</i> <i>Parameters added (MECP request): Dissolved iron, manganese, and zinc (2022), DOC (2024) and Cobalt (2025)</i> <i>Field Parameters: Temperature, pH, Conductivity, Dissolved Oxygen, and flow (or water level if no flow)</i> <i>Monitor for landfill seeps during spring and fall events</i></p>

Notes:
¹ List 1 - Parameter list as per ECA
² List 2 - Parameters list as per ECA
³ List 3 - Parameters list as per ECA and MECP comments



2.0 BACKGROUND

2.1 ECA and Supporting Documents

Below is a summary of the Environmental Compliance Approvals for the Mattawa WDS.

ECA (Certificate of Approval) No. A531401	Date of Issue	Description
Provisional	October 8, 1980	C of A for approval for a waste disposal site (landfill). Site definition
Amendment No. 1	June 30, 1993	Revising conditions for Hydrogeological Assessment and operational plans
Amendment No. 2	August 30, 1995	Outlining surface water trigger mechanism
Amendment No. 3	May 11, 1999	Amendment revising water quality monitoring and trigger concentrations
Amended and Revoked Previous ECAs	October 21, 2019	Revising landfill capacity, ground/surface water monitoring

The following provides a summary of historical milestones at the site, focusing on the work done to update the Surface Water Trigger Mechanism and on the application for the redesign of the waste mound and operations. Copies of MECP correspondence dating back to 2010 are included in **Appendix C**.

- March 1995: A Surface Water Trigger Mechanism was developed for the Town of Mattawa Landfill Site to satisfy the requirements of Condition 9(a) of the Provisional Certificate of Approval. Key elements of the 1995 mechanism was the use of SW-7 as surface water compliance point and the use of the iron maximum background concentration at the time (1.56 mg/L) combined with an associated increase in the concentrations of additional leachate indicators to trigger the implementation of contingency measures.
- August 30, 1995: Under the ECA as amended August 30, 1995, the Ministry approved a Surface Water Trigger Mechanism in Schedule “D” which selected SW-7 as the trigger location with iron and boron as the trigger parameters. The trigger concentrations approved by the Ministry for iron and boron were 5.13 mg/L and 0.32 mg/L respectively. This recognized that the tributary was impacted by the landfill site.
- June 2015: RV Anderson filed an application to amend the ECA, redesigning the proposed waste mound and locating it closer to the receiving surface water feature (MOECC Reference No. 9119-9XLRET).
 - September 1, 2017: MECP Technical Support Section (TSS) Northern Region Surface Water Specialist filed a memorandum reviewing the Design & Operations (D&O) Plan and 2016 Annual Monitoring Report.
- July 16, 2018: Jp2g Consultants Inc. filed a response addressing TSS Groundwater and Surface Water memos, including a proposed Design and Operations Plan Addendum, a Monitoring Program and revised Trigger Mechanism and Contingency Plan. The proposed redesign minimizes the impact to the Boom Creek tributary by locating the landfilling area further from the surface water feature where groundwater flow is more to the west than to the north. The current fill area would also receive final cover. Monitoring changes included sampling and analysis of both



- groundwater and surface water for the same parameters, with detection limits equal to or less than provincial/federal water quality limits. The trigger location was moved from SW-7 to SW-3, closer to the landfill site, with proposed trigger concentrations based on PWQO or CWQC limits.
- February 28, 2019: MECP TSS Surface Water Specialist provided comments on Jp2g's response, Design and Operations Plan Addendum, and 2017 Annual Monitoring Report.
 - April 30, 2019: Jp2g filed a response, including the 2018 Annual Monitoring Report.
 - August 20, 2019: MECP TSS Surface Water Specialist filed a memorandum providing comments on a draft ECA surface water monitoring program.
- October 10, 2019: Jp2g filed a revised draft Surface Water Trigger Mechanism to address concerns raised by the MECP TSS review.
 - October 17, 2019 site meeting was held with MECP staff.
 - December 2, 2019: Jp2g received MECP TSS Surface Water memorandum with comments on the draft Surface Water Trigger Mechanism.
 - December 9, 2019 revised Trigger Mechanism and Contingency Plan was submitted incorporating TSS comments and the results of the 2019 surface water monitoring program. The file was reviewed under MECP Reference No 9357-BK9JTR.
 - November 10, 2020: TSS Surface Water Unit provided review comments, and Jp2g responded on December 11, 2020.
 - December 7, 2021: TSS filed comments on the latest submitted surface water trigger mechanism and contingency plan.
 - A virtual teleconference was held on December 15, 2021 between Jp2g and Ministry staff to discuss the comments.
 - Meeting minutes were submitted on December 20, 2021, with comments returned by Ministry staff on December 21, 2021.
 - December 18, 2023: Jp2g filed a revised version of the Surface Water Trigger Mechanism and Contingency Plan in response to MECP TSS review concerns, fulfilling ECA Condition 37.
 - May 1, 2024: Jp2g submitted a letter to the MECP requesting an update on the status of the review of the December 18, 2023 plan. Jp2g advised that the comments from the MECP would be required in order to initiate the consultation required for the Town to update the Design and Operations Report and submit an ECA amendment application prior to the Condition 23 deadline of December 31, 2024.
 - September 9, 2024: MECP TSS submitted review comments for the revised version of the surface water trigger mechanism and contingency plan.
 - October 9, 2024: Jp2g submitted a response to the MECP TSS comments.
 - November 13, 2024 a meeting was held to discuss the main topics.
 - November 13, 2024 Jp2g filed summary comment.
 - November 15, 2024 MECP response.
 - April 2025: The interim expansion area, within the total approved capacity, is near capacity. Approval of the updated Surface Water Trigger Mechanism, as per Condition 22 of the ECA is still pending. The application for the revised landfilling area and site operations was to include the approved updated Surface Water Trigger Mechanism. As this has not been completed to date, the application to amend the ECA is still outstanding.
 - July 21, 2025 request comments.



- September 12, 2025: MECP TSS Surface Water Specialist provided comments on Jp2g's 2024 Annual Monitoring Report and Surface Water Trigger Mechanism Draft dated June 11, 2025 with 15 main recommendations, over 30 with sub-sections.
- September 25, 2025 Jp2g initial comments.
- Jp2g responded on October 28, 2025 highlighting 10 issues.
- October 29, 2025 an on-site meeting was held with the Town, Jp2g, Near North Labs and MECP.
- November 7, 2025 MECP memo response to 1 issue.
- *This report and the revised Surface Water Trigger Mechanism and Contingency Plan are intended as supporting documentation to amend the ECA to permit landfilling up to the approved total capacity of the site 155,800 m³.*

2.2 Historical Work Activities

Investigations at the Mattawa WDS have been carried out over several years beginning in the early 1990s by Golder Associates Limited (GAL) and Proctor & Redfern. These investigations were followed by various other consulting firms. To date numerous boreholes have been constructed at the site and equipped with dedicated monitoring wells. Details on the drilling activities and borehole records are provided in **Appendix D**. Discussions on the geological and hydrogeological details of the site have been summarized in previous reports and are repeated in part or in whole in this report².

There is a total of twenty-four (24) active groundwater monitoring points at the site. Monitoring well locations are provided in **Figure 2**.

The nearest surface water feature that has historically been sampled is a creek that flows north/northwest approximately one kilometer to Boom Creek. The closest point of the creek to the landfill is approximately 75 to 100 m east/northeast from the waste fill footprint. The upgradient portion of the creek from the landfill site was reported to be undefined and intermittent and may only flow in the springtime (GAL 1991). This was confirmed during a site reconnaissance meeting held on October 17, 2019, with the Ministry representatives present. It is reported that through the balance of the year, the creek originates on the landfill property north and slightly east of the fill area (see **Figure 2** for details).

2.3 Ministry Review and Correspondence

Ministry correspondence related to the landfill site are provided in **Appendix C**. A memorandum dated September 12, 2025 was received from the surface water TSS. The memorandum was the latest in a series of comments and responses related to the update of the Surface Water Trigger Mechanism and Contingency Plan. Jp2g submitted a response on October 28, 2025, which was followed by a site meeting with the MECP on October 29, 2026.

Over the period of 2018 to 2023, several drafts of the Surface Water Trigger Mechanism and Contingency Plan were produced and reviewed by the Surface Water TSS. The approach has been to update the original plan produced by Golder in 1995 (included in the attachment of the correspondence dated July 16, 2018, in **Appendix C**) and the trigger mechanism included in Schedule D of the ECA (available in the consolidated ECA of **Appendix A**). The most recent version of the plan includes the following updates from the original plan:

- Relocation of the point of assessment from SW7 to SW3.

² Historical site details including physical characteristic are taken and repeated from the following: GAL, P&R, Earth Tech, Pinchin Environmental



- The addition of groundwater to surface water interaction component with G18B-89B used as an early trigger location for the surface water trigger location SW-3.
- An expanded list of trigger parameters; the number of parameters increased from two (2) to fourteen (14).
- More stringent trigger concentrations corresponding to 75% of the applicable guideline values (PWQO/CWQG) instead of the original trigger concentrations updated annually using a statistical method outlined in Zaltsberg (1994), which set an upper tolerance limit based on historical background surface water quality data from stations SW-4 and SW-8 and relative differences to the PWQO. As of the 1999 ECA Schedule “D” update, the trigger concentrations were 3.04 mg/L for iron and 0.18 mg/L for boron.
- More detailed Tier I, II, III sampling methodologies aimed at providing statistically robust demonstrations of trends in concentrations accompanied by prescriptive implementation timelines.
- A defined 30-day timeline for implementing each monitoring level tier.

From an implementation perspective, the Trigger Plan resulting from the above updates failed to satisfy the TSS. A comprehensive version of the plan is proposed in **Section 10.0** and has been tested with the 2025 data in **Section 11.0**. This version considered the following:

- The background surface water quality, as represented by SW-4 presents exceedances of the Policy 1 criteria (PWQO or CWQG, in the absence of PWQO). Accordingly, a Policy 2 approach has been adopted to evaluate the surface water impacts under the original trigger plan and carried forward to the revised plan.
- The SW-3 area is a groundwater discharge area where some leachate concentrations are observed to be above water quality guidelines (WQG). Overburden well G18B-89B located between the fill area and tributary provides information on the leachate concentrations in groundwater that eventually discharges to the SW-3 area.
 - The presence of leachate at G18B-89B and SW-3 predates the original trigger plan. For example, the iron concentration at G18B-89B was 5.56 mg/L on September 14, 1989. The iron concentration was 0.65 mg/L at SW-3 on November 18, 1997.
 - Since the 1993 ECA, this area has *de facto* been acting as a natural attenuation feature for leachate impacted groundwater discharge.
 - In the original trigger plan, SW-3 was used to evaluate trends, not as a compliance point. SW-7, located at the downgradient boundary of the site was used as a trigger location.
 - Grandfathering the use of the SW-3 area as a natural attenuation feature while respecting the provision of Policy 2 would see the trigger location moving downstream of SW-3 which was proposed in the Trigger Plan 2025. This was not acceptable to MECP.
- The method for determining trends and trigger concentrations should provide clear and concise results and be easily reproducible from year to year. It should also be easily interpreted and validated by the reviewers.
 - The original trigger plan used a statistical methodology outline by Zaltsberg (1994) and applied to 2 trigger parameters. This method was dropped during the various iterations of the revised plan in favour of rolling, season specific, 5-years median calculations applied to 12 parameters.



- The rolling 5-years median approach was used for the 2023 AMR reviewed by TSS. The TSS identified lack of transparency in the calculations and could not validate the median presented during the time allocated to the review.
 - The revised plan retains the groundwater median calculations for the evaluation of temporal seasonal trends in G18B-89B but proposes to use the 75th percentile calculated at SW-4 from the start of the electronic database (2009) to present to estimate the surface water background concentrations. The threshold for acceptable groundwater increase remains at 25% of the median values. The trigger concentrations in surface water would be the highest value between the 75th percentile and 75% of the PWQO/CWQG. This retains key elements of the previous versions while simplifying the data manipulation and allowing for trend and compliance analysis.
 - As these are parameters which have exceeded the WQG trigger concentrations have been assigned based on 90% of the medium.
 - As it was done in previous versions, the trigger mechanism would consider both the concentrations at the trigger location and the trends in other discharge conditions.
- The trigger parameters are selected to be representative of the landfill leachate at the site and serve to identify conditions that require contingency measures. The parameters selected are those that are indicative of leachate impacts and that can be distinguished from naturally occurring or ambient background conditions. For that purpose, only a subset number of parameters from the leachate indicator list is required. The remaining parameters are reviewed as part of the annual reporting and considered as part of the interpretation of impact.
 - The revised plan carries forward the list recommended in the December 18, 2023 Trigger Plan + cobalt as per TSS comments.

3.0 GEOLOGICAL CONDITIONS

The geological conditions of the site have been reported on in detail in previous reports and are repeated in part or in whole from those reports.

The site geology consists of glacial and post-glacial sand, gravel and till deposits, underlain by gneissic quartz syenite, gneissic quartz monzonite and gneissic tonalite bedrock. Boreholes drilled across the site indicate that soil consists primarily of fine to coarse sand with intermittent gravel seams and intermittent sandy silt and clay layers over bedrock.

Bedrock in the area is reported to be comprised primarily of Archean age gneissic quartz syenite or monzonite, and gneissic tonalite. Bedrock was confirmed at four locations across the site by Golder Associates during the 1989 and 1990 drilling programs. Three bedrock locations were confirmed between the landfilling area and the creek, and one location in the southern part of the site. Some bedrock outcrops are noted south of the landfilling area. The bedrock surface appears to decrease in elevation in a general northerly to northeasterly direction.



4.0 HYDROGEOLOGY

4.1 Hydraulic Conditions

The geological conditions of the site have been reported in detail in previous reports and are as follows:

Shallow groundwater beneath the site is found within fine to coarse sands or silty sands which compromise a shallow, unconfined, water table aquifer.

Single well response tests completed by Golder Associates were conducted to estimate the horizontal hydraulic conductivity. Hydraulic conductivities ranged from 5.0×10^{-3} cm/sec for clean sands, to 1.0×10^{-5} cm/sec for clayey sands. The geometric mean of the hydraulic conductivity for the surficial upper sands is 9.0×10^{-4} cm/sec. Monitoring wells screened in the deeper silty sand had hydraulic conductivities ranging from 8.8×10^{-4} to 4.1×10^{-5} cm/sec. A summary of hydraulic conductivities is provided in **Appendix C**.

The groundwater velocity was calculated to be in the order of 8 to 20 metres per year for the medium to coarse grained sands (Golder Associates 1991). Historically, and as reported by GAL, the majority of groundwater flow is primarily horizontal within the overburden with only a small downward vertical component and upwards in the vicinity of the Creek.

Groundwater levels measured during the 2025 monitoring program are provided in **Table 1** and reveal both upward and downward vertical gradients. 'A' represents the deep setting, whereas 'B' and 'C' represent the shallow settings. Downward gradients in the spring are found at monitoring wells G17-89A/G17-89C, G18B-89A/G18B-89B, G20-89A/G20-89B, G21-89A/G21-89B, and G27-93A/G27-93B, with an upwards gradient in the spring are found at, G19-89A/B, and G24A-90/G24B-90.



Table 1: Summary of Water Level Data

Monitoring Well	Well Type	Reference Elevation (T/PVC)	May-25		Aug-25		Vertical Gradient (May 2025)
			Static	Elevation	Static	Elevation	
BH5	OV	504.95	2.35	502.6	2.49	502.46	
G6-87*	OV	506.53	2.65	503.88	3.7	502.83	
G9-87	OV	512.45	2.7	509.75	2.78	509.67	
G10-87	OV	510.18	5.41	504.77	6.1	504.08	
G14-87*	OV	505.96	4.39	501.57	4.57	501.05	
G17-89A	OV	504.02	2.16	501.86	2.53	501.49	↓
G17-89C	OV	504.14	2.13	502.01	3.39	500.75	↓
G18B-89A	OV	500.66	0.7	499.96	0.88	499.78	↓
G18B-89B	OV	500.66	1.05	499.61	1.24	499.42	↓
G19-89A	OV	499.84	1.31	498.53	1.46	498.38	↑
G19-89B	OV	499.84	1.48	498.36	1.6	498.24	↑
G20-89A*	BR	498.41	6.52	491.89	6.89	491.15	↓
G20-89B*	OV	498.41	3.15	495.26	3.46	494.95	↓
G21-89A	OV	501.44	2.13	499.31	1.69	499.75	↓
G21-89B	OV	501.46	1.13	500.33	1.28	500.18	↓
G22-90	BR	501.7	1.14	500.56	1.38	500.32	
G23-90	BR	502.19	2.53	499.66	2.9	499.29	
G24A-90	BR	511.73	2.81	508.92	3.42	508.31	↑
G24B-90	OV	511.96	7.15	504.81	5.88	506.08	↑
G25-90	OV	506.15	4.2	501.95	4.42	501.73	
G26-93R	OV	499.95	14.52	485.43	15.49	484.46	
G27-93A	OV	498.99	1.61	497.38	1.70	497.29	↓
G27-93B	OV	498.77	0.98	497.79	1.05	497.72	↓
RW1-87	OV	504.72	4.23	500.49	4.51	500.21	

Reference Elevations are courtesy of Pinchin 2017 Annual Report, Ground Elevations and Reference Elevations surveyed by Dennis Consultants Ltd. Personnel.

Static Levels are measured from top of PVC riser

-- No data available

A Deep Setting; B Shallow Setting; C Shallow Setting BR Bedrock Installation

OV Overburden Installation

4.2 Groundwater Flow

The direction of groundwater flow in both the overburden and bedrock during the summer 2025 monitoring events is consistent with previous years. Groundwater flow at the site is interpreted to be primarily toward the north, in the direction of the head of the tributary located in the middle of the site.

Based on groundwater elevations at overburden well G9-87, there is potential for minor southward radial flow toward overburden well G24B-90, located at the southernmost extent of the landfill site.



Based on the groundwater elevation at G26-93R screened in the sand unit below the refuse, the water table dips below the old waste area. This could be the result of the interim cover and waste limiting infiltration in this area.

The flow patterns at the site are provided in **Figure 3a** and **Figure 3b** for summer 2025.

4.3 Conceptual Model

Groundwater flow within the surficial sand/ silty sand layer is interpreted to be generally north towards the head of the tributary located in the middle of the site. Accordingly, flows from the site will migrate downgradient within the attenuation zone. It is suspected that the direction of groundwater flow in this layer is controlled by local topography and by the sloping surface of the underlying bedrock.

5.0 ANNUAL ENVIRONMENTAL MONITORING 2025

Water quality monitoring events were completed in which groundwater levels and selected water quality samples were collected. The monitoring was completed as outlined in the ECA Schedule “B” and Schedule “C” which is based on the Jp2g proposal dated July 16, 2018 as ECA item 9 in Schedule “A”. In addition, parameters were added based on MECP review comments. Two (2) groundwater monitoring events were completed (spring and summer) and three (3) surface water sampling events were completed (spring, summer and fall). **Table 2** indicates the monitoring stations sampled during the 2025 monitoring program. The sample locations are provided in **Figures 1** and **2**. The monitoring procedures are summarized in **Appendix E** and water quality results are included in **Appendix F**. All sampling and laboratory analysis were completed by Near North Laboratories Inc. a record of their results is provided in **Appendix G**. A photographic record of the monitoring locations is provided in **Appendix H**, UTM coordinates for all locations to be provided in the 2025 AMR.

The field notes indicate that all wells are cased and locked. Some wells are in need of replacement tubing or cap, which will be addressed at the next program opportunity. No seeps were noted this period.

Table 2: 2025 Environmental Monitoring Details

Monitoring Well / Surface Water	Required by ECA	May 2025		August 2025		October 2025	
		Water Level	Sampled ¹	Water Level	Sampled ²	Water Level	Sampled
BH5	√	√	√	√	√		
G6-87	√	√		√			
G9-87	√	√		√			
G10-87	√	√	√	√	V+FB		
G14-87	√	√		√			
G17-89A	√	√	V+DUP+FB	√	√		
G17-89C	√	√	√	√	√		
G18B-89A	√	√	√	√	√		
G18B-89B	√	√	√	√	√		
G19-89A	√	√	√	√	√		
G19-89B	√	√	√	√	√		



Monitoring Well / Surface Water	Required by ECA	May 2025		August 2025		October 2025	
		Water Level	Sampled ¹	Water Level	Sampled ²	Water Level	Sampled
G20-89A	√	√	√	√	√		
G20-89B	√	√	√	√	√		
G21-89A	√	√	√	√	√		
G21-89B	√	√	√	√	√		
G22-90	√	√		√			
G23-90	√	√	√	√	√		
G24A-90	√	√	√	√	√		
G24B-90	√	√	√	√	√+Dup		
G25-90	√	√		√			
G26-93R	√	√	√	√	√		
G27-93A	√	√	√	√	√		
G27-93B	√	√	√	√	√		
RW1-87	√	√	√	√	√		
SW1 ³	√	√	√	√	√+ Dup	√	√+FB
SW3 ³	√	√	√	√	√	√	√
SW4 ³	√	√	√	√	√	√	√
SW7 ³	√	√	√	√	√	√	√
SW8 ³	√	√	√ Dup+FB	√	√+FB	√	√+ Dup

Notes:

- ¹ List 1 - Parameter list as per ECA
- ² List 2 - Parameters list as per ECA
- ³ List 3 - Parameters list as per ECA and additions as per MECP comments
- Dup - Duplicate
- FB: Field Blank

5.1 Quality Assurance/Quality Control

Blind field duplicate samples and field blanks were collected during the sampling events in 2025. The duplicate and field blank samples are indicated in **Table 2**.

Relative Percent Differences (RPDs) were calculated when detected concentrations in both samples were greater than five (5) times the laboratory Method Detection Limit (MDL). The RPDs are provided alongside the groundwater and surface water results in **Appendix F**. The RPDs were compared against the following typical standards (<50% for a single parameter and <20-25% on average) and sets with concentrations lower than the 5 times MDL were individually reviewed.

All average RPDs for all sets of groundwater and surface water duplicates were less than 25%. The following individual Surface water parameters exceeded the 50% threshold during the 2025 monitoring sampling:



Parameters/ stations	SW-1	SW-8
Nitrate		96.60% - May
Copper	85.7 % - August	
Lead	175.3% - August	
Alkalinity		50.25% - October

Concentrations for pairs that did not meet the 5 times detection limit were also reviewed and were found to be generally in the same order of magnitude. The exception identified during the 2025 monitoring sampling is as follows:

Parameters/ stations	G24B-90	G17-89A	SW- 1
COD	August <5 - 12	May <5 - 8	
Mercury		May <0.00002 - 0.00002	
TKN		May 0.18 - < 0.038	
Zinc			August <0.005 - 0.006

Results outside of the threshold are attributed to field variabilities as opposed to sampling biases. The duplicate results suggest that groundwater sample handling and analytical protocols were acceptable, and that analytical results were reproducible.

The field blanks collected in 2025 are presented in **Appendix G**. Concentrations are below or near the detection limits. Overall, these indicate that minor contamination was introduced during sampling bottle preparation, sampling, travel or testing.

Based on the laboratory and field QA/QC protocols, the 2025 laboratory and field data presented in this report are determined to be of acceptable quality and reliable for use.

5.2 Data Interpretation

Blind duplicates were collected to assess sampling quality and reliability and are not included in impact evaluations, statistical analyses, or trend charts.

For data handling, values reported below detection limits were treated as follows:

- For trend charting, non-detects were assigned the detection limit.
- For statistical calculations, non-detects were excluded unless otherwise specified.
- In specific analyses where a conservative approach is required (e.g., surface water compliance evaluation), non-detects were assigned the detection limit.

This approach is considered conservative, as substitution of detection limits biases summary statistics toward higher concentrations.

6.0 COMBUSTIBLE GAS

Combustible gas was measured in all monitoring well headspace before sampling with a handheld monitor. All wells presented 0% LEL of combustible gas except for minor reading 1% LEL at G10-87 in May 2025 and as well as 73% LEL at G26-93R in May 2025. This well is located below the refuse and combustible gas are expected



as a result of waste decomposition. The absence of combustible gas at other locations indicates that lateral migration of gas is limited.

7.0 GROUNDWATER QUALITY

7.1 Assessment Program

Groundwater sampling was completed to evaluate the background water quality and to assess any impact that the site may have on the local groundwater and surface water environments. Results of the compiled chemical analysis are provided in **Appendix F**; lab results are provided in **Appendix G** and photographs of monitoring locations are provided in **Appendix H**.

The following sections discuss the variation of chemical concentrations of the sampled water at monitoring locations throughout the site. These sections include an assessment of the site background water quality, leachate impacted groundwater and water quality from selected locations about the site. Where applicable, chemical concentrations have been compared to the Ontario Drinking Water Standards, Objectives, and Guidelines (ODWS/OG).

7.2 Background Water Quality

The background water quality is defined as the groundwater which is believed to be unaffected by leachate from the site. At the Mattawa WDS, background values are typically represented by low chemical concentrations that have historically been collected from monitoring wells **G24A-90** and **G24B-90**. These well(s) are located south and upgradient of the waste pile. The deep setting (A) is reported to be terminated in the bedrock at a depth of 26 metres, and the shallow setting (B) is completed in the shallower sand overburden at a depth of approximately 8 metres.

All concentrations in 2025 from the deep setting (A) and shallow setting (B) reveal values that are less than ODWS/OG. DOC and manganese exceedances were reported intermittently in the past in the deeper setting suggesting that they are naturally occurring in this area.

The 2025 chemical concentrations and the median values for selected parameters from the background location are listed in **Tables 3** and **Table 4** for the shallow and deep settings respectively. The median values in both instances are from the recent 10 years period (2016 to 2025). Trend of concentrations at the background location are presented in **Graphs 1a** and **1b**, for the shallow setting, and in **Graphs 2a** and **2b**, for the deep setting. The graphs show that concentrations are relatively stable or decreasing over the past 10 years.



Table 3: Background Values Monitoring Well G24B-90 (Overburden)

Parameters	ODWS/O G	G24B-90	G24B-90	G24B-90
		May (2025)	August (2025)	Median Values (2016-2025)
Alkalinity	500	51.2	65	60.8
Ammonia		<0.0161	--	0.05
Barium	1	0.061	0.06	0.08
Boron	5	0.009	<0.005	0.02
Calcium		8.52	7.39	13.2
Chloride	250	0.996	0.452	1
COD		22	<5	10
Conductivity (uS/cm)		101	128	126.5
DOC	5	1.6	2.1	1.4
Hardness	500	37.5	32	48
Iron	0.3	<0.005	<0.005	0.1
Manganese	0.05	<0.001	--	0.005
Nitrate	10	0.101	0.044	0.199
pH	6.5 - 8.5	6.78	6.79	7.26
Sodium	200	3	3.1	3.9
Sulphate	500	3.95	1.89	3.9
TDS	500	72	96	88

Notes:

All values in mg/L unless otherwise specified

Median values taken from last 10 sampling years 2016 - 2025

Red Above ODWS

- Not Analyzed

The parameters used in SW and GW comparison (see Table 11)



Table 4: Background Values Monitoring Well G24A-90 (Bedrock)

Parameters	ODWS/OG	G24A-90	G24A-90	G24A-90
		May (2025)	August (2025)	Median Values (2016-2025)
Alkalinity	500	140	136	142
Ammonia		0.07	0.32	0.1
Barium	1	0.041	0.042	0.048
Boron	5	0.292	0.261	0.26
Calcium		17.6	16.8	20.45
Chloride	250	1.17	1.18	1.2
COD		12	32	19.5
Conductivity (uS/cm)		261	249	266
DOC	5	6.1	6.8	6.2
Hardness	500	60.3	57.4	64.2
Iron	0.3	<0.005	<0.005	0.1
Manganese	0.05	0.03	--	0.20
Nitrate	10	0.268	0.047	0.57
pH	6.5 -8.5	7.41	7.36	7.72
Sodium	200	40.1	35.4	37.45
Sulphate	500	<MDL		1
TDS	500	160	164	160

Notes:

All values in mg/L unless otherwise specified

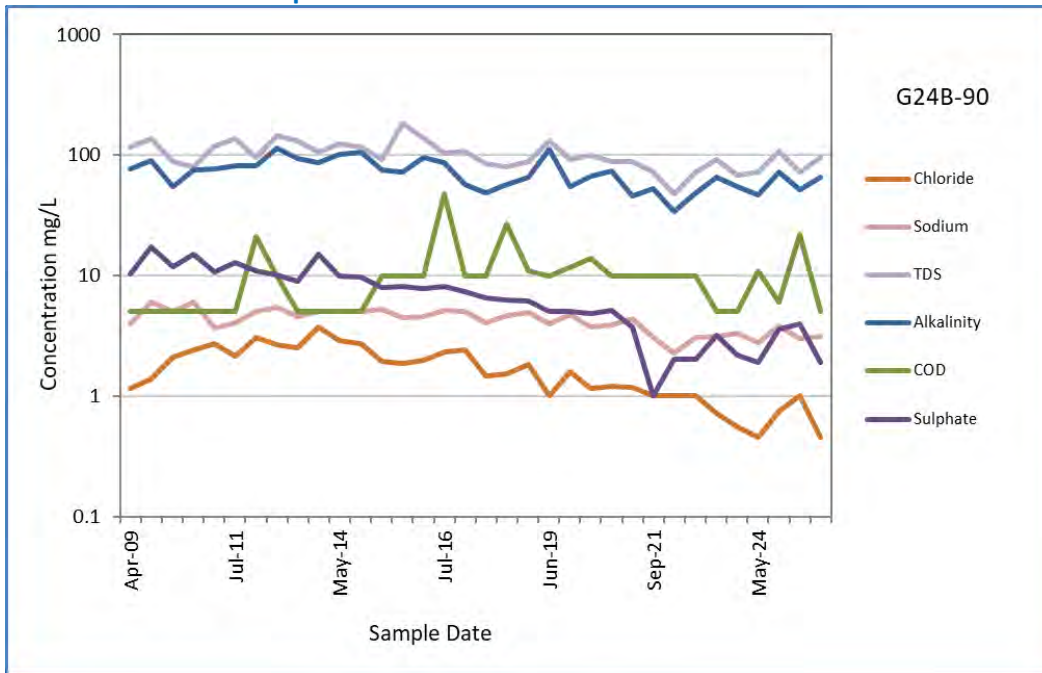
Bold Above ODWS

Median values taken from last 10 sampling years 2016 – 2025

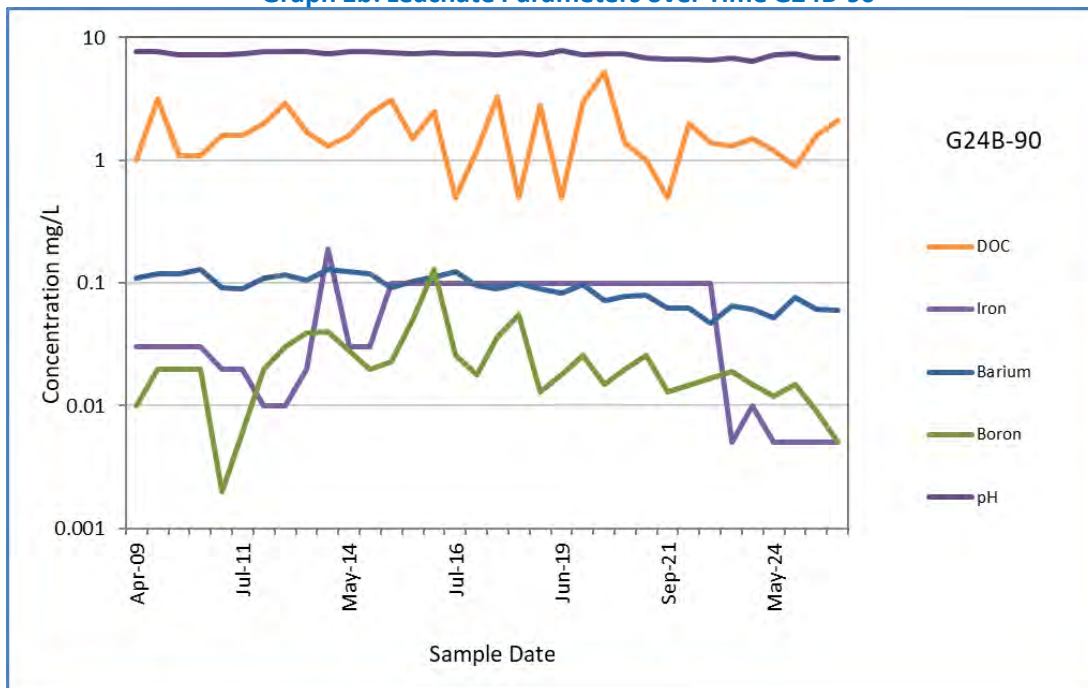
- Not Analyzed



Graph 1a: Leachate Parameters over Time G24B-90

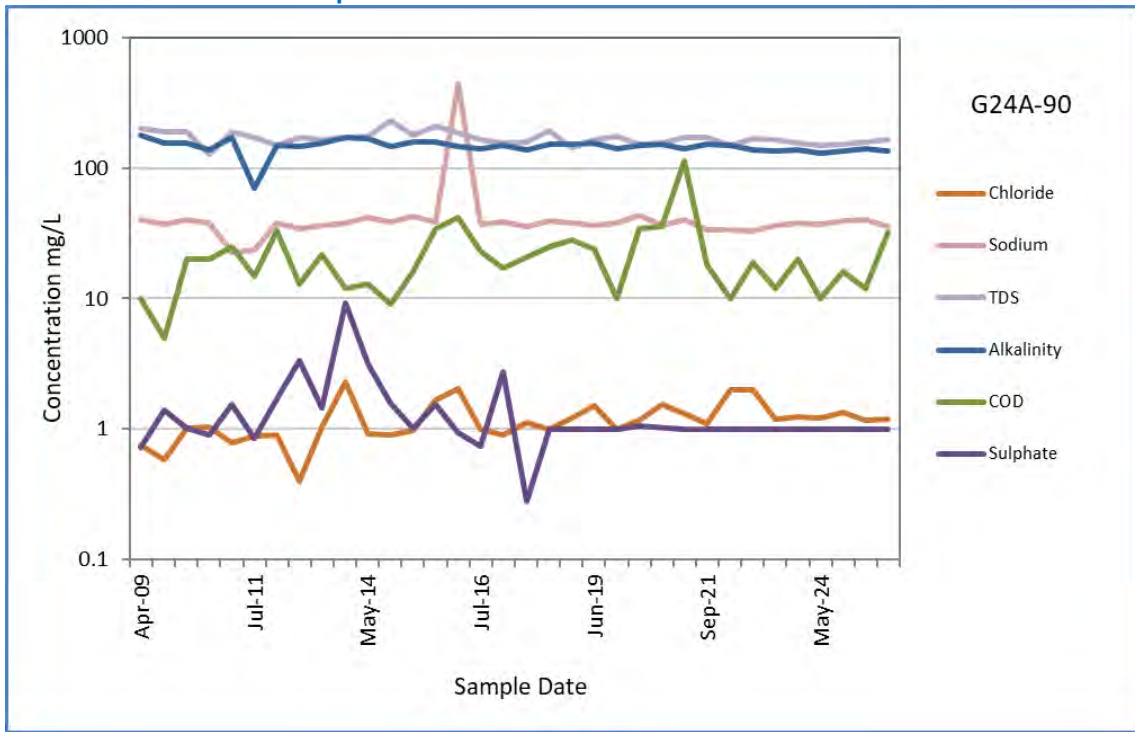


Graph 1b: Leachate Parameters over Time G24B-90

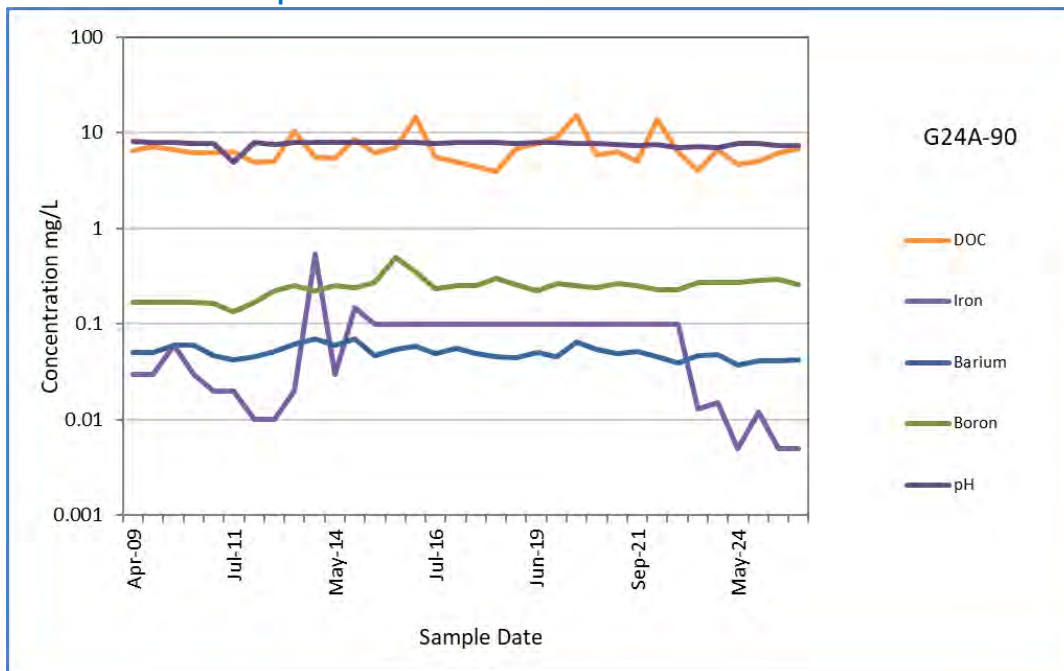




Graph 2a: Leachate Parameters over Time G24A-90



Graph 2b: Leachate Parameters over Time G24A-90





7.3 Leachate Characteristics

Leachate characteristics are typically those chemical concentrations that exhibit the highest chemical values. In the case of the Mattawa WDS, leachate values are representative of concentrations from samples collected from monitoring well G26-93R. Monitoring well G26-93R is located in the immediate vicinity of the fill area. This well was reportedly constructed in 1993, replaced in 1998, and again in 2014. The 2014 construction details as reported by R.V Anderson indicate that the well was drilled through 7.6 metres of refuse and is completed at a depth of 16.7 metres in the coarse to fine grained sand.

Water quality from monitoring well G26-93R reveals alkalinity, DOC, hardness, iron, manganese, and TDS to exceed ODWS/OG. **Table 5** provides a comparison of indicator parameters from G26-93R to background values. Concentrations at this location are characterized by elevated values relative to background concentrations from well G24B-90. **Graphs 3a** and **3b** outline concentrations of typical leachate parameters over time at this location.

Table 5: Range of Leachate Values with Comparison to Background Values

Parameters	ODWS/OG	G24B-90	G26-93R	G26-93R	G26-93R
		Background Median Value ⁽¹⁾	May (2025)	August (2025)	Median Values (2016-2025) ⁽²⁾
Alkalinity	500	57	595	541	732.5
Ammonia		0.05	12.5	10.8	14
Barium	1	0.08	0.32	0.324	0.408
Boron	5	0.02	1.34	1.12	1.13
Calcium		13.2	205	176	210
Chloride	250	1	30.3	26.9	46.0
COD		10	86	156	118
Conductivity (uS/cm)		126.5	1440	1270	1700
DOC	5	1.4	32.7	21.6	22.4
Hardness	500	48	662	568	712
Iron	0.3	0.1	12.8	10.9	14
Manganese	0.05	0.005	5.58	--	5.64
Nitrate	10	0.199	<MDL	0.045	0.55
pH	6.5 -8.5	7.26	6.77	6.76	6.95
Sodium	200	3.9	48.7	41.4	60.35
Sulphate	500	3.9	192	152	171
TDS	500	88	936	836	1040

Notes:

All values in mg/L

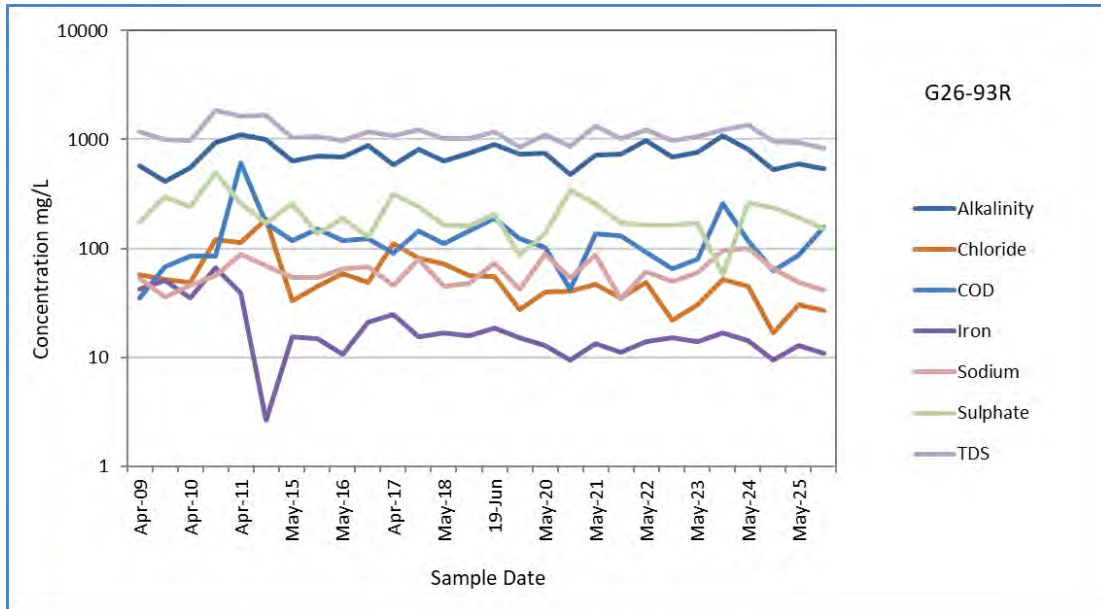
Bold Above ODWS

(1) Median values taken from last 10 years 2016 – 2025

(2) Median values taken from the last 10 years (2016 – 2025), 2015 is the first sampling after the well was redrilled in 2014.

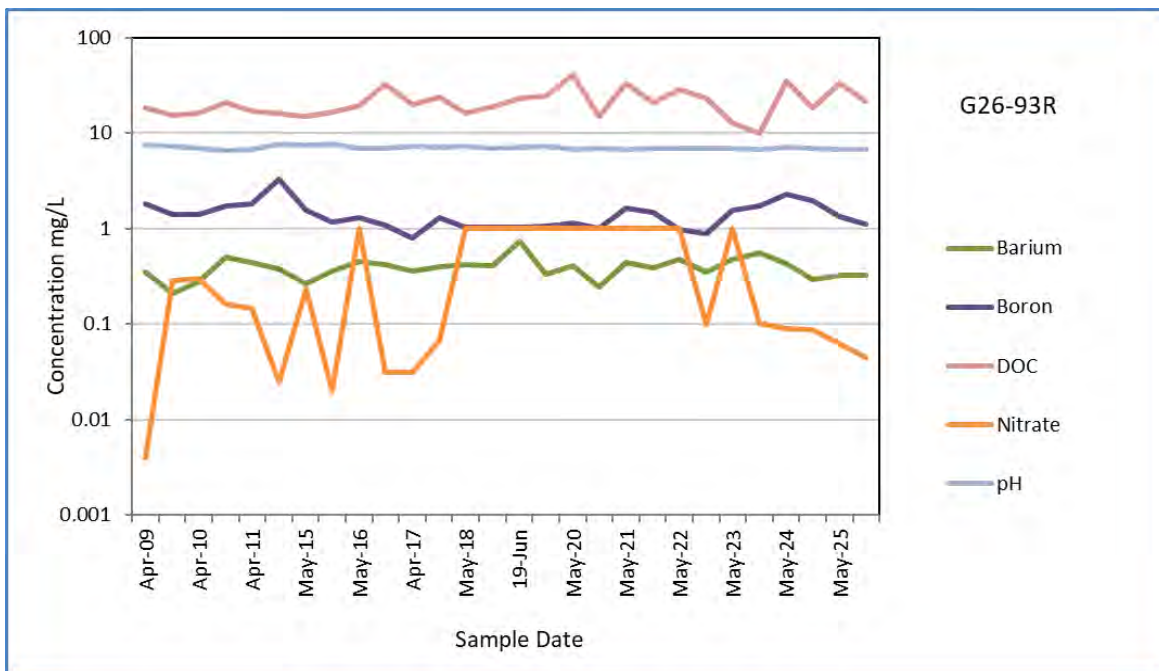


Graph 3a: Leachate Parameters over Time G26-93R



Note: Anomalous value for sodium was determined at a concentration of 2074 mg/l in May 2012. This value was removed from graph.

Graph 3b: Leachate Parameters over Time G26-93R



Graphs 3a and 3b show elevated but relatively stable trends over the past 10 years. Given years show higher or lower fluctuations but there is no overall increase over the period. Chloride and iron appear on a decreasing trend between 2017 and 2025



7.4 Site Monitoring wells

Monitoring Well G18-89

Overburden monitoring wells G18B-89B (shallow) and G18B-89A (deep) are located northeast of the landfill area and northwest of SW4 and are considered to be within the direct groundwater flow path from the waste site. The screen depth at G18B-89B is at approximately 3 mbg and G18G-89A is at approximately 13 mbg. Samples were collected during both monitoring events, and the analytical results from G18B-89B indicate that most chemical parameters are below the ODWS/OG, except for alkalinity, DOC, hardness, iron, manganese, and TDS. Similar exceedances although at much lower concentrations are observed at monitoring well G18B-89A. These elevated concentrations are consistent with historical data collected since 2009.

At monitoring well G18B-89B, while concentrations remain elevated, the Mann-Kendall statistical analysis indicates no consistent increasing trends are observed at this location over the 2009–2025 period.

At monitoring well G18B-89A, increasing trends are observed for alkalinity, barium, chloride, and sodium over the 2009–2025 period. Iron has also shown an upward trend since approximately 2018.

Overall, the well is interpreted to be impacted by the landfill site. **Table 6** provides a comparison of chemical concentrations to background levels and ODWS/OG criteria.



Table 6: Water Quality Results at G18B-89

Parameters	ODWS/OG	G24B-90	G18B-89B	G18B-89B	G18B-89B	G18B-89A	G18B-89A	G18B-89A
		Background Median Value ⁽¹⁾	May (2025)	August (2025)	Median Values (2016-2025) ⁽²⁾	May (2025)	August (2025)	Median Values (2016-2025) ⁽²⁾
Alkalinity	500	57	883	841	959	510	513	359
Ammonia		0.05	32.5	34.1	38.85	<0.0161	0.03	0.08
Barium	1	0.08	0.326	0.284	0.31	0.97	0.973	0.4695
Boron	5	0.02	1.72	1.47	1.36	0.064	0.055	0.029
Calcium		13.2	192	182	186	141	145	119
Chloride	250	1	75	65.2	94.4	66.7	67.1	59.95
COD		10	122	89	107	51	45	26.5
Conductivity (uS/cm)		126.5	1970	1840	2120	1100	1100	832.5
DOC	5	1.4	32.2	31.8	30.3	10.7	10.7	4
Hardness	500	48	752	684	715	586	578	547
Iron	0.3	0.1	18.8	19.0	13.2	1.75	1.55	0.354
Manganese	0.05	0.005	7.5	--	8.8	1.4	--	1.093
Nitrate	10	0.199	--	--	0.11	0.048	--	0.11
pH	6.5 -8.5	7.26	6.92	9.96	7.04	7.2	7.35	7.98
Sodium	200	3.9	118	90.3	114.5	30.1	26.5	14.55
Sulphate	500	3.9	131	142	128.5	19.5	19.4	19.45
TDS	500	88	1150	1080	1200	656	676	532

Notes:

All values in mg/L unless otherwise specified

Median values taken from last 10 sampling years 2016 - 2025

Bold Above ODWS

- Not Analyzed



Monitoring Well G21-89

Overburden monitoring wells G21-89B (shallow) and G21-89A (deep) are located east of the landfill area and south of SW4 and are considered to be cross-gradient and outside of the direct groundwater flow path from the landfill site. The screen depth at G21B-89B is approximately 3 mbg and G21-89A is approximately 10 mbg. Samples were collected during both monitoring events, and the analytical results from G21-89B indicate that most chemical parameters are below the ODWS/OG, except for iron and manganese during both monitoring events, and DOC in August 2025. No exceedances were observed at monitoring well G21-89A. These elevated concentrations are consistent with historical data collected since 2009.

At monitoring well G21-89B, Mann–Kendall statistical analysis indicates upward trends for alkalinity, barium, chloride, and sodium over the 2009–2025 period; however, these parameters remain below applicable water quality guidelines. Iron has also shown an upward trend since approximately 2019 and exceeds the ODWS/OG.

Overall, the well is interpreted slightly to be impacted by the landfill site. **Table 7** provides a comparison of chemical concentrations to background levels and ODWS/OG criteria.

Table 7: Water Quality Results at G21-89

Parameters	ODWS/OG	G24B-90	G21-89B	G21-89B	G21-89B
		Background Median Value ⁽¹⁾	May (2025)	August (2025)	Median Values (2016-2025) ⁽²⁾
Alkalinity	500	57	67.6	125	41
Ammonia		0.05	<0.0161	0.05	0.07
Barium	1	0.08	0.074	0.161	0.0415
Boron	5	0.02	0.188	0.27	0.0955
Calcium		13.2	29.7	65.9	16.15
Chloride	250	1	25.5	55.2	23.7
COD		10	13	26	14
Conductivity (uS/cm)		126.5	379	643	210
DOC	5	1.4	4.6	7.5	2.9
Hardness	500	48	112	239	128
Iron	0.3	0.1	0.58	0.326	1.45
Manganese	0.05	0.005	1.58	--	2.735
Nitrate	10	0.199	2.53	1.44	1.79
pH	6.5 -8.5	7.26	6.46	6.28	6.65
Sodium	200	3.9	35	40.0	18.15
Sulphate	500	3.9	66.9	115	20.2
TDS	500	88	236	432	140

Notes:

- All values in mg/L unless otherwise specified
- Median values taken from last 10 sampling years 2016 - 2025
- Bold** Above ODWS
- Not Analyzed



Monitoring Well G17-89

Overburden monitoring wells G17-89C (shallow) and G17-89A (deep) are located east-southeast of the landfill area and south of SW4 and are considered to be cross-gradient and outside of the direct groundwater flow path from the landfill site. The screen depth at G17-89C is approximately 3 mbg and G17-89A is over 20m deep. G17-89B is not available to be sampled. Samples were collected during both monitoring events, and the analytical results from G17-89C and G17-89A indicate that all chemical parameters are below the ODWS/OG, except pH is slightly lower than 6.5 since 2020 at G17-89C.

Monitoring Well G19-89

Overburden monitoring wells G19-89B (shallow) and G19-89A (deep) are located northeast of the landfill area and on the opposite side of the hydro easement to SW4 and are considered to be cross-gradient and outside of the direct groundwater flow path from the landfill site. The screen depths at G19-89B is approximately 1.5 mbg and G19-89A is approximately 6m deep. Samples were collected during both monitoring events, and the analytical results from G19-89B and G19-89A indicate that all chemical parameters are below the ODWS/OG.

Monitoring Well G27-93

Overburden monitoring wells G27-93B (shallow) and G27-93A (deep) are located north-northeast of the landfill area on the north side of the hydro easement opposite G18B-89B, along the direct groundwater flow path from the site. The screen depth of G27-89B is approximately 2 mbg and G27-93A is 5m deep. Samples were collected during both monitoring events, and the analytical results from G27-93B indicate that most chemical parameters are below the ODWS/OG, except for DOC and iron during both monitoring events, and manganese in May 2025. No exceedances were observed at monitoring well G27-93A. These elevated concentrations are consistent with historical data collected since 2009.

At monitoring well G27-93B, Mann–Kendall statistical analysis indicates upward trends in DOC over the 2009 to 2025 period, as well as an increasing trend in manganese since 2019. Iron concentration shows high variability over time with no strong consistent increasing or decreasing trend. Overall, the well G27-93B maybe interpreted to be slightly impacted by the landfill site which would indicate leachate flow beneath the tributary at a shallow depth. However, there maybe another source which contributes to the elevated concentrations.

7.5 Leachate Distribution

The distribution of leachate at the site was evaluated by reviewing the relative differences between the background monitoring wells, the leachate indicator well and the remaining locations. Trend charts and cross plots assisted with the interpretation. An example is presented in **Graph 4** using iron and chloride as key indicators. The resulting interpretation of impacts is summarized in **Graph 4, Figure 4** and **Appendix I**. On these, the wells are colour coded based on the observed level of impacts from background or not significantly impacted by leachate (green), moderately impacted by leachate (yellow or grey), leachate impacted (red) and under roadside influence (blue).

7.5.1 Inorganic Compounds

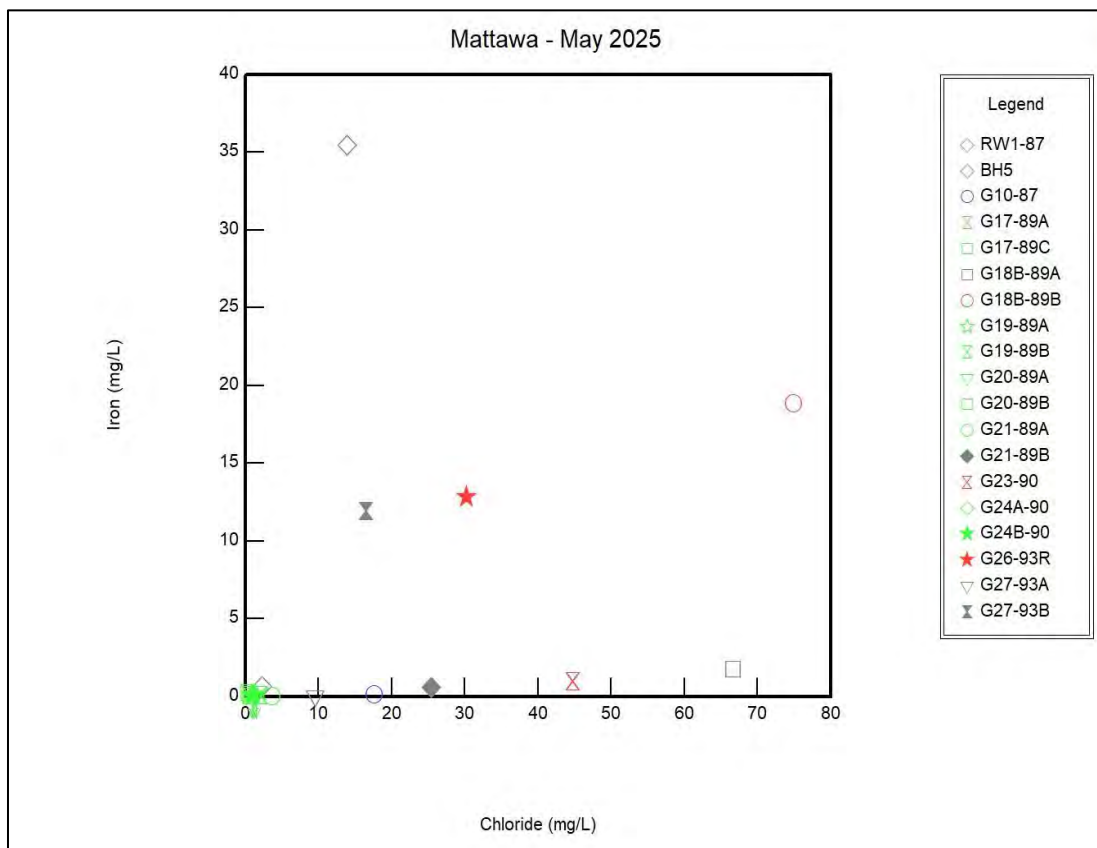
Graph 4 shows increasing concentrations of chloride and iron as the location of wells move from the background locations (G24A/B-90) to the leachate indicator location (G26-93R). Monitoring well G10-87 presents inorganic concentrations representative of background conditions except for chloride. It is interpreted that the elevated concentrations of these parameters are due to the proximity of the well to the access road.

Groundwater background conditions in the overburden and bedrock are found south of the waste mound at G24B-90 and G24A-90, respectively. **Figure 4** shows that the impacted and moderately impacted wells are located within the waste mound and immediately north of the waste mound. Concentrations improved to background levels in both the overburden and the bedrock past the hydro easement at G20-89A/B.

The leachate is predominantly located in the overburden sand unit. Leachate in the overburden is delineated to background conditions in all directions except to the west of BH-5. As this area is considered upgradient of the main groundwater flow direction, limited leachate migration is expected.

One bedrock well (G23-90) presents evidence of leachate impacts immediately north of the waste mound. The well further downgradient (G20-89A) present concentrations similar to background conditions. There is no bedrock well west of the waste mound and the bedrock well east of the site (G22-90) is not part of the sampling program. As these areas are not considered within the main groundwater flow direction, limited leachate migration is expected.

Graph 4: Inorganic Indicators in Groundwater



7.5.2 Volatile Organic Compounds

Volatile organic compounds (VOCs) including 1,4-dichlorobenzene, benzene, dichloromethane, toluene and vinyl chloride were analyzed at all wells sampled during the spring event in 2025, as per the amended ECA (October 2019). All parameters revealed concentrations that were less than provincial guidelines, except for benzene at RW1-87.



The tabulated chemical results are provided in **Appendix F**.

8.0 GROUNDWATER COMPLIANCE EVALUATION

8.1 Reasonable Use Performance Objectives

The Reasonable Use Concept (RUC) addresses the levels of off-site contaminants, which are considered acceptable by the Ministry. The RUC allows for the definition of the level of contamination in the groundwater beyond which mitigating action should be undertaken. The acceptability of the site in terms of its impact on groundwater has been assessed in terms of the Reasonable Use Performance Objective (RUPO). The RUPO establish the acceptability of change in groundwater quality (C_m) as follows:

Aesthetic Parameters

Degradation of less than 50% of the difference between the background quality and the established objective for the particular health related parameter.

Health Related Parameters

Degradation of less than 25% of the difference between the background quality and the established objective for the particular health related parameter. Acceptable concentrations are based on background levels and water quality guidelines (i.e. drinking water objectives). The chosen background values are utilized to calculate the RUPO allowable concentrations for specific parameters, as per the following formulas:

Health Related:

$$C_{\text{allow}} = P_b + (C_m - P_b) \times 25\%$$

Non-Health Related:

$$C_{\text{allow}} = P_b + (C_m - P_b) \times 50\%$$

where:

C_{allow} = Maximum allowable concentration of parameter as per the RUC guidelines.

C_m = Maximum acceptable concentration (MAC) of parameter as per the ODWS/OG. P_b = Chosen background value of parameter.

The parameters used in the RUC are considered to be Key Indicator Parameters representative of landfill leachate impact. The RUC are usually a subset of the parameters that are part of the monitoring program and can be defined under the ECA. As there are no defined groundwater RUC parameters at the site, the RUC evaluation was done using all tested inorganic parameters that have an ODWS/OG/AO. The background value for the RUPO calculation was defined as the median concentration of the background overburden (G24B-90) and bedrock (G24A-90) wells. Wells located in the periphery of the groundwater monitoring well network were evaluated for compliance. It is noted that wells that do not exceed the OWDS/OG/AO have not been included in the RUPO evaluation. Since the OWDS are more stringent than the RUPO, these wells are in compliance with the RUC. This includes wells G17-89 and G19-89 located along the eastern periphery of the monitoring well network. The RUPO evaluation is presented in **Appendix I**.

8.2 Reasonable Use Evaluation

There are no RUPO exceedances in the background overburden well (G24B-90) and background bedrock well (G24A-90); with the exception of a DOC RUPO exceedance observed during both monitoring events at G24A-90.



North

No RUPO exceedances were identified in bedrock well (G20-89A) and overburden well (G20-89B), except for an iron concentration exceedance observed at G20-89B during the summer monitoring event. These wells are located at the downgradient periphery of the monitoring network. On the north side of the Boom Creek Tributary, the upper overburden level (G27-93B) presents exceedances of DOC, iron and manganese. The deeper overburden level (G27-93A) presents no RUPO exceedance. Considering the available attenuation land downgradient of this point, the site is considered in compliance with the RUC along the main groundwater flow direction.

West

Well BH-5 is located on the western periphery of the monitoring well network presents exceedances of DOC, iron and manganese in the spring and DOC and iron exceedances in the summer. Since groundwater flow is interpreted to be limited in that direction and considering the remaining distance between the BH-5 and the property boundary, the site is considered in compliance with the RUC along this secondary flow direction.

Based on the RUC evaluation, the groundwater monitoring program and attenuation zone are adequate, and no mitigation measures are recommended.

9.0 SURFACE WATER

9.1 Surface Water Characteristics

The surface water flow system at the Mattawa Waste Disposal Site essentially consists of two features, a small stream (i.e., the creek) that is located approximately 75 to 100 meters north of the fill area, and Boom Creek. Boom Creek is a sub watershed of the Mattawa River Watershed comprising an area of approximately 138 square kilometres³. Considering an average yearly infiltration of approximately 0.3 m, the overall water surplus of the sub watershed is in the order of 4.1×10^7 cubic metres.

The creek that originates northeast of the landfill area and flows north to Boom Creek is reported to be intermittent, and undefined when located upstream of the landfill area. It is probable that the Creek flows during the springtime only at this location (i.e., upstream of the fill area)⁴. Historical reports have indicated that for the balance of the year, the creek originates on the landfill property because of groundwater discharging to a localized topographic depression slightly upstream from where the creek enters the hydro easement. Historically, samples could not be collected further upstream as there was no overland surface water flow or defined channel. The established sample location upstream is SW-4 which is located prior to the creek entering the hydro easement. From this point, the creek flows approximately 1.1 km to the north where it enters Boom Creek, south of Highway 17. Boom Creek flows a short distance into Boom Lake which is a widening of the Mattawa River.

Historically, seven (7) surface water stations were identified; they are SW1, SW2, SW3, SW4, SW6, SW7 and SW8. Surface water stations SW2 and SW6 are no longer part of the sampling program as they were not part of the creek but were seeps observed during wetter periods of the year. An inspection for seeps will be completed during sampling events as required under the current ECA. Four (4) surface water stations are located along the creek, they are, from upgradient north towards Boom Creek; SW-4, SW-3, SW-1, and SW-7. One station, SW-8 is in Boom Creek approximately 1.2 kilometers upgradient and southwest of the site. This station (SW-8) has recently been moved to another location along Boom Creek for safety and accessibility. The

³ Source Water Protection Planning, North Bay Mattawa Source Protection Area Conceptual Water Budget; Gartner Lee 2008

⁴ Golder Associates, October 1991 (Rev) Report 891-2833



UTM coordinates are provided below. The surface water sampling stations are shown on **Figure 1** and **2**. A description of their location and UTM coordinates are provided below.

Monitoring Station	Description*	UTM Coordinates*
SW-4	Sample location SW4 is interpreted to be cross-gradient and outside of the direct flow path from the landfill site. This location is anticipated to be near the area where groundwater discharges to the surface. Historically, there are no stations further upgradient from this location, as such, is considered the background surface water station at the site.	N5130244 E676669
SW-3	Surface water station SW-3 is downgradient from the fill area and is located north of the hydro easement.	N5130347 E676491
SW-1	Monitoring station SW-1 is located further downstream along the Creek from SW-3. The sample location is at the access road culvert.	N5130395 E676444
SW-7	Monitoring station SW-7 is the furthest station along the Creek and is located at the furthest extent of the landfill property.	N5130626 E676303
SW-8	Moved SW-8 to new location upstream on Boom Creek, approximately 1.4 kilometers southwest of the landfill site.	N5128496 E675934

*Location(s) and descriptions are based off previous consulting reports, and UTM coordinates are supplied by Near North Laboratories. Locations are aligned from furthest south to north.

9.2 Surface Water Quality Assessment

Since the ECA amendment in 1993, surface water sampling should have been carried out three (3) times per year (spring, summer and fall). Historically a comprehensive list of parameters was analyzed at SW-3, SW-7 and SW-8 twice a year, all other sampling applied an indicator list of parameters. Since 2018, a more comprehensive list of parameters has been analyzed at all locations for all events. The surface water impact assessment recognizes that the creek was being impacted when the initial hydrogeological studies were undertaken and the former ECA was issued and amended in the 1990s. Available data from 2009 to 2025 has been compiled and is provided in the water quality database in **Appendix F**.

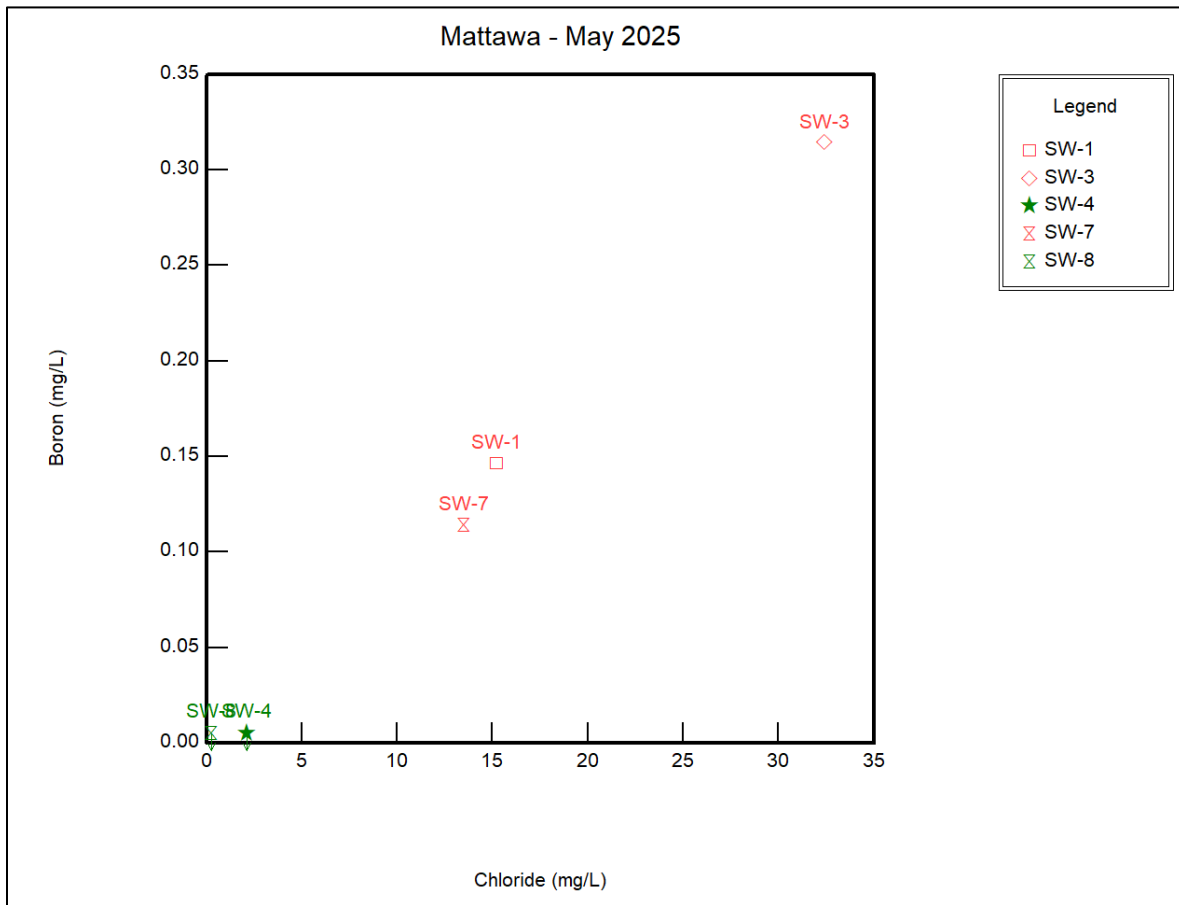
The following is a summary of surface water quality results for the five (5) surface water monitoring locations as required in the ECA. The tables have provided information in three “time blocks” to illustrate relative comparisons between the time periods, and, for the purpose of this assessment, exceedances of PWQOs/CWQG limits are highlighted. Where applicable, CWQG limits are included. Charts are provided to illustrate temporal variations in key leachate indicators at each location.

The similarities and differences between locations are illustrated on **Graph 5** and **Graph 6** for key leachate indicators. The boron-chloride cross plot of **Graph 5** illustrates the similarities between SW-4 and SW-8, both considered background locations. The graph also shows the improvement in surface water quality between SW-3, located closest to the waste mound and SW-1 and SW-7, located further downstream.

Graph 6 illustrates the enrichment in alkalinity close to the waste mound at SW-3. The alkalinity decreases downstream at SW-1 and SW-7. Very low alkalinity concentration has been also noted in SW-4 and SW-8. The graph also illustrates how iron is at times elevated above the PWQO guideline of 0.3 mg/L at the background stations SW-4 and SW-8 and elevated above levels found at SW-3 which is closer to the waste mound, and SW-1, which is located further downgradient.

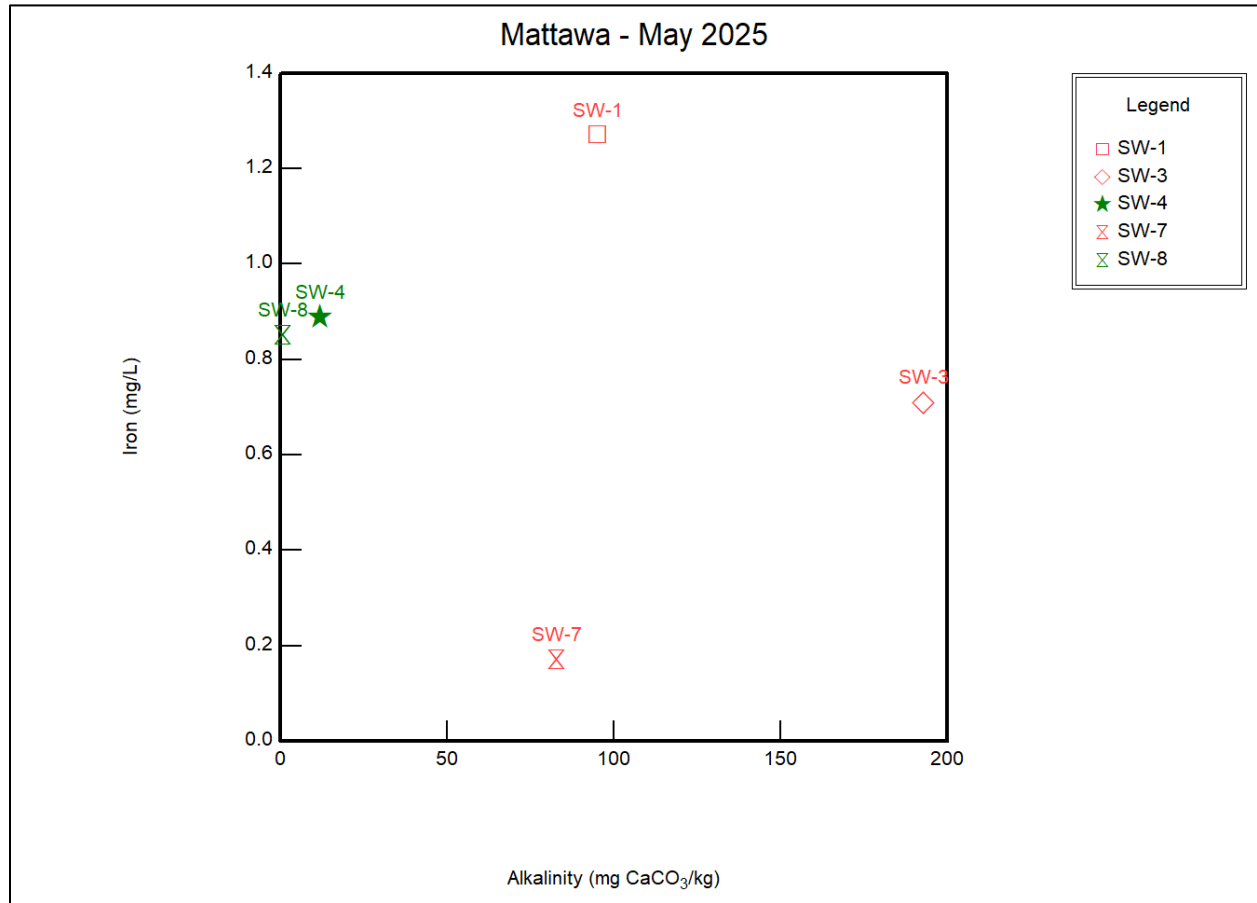


Graph 5: Surface Water Profile Boron-Chloride





Graph 6: Surface Water Profile Iron-Alkalinity



Surface Water Station SW-4

Surface water station SW4 is located cross gradient and northeast of the landfilling area and is outside of the direct groundwater flow path from the fill area. This location is in the vicinity where groundwater discharges to the surface. There is no steady flowing water or defined channel upgradient of this location. The surface water characteristics at this location are typically on the order of 5 to 8 centimeters in depth, and as a result, the creek at this location is also not well defined. **Table 8** provides a comparison of the range of earlier and current data and **Graph 7** provides trends over time.



Table 8: Historical Ranges of Leachate Parameters Over Time SW-4

Leachate Indicator Parameters	Surface Water Quality Criteria		Concentration Range SW-4		
	PWQO	CWQG	1986 - 1997	2009 – 2024	2025
Alkalinity	8.93	-	4 - 39	<0.81 – 44	12.2-20.8
Chloride	-	120	1.0 – 9.0	1.1 – 8.5	2.12-2.51
Nitrate as N	-	3	<0.2 – 1.2	0.02 – 0.888	0.039- 0.083
Total Phenols	0.001	0.004	<0.001 – 0.004	<0.001 – 0.005	0.003 -0.001
Total Phosphorus	0.03	-	<0.006 - <0.1	0.0163 – 0.258	0.034-0.052
Arsenic	0.005	0.005	-	<0.001 – 0.003	0.002-0.001
Barium	-	-	<0.001 – 0.030	< 0.001 – 0.044	0.013-0.018
Boron ⁽²⁾	0.2	1.5	0.0030 – 0.1600	<0.002 – 0.12	0.005
Cadmium	0.0002	0.00009	<0.0001 – 0.0003	<0.0001	0.000015
Copper	0.005	0.004	<0.0050	<0.0005– 0.005	0.0004 -0.002
Cobalt	0.0009	-	-	0.0005-0.0006	0.0005-0.0006
Iron	0.3	0.3	0.12 – 1.86	0.08 – 9.55	0.088- 1.37
Iron ⁽¹⁾ (Dissolved)	-	-	-	0.24 – 2.97	0.15- 0.39
Lead	0.005	0.007	<0.002 - <0.010	0.0001 – 0.0034	0.0001 - 0.00037
Manganese ⁽¹⁾ (Dissolved)	-	0.43	-	0.107 – 0.024	0.031- 0.059
Mercury	0.0002	0.000026	-	<0.0001	0.00002
Zinc	0.03	-	0.0031 – 0.020	<0.005 – 0.029	0.005
Zinc ⁽¹⁾ (Dissolved)	-	0.007	-	<0.01 – 0.005	0.005-0.006
pH	6.5-8.5	6.5-9	6.1 -8.9	6.38 – 7.04	6.31- 6.42
Chromium	0.001	0.0099	<5 – 467	< 0.001	0.001
Unionized Ammonia	0.02	0.019	<0.0004 - <0.01	<0.01	0.0001-0.1
Nitrite	-	0.06	<0.2 - <0.5	<0.002 - <1	<0.002

Note: Value concentrations measured in mg/L

BOLD Exceeds PWQO/CWQG

- (1) Sampling for dissolved iron, manganese and zinc was initiated in 2022.
- (2) CWQG used for screening
- (3) Sampling for cobalt was conducted in 2011 and resumed in 2025.

A comparison of 2025 surface water results at SW-4 with historical data indicates that most parameters fall within the concentration ranges observed during the 2009–2025 monitoring period, except for phenols, iron, total phosphorous, and pH. Dissolved manganese and zinc have only been sampled since 2022 and Mann–Kendall statistical analysis indicates that no trends were identified for either parameter. Measurement of cobalt concentrations was incorporated into the monitoring program since August 2025, and measured values were below the PWQO.

The concentrations over the 2009-2025 period are generally within the range of the early period of 1986-1997 for all common parameters. Overall, the period comparison suggests that surface water quality at SW-4 is stable.

Iron values vary from below detection limits to 9.55 mg/L over the course of the sampling. While the balance of values is low, the presence of the outliers indicates the overall variability of the surface water quality in this environment. Overall, The Mann–Kendall statistical analysis indicates an upward for Iron over period of 2009 to 2025. The samples with the highest values could have been compromised by having sediment or debris in the sample.

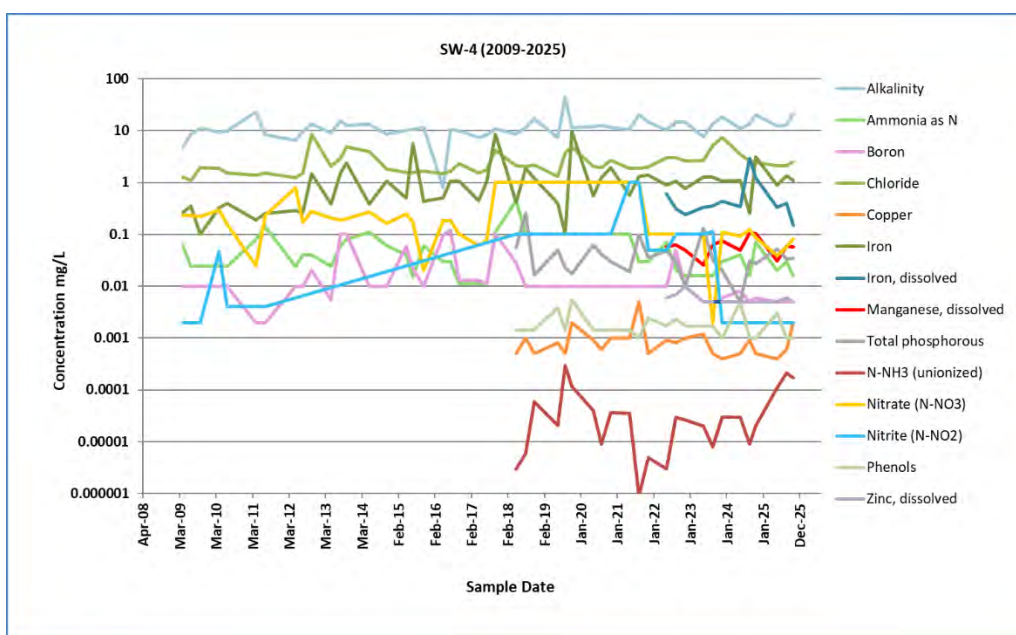
Graph 7 provides trend lines of selected parameters from 2009 to 2025. Overall, the range of recent values is similar to historical values and shows relatively stable trends over the last 15 years. The graph,



together with the Mann–Kendall statistical analysis, indicates an upward trend for chloride and alkalinity, while remaining below CWQG. The trend analysis indicates that boron exhibits a decreasing trend over the 2009 to 2025 period. Selected parameters exhibit increases in the most recent years, including unionized ammonia and alkalinity. This increase appears episodic rather than sustained and remains within applicable guideline limits. The observed variability is likely influenced by natural factors such as seasonal hydrologic conditions and changes in flow regime rather than a persistent degradation of water quality. Dissolved iron and dissolved manganese recently added to the program might have a larger variability not yet visible due to the smaller dataset or be on an increasing trend. The flat line portions for nitrate, nitrite and boron represent the value of the detection limit, when values were reported to be below MDL.

The sampling results would suggest that the landfill site has not had a measurable impact on the surface water at this location. This is supported by shallow overburden monitoring wells G17-89A and C, G19-89A and B and G21-89A that are considered not to be impacted by the landfill site.

Graph 7: Leachate Parameters Over Time SW-4



Note:

- The flat line portions for nitrate, nitrite and boron represent the value of the detection limit, when values were reported to be below [Method Detection Limit \(MDL\)](#).
- Two N–NH₃ (unionized ammonia) measurements from April 2011 were excluded from the trend graph to improve visualization of the overall trend.

Surface Water Station SW-3

Surface water station SW-3 is located downgradient, north of the landfilling area on the north side of the hydro easement as shown on **Figure 2**. The area between SW-4 and SW-3 is a poorly drained area of cattails and other aquatic vegetation with no defined channel until the north side of the hydro assessment. The creek channel is more representative of a small creek at SW-3. The typical depth of water at this location is in the order of 10 to 20 centimeters depending on seasonal variations.



Toxicity sampling was completed on September 26th, 2023, at SW-3 in support of the Draft Surface Water Trigger Mechanism and Contingency Plan dated December 18, 2023. The results did not indicate any mean impairment or mean mortality of *Daphnia magna* or Rainbow Trout. Lab results were presented in the 2023 AMR Jp2g (2024).

Ranges of historical and current sampling results are provided in **Table 9**.

Table 9: Historical Ranges of Leachate Parameters Over Time SW-3

Leachate Indicator Parameters	Surface Water Quality Criteria		Concentration Range SW-3		
	PWQO	CWQG	1986 - 1997	2009 – 2024	2025
Alkalinity	8.93	-	10 - 297	54.2-419	193-342
Chloride	-	120	24 - 102	1.84 – 56.6	32.4-49.4
Nitrate	-	3	<0.5 – 11.0	0.165 – 3.95	0.87-2.19
Total Phenols	0.001	0.004	<0.001 – 0.008	<0.00094 – 0.022	0.001-0.003
Total Phosphorus	0.03	-	<0.006 – 0.07	0.001 – 0.0524	0.003-0.006
Arsenic	0.005	0.005	-	<0.0002 - <0.05	0.0002-0.0003
Barium	-	-	0.035 – 0.125	<0.001 – 0.191	0.098-0.158
Boron ⁽³⁾	0.2	1.5	0.0530 – 0.1800	<0.01 – 0.4	0.314-0.431
Cadmium	0.0002	0.00009	<0.0001 - <0.002	<0.0001 - <0.01	0.000015-0.000026
Copper	0.005	0.004	0.0006 – 0.0160	<0.0005 - 0.01	0.0007-0.002
Cobalt ⁽⁴⁾	0.0009	-	-	0.00156-0.0027	0.0026-0.0027
Iron	0.3	0.3	0.077 – 3.55	0.18 – 5.86	0.708-3.11
Iron (Dissolved)	-	-	-	0.023 – 0.45 ⁽²⁾	0.022-0.11
Lead	0.005	0.007	<0.0002 – 0.390	<0.00002 - <0.1	0.00002-0.00004
Manganese (Dissolved)	-	0.43	-	0.767 – 5.35⁽²⁾	0.942-3.58
Mercury	0.0002	0.000026	0.0003	<0.0001 – 0.0003	<0.00002
Zinc	0.03	-	<0.0026 – 0.230	< 0.001 – 0.025	<0.005
Zinc (Dissolved)	-	0.007	-	<0.005 – 0.01 ⁽²⁾	<0.005
pH	6.5-8.5	6.5-9	4.7 – 9.5	6.72 – 8.08	7.53-7.64
Chromium	0.001	0.0099	<0.0004 - <0.01	<0.0001 – 0.014⁽¹⁾	<0.001
Unionized Ammonia	0.02	0.019	0.0001 – 0.1104	0.00006 – 0.027	0.005- 0.035
Nitrite	-	0.06	0.01 - <1.0	<0.004 – 0.14	0.002-0.025

Note: Value concentrations measured in mg/L

BOLD Exceeds PWQO/CWQG

- (1) Anomalous value for chromium has been excluded (16.8 mg/L)
- (2) Sampling for dissolved iron, manganese and zinc was initiated in 2022.
- (3) CWQG used for screening
- (4) Sampling for cobalt was conducted in 2011 and resumed in 2025.

Most parameters in 2025 fall within the range of the 2009-2024 monitoring period. Minor upper-range exceedances were observed for boron, dissolved manganese, and unionized ammonia. Several parameters fall within the range of the early 1986-1997 period except for alkalinity and boron indicating, for which upper values exceed the early-period maximums. Measurement of cobalt concentrations was incorporated into the monitoring program in August 2025, and measured values exceed the PWQO. Overall, the period comparison suggests that surface water quality at SW-3 is stable, with slight influence from landfill leachate. Based on the sampling from the period from 2009 to 2024, the following parameter concentrations exceed the applicable criteria as follows: nitrate, phenols, total phosphorus, copper, total iron, dissolved manganese, mercury, chromium, unionized ammonia and nitrite. In 2025 only exceedances were found for total iron, dissolved manganese, cobalt and upper-range values of unionized ammonia.

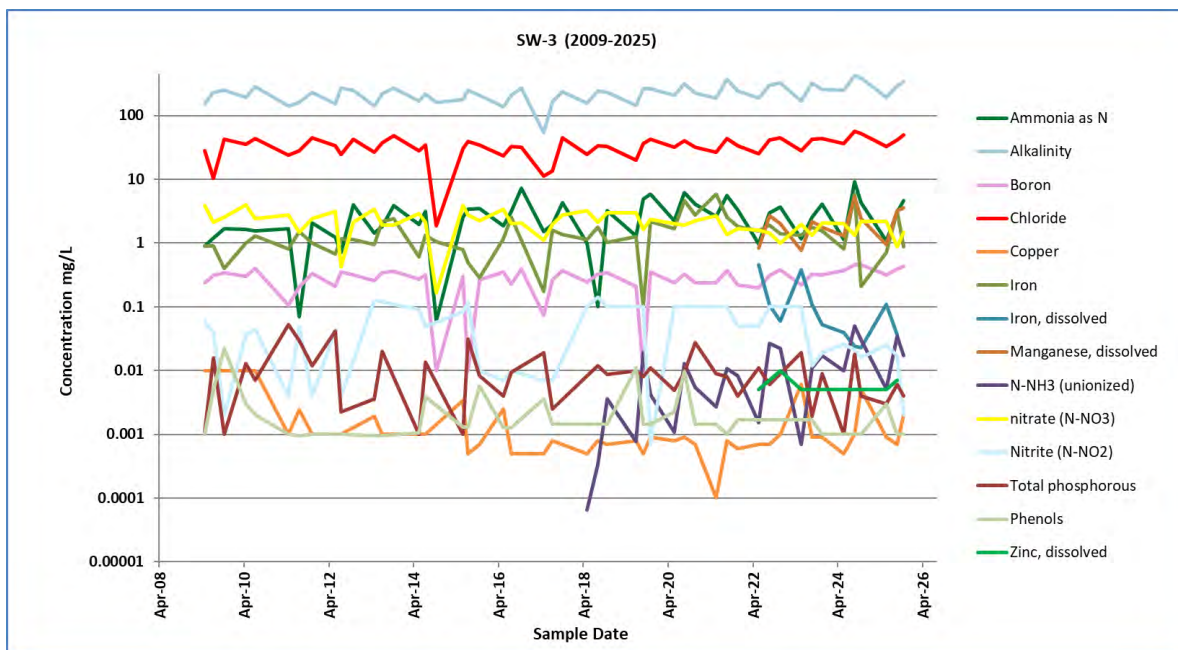


Graph 8 shows variability of the data but relatively stable trends over the past 15 years of monitoring. The graph, together with the Mann–Kendall statistical analysis, indicates slight increasing trends for ammonia as N, alkalinity, chloride, and iron over the 2009–2025 period; however, alkalinity and chloride concentrations remain below the applicable CWQG. The Mann–Kendall trend analysis also identifies a decreasing trend for nitrate.

Based on the Mann–Kendall statistical analysis, other selected parameters do not exhibit statistically significant trends over the 2009–2025 period. However, some parameters, such as boron, show an increasing tendency in more recent years (post-2018), while others, including nitrite and dissolved iron, do not exhibit elevated concentrations over the same period and instead indicate decreasing trends.

The higher concentrations at this surface water location are likely a result of being in the more direct flow path from the active landfilling area and/or the influence of the low flow conditions in the cattails and through the hydro easement.

Graph 8: Leachate Parameters Over Time SW-3



Note:

- The flat line portions for nitrite represent the value of the detection limit, when values were reported to be below [Method Detection Limit \(MDL\)](#).
- Two N–NH₃ (unionized ammonia) measurements from April 2011 were excluded from the trend graph to improve visualization of the overall trend.

Surface Water Station SW-1

Surface water station SW1 is located further downgradient (north) of the landfill area and is interpreted to be representative of downgradient surface water conditions that pass through the northern part of the site as shown on **Figure 2**. The stream depth and width at this location appears to be similar to SW3.



Table 10 provides ranges of chemical concentrations from historical and recent ranges to distinguish if there are any increasing trends over time.

Table 10: Historical Ranges of Leachate Parameters Over Time for SW-1

Leachate Indicator Parameters	Surface Water Quality Criteria		Concentration Range SW1		
	PWQO	CWQG	1986 - 1997	2009 – 2024	2025
Alkalinity	8.93	-	17 – 208	24.6 – 330	95.4-244
Chloride	-	120	1.0 – 68.0	0.891 – 50.3	15.2-35.1
Nitrate	-	3	<0.6 – 14.9	0.292 – 3.42	1.09-1.26
Total Phenols	0.001	0.004	<0.001 – 0.018	<0.00143 – 0.004	<0.002
Total Phosphorus	0.03	-	0.008 – <0.100	0.0065 – 0.101	0.006-0.007
Arsenic	0.005	0.005	-	<0.001	<0.0001-0.0002
Barium	-	-	0.006 – 0.072	<0.001 – 0.101	0.044-0.09
Boron ⁽²⁾	0.2	1.5	<0.0100 – 0.3500	<0.01 – 0.461	0.146-0.286
Cadmium	0.0002	0.00009	0.00003 – <0.02	<0.00001 - <0.001	<0.000015
Copper	0.005	0.004	<0.0006 – 0.0130	0.0007 – 0.014	0.0009-0.002
Cobalt	0.0009	-	-	-	0.0009-0.0014
Iron	0.3	0.3	0.097 - 7.64	<0.1 – 3.5	0.142- 1.27
Iron (Dissolved)	-	-	-	<1.0 – 0.229 ⁽¹⁾	0.043-0.136
Lead	0.005	0.007	<0.002 – 0.430	<0.0001- 0.0002	0.00005-0.00006
Manganese (Dissolved)	-	0.43	-	0.113 – 1.43 ⁽¹⁾	0.164- 1.69
Mercury	0.0002	0.000026	<0.0001	<0.0001	<0.00002
Zinc	0.03	-	0.0031 – 0.0600	<0.005 – 0.04	<0.005-0.01
Zinc (Dissolved)	-	0.007	-	<0.005 – 0.01 ⁽¹⁾	<0.005
pH	6.5-8.5	6.5-9	5.4 – 9.5	6.85 – 8.10	7.2-7.68
Chromium	0.001	0.0099	<0.0004 - 0.01	<0.0001 – 0.006	<0.001
Unionized Ammonia	0.02	0.019	0.0001 – 0.1426	<0.0001 – 0.038	0.001-0.02
Nitrite	-	0.06	0.01 - <1.0	<0.004 – 0.26	<0.002- 0.06

Note: Value concentrations measured in mg/L

BOLD Exceeds PWQO/CWQG

(1) Sampling for dissolved iron, manganese and zinc was initiated in 2022.

(2) CWQG used for screening

A comparison of 2025 surface water results at SW-1 with historical data indicates that most parameters fall within the concentration ranges observed during the 2009–2024 monitoring period. A minor upper-range exceedance was observed for dissolved manganese, while all other parameters remain within recent historical variability. The database for dissolve manganese is relatively new, and the new maximum detected might be associated with natural variability. Zinc is sporadically detected. Based on the absence of dissolved zinc, it is suspected that the sporadic detections are due to entrapments of fines during the sampling. When compared to the earlier 1986–1997 period, alkalinity exhibits upper values exceeding the early-period maximum, whereas other parameters remain consistent with historic ranges. Overall, the period comparison suggests that surface water quality at SW-1 remains stable.

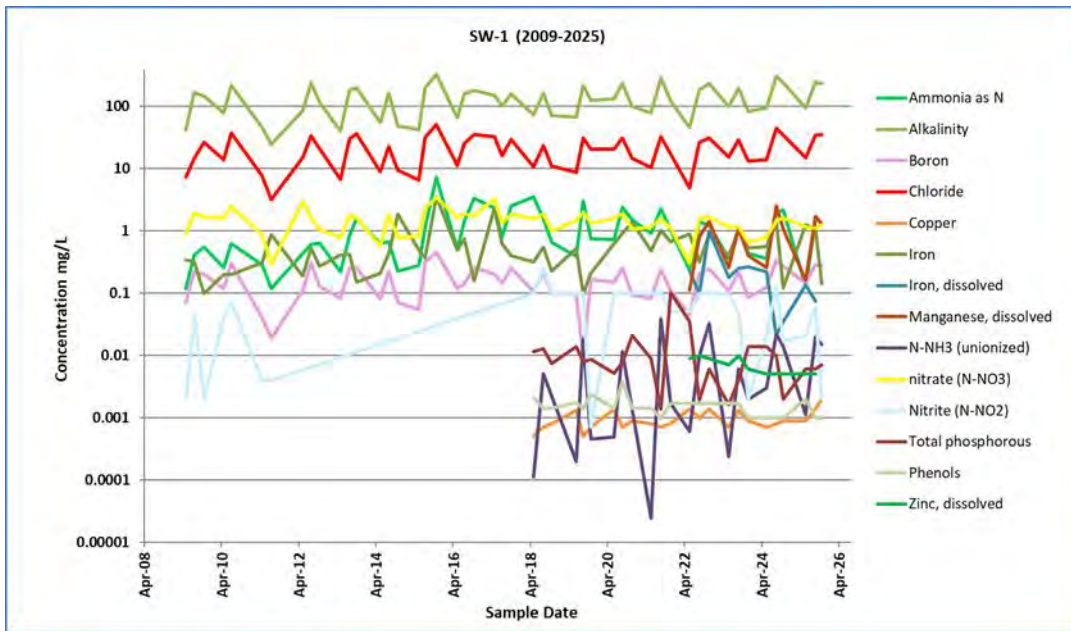
All values were less than the PWQOs and/or the CWQG during the 2025 monitoring except for iron, dissolved manganese, and nitrite that was measured at the warning limit of 0.06 mg/L. Measurement of cobalt concentrations was incorporated into the monitoring program in August 2025, and measured values exceed the PWQO. Overall, the chemical values from this location are less than



respective values from SW3 but still slightly higher than SW4. The lower values could in part be a result of distance and dilution within the flow system and consequently a weaker chemical signature.

Graph 9 and Mann–Kendall trend analysis indicates shows variability of the data but relatively stable trends over the past 15 years, with slightly increasing trends for alkalinity, unionized ammonia, ammonia as N, and iron.

Graph 9: Leachate Parameters Over Time SW-1



Note:

- The flat line portions for nitrite represent the value of the detection limit, when values were reported to be below [Method Detection Limit \(MDL\)](#).
- Two N–NH₃ (unionized ammonia) measurements from April 2011 were excluded from the trend graph to improve visualization of the overall trend.

Surface Water Station SW-7

Surface water station SW7 is the furthest sampling point along the creek from the landfill site. It is characterized as being the former trigger location as approved in the 1999 ECA. This station is located north of the landfill, at the downgradient property boundary as shown on **Figure 2**. Historical and more current ranges in values are provided in **Table 11**.



Table 11: Historical Ranges of Leachate Parameters Over Time for SW-7

Leachate Indicator Parameters	Surface Water Quality Criteria		Concentration Range SW-7		
	PWQO	CWQG	1986 - 1997	2009 – 2024	2025
Alkalinity	8.93	-	15 - 195	23.6 – 213	83.1-214
Chloride	-	120	5.0 – 63.0	2.92 – 50.4	13.5-32.1
Nitrate	-	3	<0.02 – 17.0	0.1 – 4.61	1.15-2.14
Total Phenols	0.001	0.004	<0.001 – 0.110	<0.00094 – 0.0106	0.003
Total Phosphorus	0.03	-	<0.01 – 0.790	0.0001 – 0.048	0.002
Arsenic	0.005	0.005	-	<0.001 - <0.05	0.0001-0.0002
Barium	-	-	<0.001 – 0.055	0.0196 – 0.061	0.031-0.059
Boron ⁽²⁾	0.2	1.5	<0.01 – 0.4700	0.0055 – 0.3	0.114-0.274
Cadmium	0.0002	0.00009	<0.0001 - <0.001	<0.0001 - <0.01	<0.000015-0.000016
Copper	0.005	0.004	<0.0006 – 0.0120	<0.0005 – 0.0015	0.0009-<0.002
Cobalt	0.0009	-	-	-	0.0006-0.0008
Iron	0.3	0.3	0.060 – 1.800	0.07 – 1.32	0.027- 0.531
Iron (Dissolved)	-	-	-	<0.10 – 0.22 ⁽¹⁾	0.016-0.084
Lead	0.005	0.007	<0.0002 – 0.021	<0.0005 – 0.01	0.00002-0.00009
Manganese (Dissolved)	-	0.43	-	0.015 – 0.104 ⁽¹⁾	0.013-0.041
Mercury	0.0002	0.000026	-	<0.0002 - <0.1	<0.00002
Zinc	0.03	-	35 - 403	<0.001 - 0.026	<0.005
Zinc (Dissolved)	-	0.007	-	<0.005 – 0.03 ⁽¹⁾	<0.005
pH	6.5-8.5	6.5-9	6.4 – 9.3	6.91 – 8.20	7.32-7.97
Chromium	0.001	0.0099	<0.0004 – 0.020	<0.0008 – 0.05	<0.001
Unionized Ammonia	0.02	0.019	0.0004 – 0.0748	<0.0001 – 0.0052	0.0001-0.003
Nitrite	-	0.06	0.01 - <1.0	<0.0002 – 0.226	0.009-0.02

Note: Value concentrations measured in mg/L

BOLD Exceeds PWQO/CWQG

- (1) Sampling for dissolved iron, manganese and zinc was initiated in 2022.
- (2) CWQG used for screening

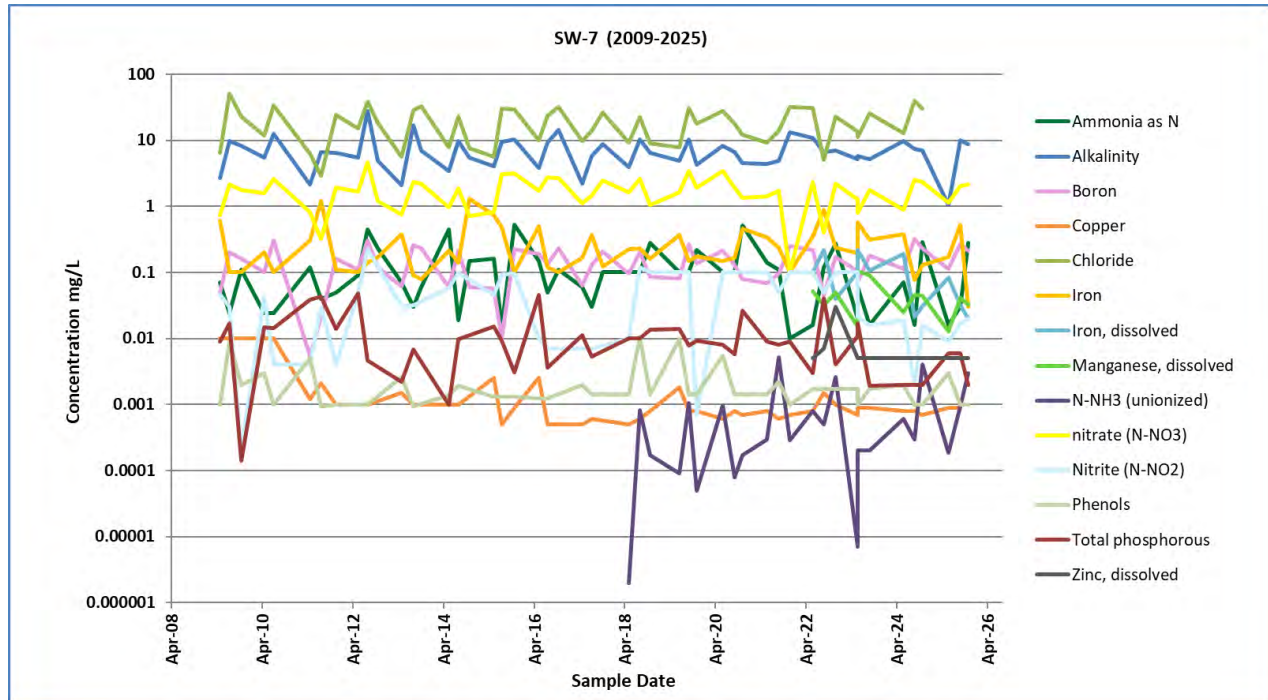
A comparison of 2025 surface water results at SW-7 with historical data indicates that all parameters fall within the concentration ranges observed during the 2009–2024 monitoring period. When compared to the earlier 1986–1997 period, alkalinity exhibits an upper value that slightly exceeds the early-period maximum, while all other parameters remain consistent with historic ranges.

Measurement of cobalt concentrations was incorporated into the monitoring program in August 2025, and measured values were below the PWQO. Overall chemical values from this location reveal concentrations that are less than values from SW-1 and SW-3 but slightly higher than values from SW-4.

Graph 10 outlines trends over the last 15 years. Based on analysis of **Graph 10**, parameters show a relevantly stable trend over the past 15 years. Based on the Mann–Kendall statistical analysis, selected parameters do not exhibit statistically significant trends over the 2009–2025 period.



Graph 10: Leachate Parameters Over Time SW



Notes:

- The flat line portions for nitrite, phenol and dissolved zinc represent the value of the detection limit, when values were reported to be below [Method Detection Limit \(MDL\)](#).
- Two N-NH₃ (unionized ammonia) measurements from April 2011 were excluded from the trend graph to improve visualization of the overall trend.

Surface Water Station SW-8

Surface water location SW-8 is located upgradient in Boom Creek (**Figure 1**) and is not connected to the creek at the landfill site. As previously discussed, there is no upgradient flow of SW-4 and as a result the water quality from SW-4 is considered to be the site surface water background location for the creek prior to discharges into Boom Creek. **Table 10** provides historical and current ranges to distinguish if there are any increasing trends over time. In 2020, SW-8 was moved to a new location along Boom Creek due to accessibility reasons. Historical and more current ranges in values are provided in **Table 12**.



Table 12: Historical Ranges of Leachate Parameters Over Time for SW-8

Leachate Indicator Parameters	Surface Water Quality Criteria		Concentration Range SW-8		
	PWQO	CWQG	1986 - 1997	2009 – 2024	2025
Alkalinity	8.93	-	<1 - 20	2.07 – 27.9	1.040 -10.1
Chloride	-	120	<1 – 4.0	0.142 – 3.16	0.269 -0.802
Nitrate	-	3	0.03 – 1.00	0.02 - <1.0	0.096 -0.109
Total Phenols	0.001	0.004	<0.001 – 0.008	<0.00094 – 0.018	<0.001-0.003
Total Phosphorus	0.03	-	<0.001 – 0.0200	<0.0006 – 0.401	0.019 - 0.034
Arsenic	0.005	0.005	-	<0.0001 – 0.05	0.0002-0.0003
Barium	-	-	0.010 – 0.029	0.006 – 0.068	0.013 -0.015
Boron ⁽²⁾	0.2	1.5	<0.01 – 0.0300	<0.002 – 0.17	<0.005 -0.006
Cadmium	0.0002	0.00009	<0.0001 – 0.0003	<0.0001 - <0.01	<0.000015
Copper	0.005	0.004	<0.0005 – 0.009	<0.0005 - <0.01	0.0006-<0.002
Cobalt	0.0009	--	--	--	<0.0001-0.0003
Iron	0.3	0.3	0.330 – 1.560	0.14 – 1.59	0.668 -0.846
Iron ⁽¹⁾ (Dissolved)	-	-	-	0.39 – 0.84 ⁽¹⁾	0.359 -0.635
Lead	0.005	0.007	<0.0002 - <0.005	<0.0001 - <0.01	0.00017 - 0.00037
Manganese ¹⁾ (Dissolved)	-	0.43	-	0.01 – 0.029 ⁽¹⁾	0.008 -0.016
Mercury	0.0002	0.000026	-	<0.0001 - <0.1	<0.00002
Zinc	0.03	-	<0.01 – 0.029	<0.001 – 0.04	0.005 -0.007
Zinc ⁽¹⁾ (dissolved)	-	0.007	-	<0.005 – 0.045⁽¹⁾	<0.005
pH	6.5-8.5	6.5-9	5.84 – 9.1	6.17 – 7.56	6.44 -6.60
Chromium	0.001	0.0099	<0.01	<0.0008 - <0.05241	<0.001
Unionized Ammonia	0.02	0.019	0.001 – 0.0528	<0.0001 – 0.003	0.00005-0.00029
Nitrite	-	0.06	0.01 - <0.5	<0.002 - <0.1	<0.002

Note: Value concentrations measured in mg/L

BOLD Exceeds PWQO/CWQG

(1) Sampling for dissolved iron, manganese and zinc was initiated in 2022.

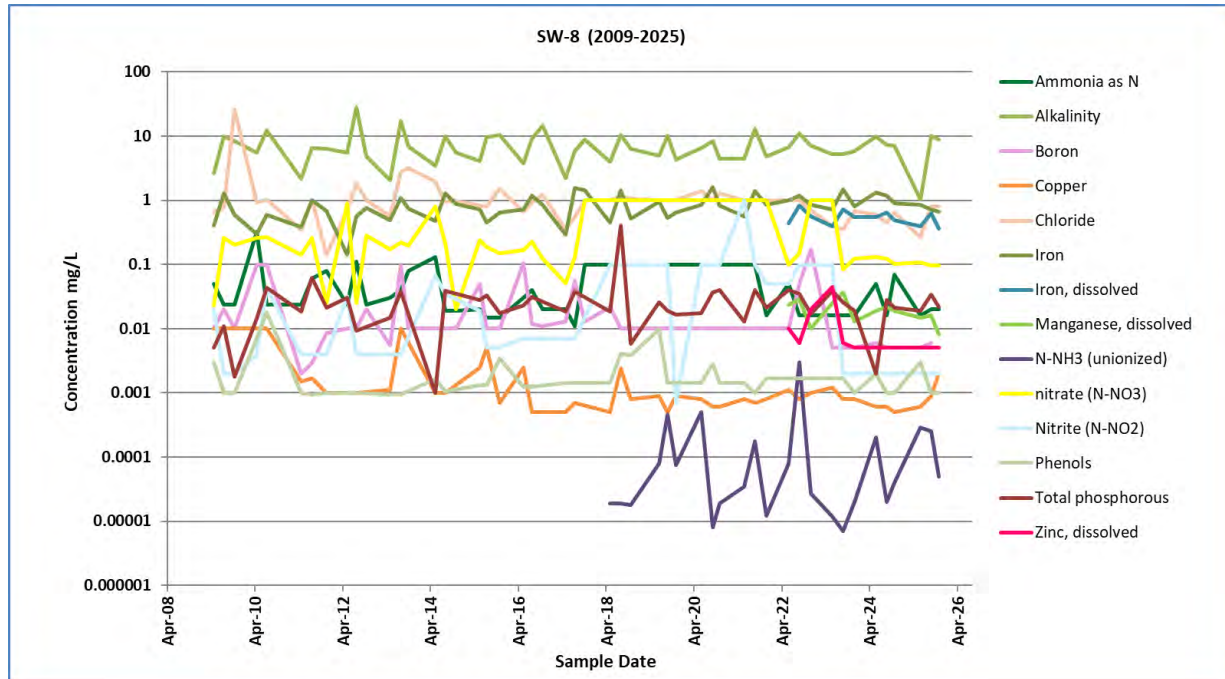
(2) CWQG used for screening

A comparison of 2025 surface water results at SW-8 with historical data indicates that all parameters fall within the concentration ranges observed during the 2009–2024 monitoring period. When compared to the earlier 1986–1997 period, total phosphorus exhibits upper values exceeding the early-period maximum, while other parameters remain consistent with historic ranges. In 2025, exceedances of the PWQO and/or CWQG guidelines are limited to total phosphorus, with upper concentrations marginally exceeding the PWQO and total iron as well as pH which is slightly outside the applicable guideline ranges. Measurement of cobalt concentrations was incorporated into the monitoring program in August 2025, and measured values were below the PWQO.

Based on analysis of **Graph 11**, alkalinity and chloride (anomalous 2009 spike removed) show a relevantly stable trend up until 2022. **Graph 9**, together with the Mann–Kendall trend analysis, do not exhibit significant trends over the 2009–2025 period and generally stable trends over the past 15 years, with a slight increasing trend observed for iron. Other selected parameters, including boron and chloride, exhibit decreasing trends over the 2009–2025 period. The flat line portions for some parameters such as nitrate and boron represent the value of the detection limit, when values were reported to be below MDL. Any trends at this location are not associated with the landfill site.



Graph 11: Leachate Parameters Over Time SW-8



Note:

- The flat line portions for ammonia as N, nitrite, phenol and dissolved zinc represent the value of the detection limit, when values were reported to be below [Method Detection Limit \(MDL\)](#).
- Two N-NH₃ (unionized ammonia) measurements from April 2011 were excluded from the trend graph to improve visualization of the overall trend.

9.3 Groundwater Surface Water Interaction

Based on Ministry comments (February 28, 2019), selected groundwater values are compared to PWQO/CWQG to assist in determining impact on the creek. Water quality from monitoring well G18B-89B is compared to surface water criteria to assess potential impacts to the creek. Monitoring well G18B-89B is an overburden well that is terminated in the sand at a depth of 4 meters and is located near the closest point between the fill area and the creek. The comparison is presented in **Table 13**. The median values for the leachate representative well (G26-93R), for the background surface water station (SW-4) and the surface water stations downstream of G18B-89B (SW-3 and SW-1) are also provided to assist with the interpretation.



Table 13: Comparison of Overburden Groundwater to Surface Water

Parameter	PWQO	CWQG	SW-1 (Downgradient) Median Value	SW-3 (Downgradient) Median Value	SW-4 (Background) Median Value	G18B-89B (Downgradient) Median Value	G26-93R (Leachate) Median Value
Alkalinity	8.93	-	141.5	242	11.75	959	732.5
Chloride	-	120	21.9	34	2.36	94.4	46
Nitrate	-	3	1.48	2.0	0.09	0.11	0.08
Total Phenols	0.001	0.004	0.002	<0.001	0.0034	0.012	0.007
Total Phosphorus	0.03	-	0.008	0.009	0.034	0.24	0.205
Arsenic	0.005	0.005	0.0002	0.0002	0.0002	0.001	0.001
Barium	-	-	0.068	0.130	0.01	0.305	0.408
Boron ⁽¹⁾	0.2	1.5	0.15	0.321	0.012	1.36	1.13
Cadmium	0.0002	0.00009	0.000015	<0.000015	0.00002	0.0001	0.0001
Copper	0.005	0.004	0.0009	0.0008	0.0009	0.0129	<0.0005
Iron, total	0.3	0.3	0.6	1.59	1.10	13.2	14.05
Lead	0.005	0.001	<0.0001	0.000045	0.0003	0.0001	<0.0002
Mercury	0.0002	0.00002	<0.00002	<0.00002	0.00002	0.00004	<0.00002
Zinc	0.03	-	0.011	0.006	0.011	0.024	0.005
pH	6.5-8.5	6.5-9	7.67	7.64	6.54	7.04	6.94
Chromium	0.001	-	<0.001	<0.001	0.001	<0.001	0.001

Note: Value concentrations measured in mg/L

Bold: Exceeds Applicable Provincial PWQO

Bold: Exceeds Applicable Provincial CWQG/ PWQO

Median values based on last ten sampling years 2016-2025 (duplicate values not included)

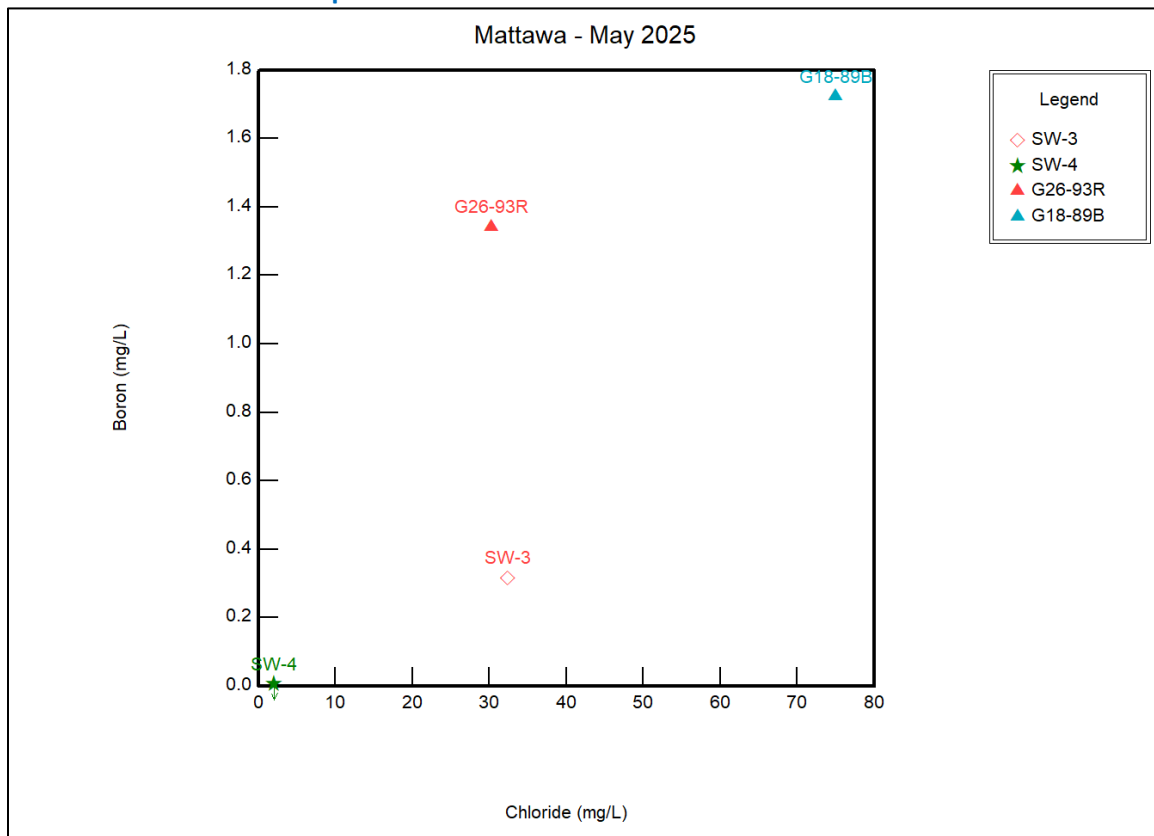
(1) CWQG used for screening

Samples from monitoring well G18B-89B and G26-93R were also compared to surface water guidelines, including PWQO and CWQG. Similarities in exceedances from G26-93R and G18B-89B are shown for total phenols, total phosphorous and total iron. Monitoring well G18B-89B also showed an additional exceedance of copper. As a result, water quality from G18B-89B is interpreted to be indicative of some level of impact at the site.

Similar exceedances of surface water criteria were observed at SW-4 (background) and at surface water station SW-1, located further downgradient, for total phenols and total iron. In addition, surface water station SW-3 also exhibited exceedances of the applicable PWQO for total iron. At this time, SW-4 and the downgradient surface water stations are interpreted as not being impacted by landfill leachate; therefore, these isolated exceedances are considered to be naturally occurring. This indicates that total iron is not a reliable leachate indicator. Boron exceeds the PWQO at SW-3; however, concentrations remain below the applicable CWQG.

Despite hydrologic and hydrogeologic evidence suggesting that the groundwater likely discharges to the creek, the 2025 results from the leachate well and from G18B-89B indicate that there is little similarity between the water quality of the groundwater and surface water at the SW-4, where concentrations appear attenuated. These water quality results suggest that some natural attenuation of the leachate-impacted groundwater is occurring between the leachate-impacted monitoring wells and creek, resulting in only minor surface water impacts during most of the year. The relative concentrations of boron and chloride, key leachate indicators, illustrate the differentiation between the leachate impacted groundwater and the background and downgradient surface water (see **Graph 12**).

Graph 12: Groundwater and Surface Water Differentiation



10.0 SURFACE WATER TRIGGER MECHANISM AND CONTINGENCY PLAN

Over the period of 2018 to 2025, several drafts of the Surface Water Trigger Mechanism and Contingency Plan were produced and reviewed by the surface water Northern Region TSS. The plan is required to satisfy Condition 37 of the ECA. The most recent version was submitted for review on December 18, 2023. That version failed to satisfy the surface water TSS reviewer. A more comprehensive version has been used in this report and is proposed for approval under separate cover.

The current version proposes a comprehensive approach to address the concerns put forth by the TSS while being consistent with the Policy 2 approach adopted at the site for evaluating surface water impact under the former ECA. The objectives of the plan are to:

- Prevent leachate impacted groundwater from discharging to the downgradient Tributary at concentrations that would further impair the surface water quality of the receiving aquatic environment (Tributary of Boom Creek).
- Evaluate the need to implement contingency measures, when and if necessary and based on the results of the ongoing monitoring program.

10.1 Surface Water Trigger Location

Since the 1996 ECA approval, the area near SW-3 has effectively acted as a natural attenuation feature for leachate-impacted groundwater discharge. It was previously recommended to grandfather the use of SW-3 as a trigger point and to instead use the next closest downstream station, SW-1, as the trigger location. However, grandfathering SW-3 as a natural attenuation feature was not supported by MECP (September 12, 2025). As a



result, the surface water trigger location is proposed to be established downgradient of the fill area at surface water station SW-3. Surface water station SW-3 is interpreted to be located within the flow path from the landfilling area. SW-1 is considered a downstream point of assessment for comparison after natural attenuation conditions.

10.2 Groundwater to Surface Water Trigger Location

As per O. Reg 232/98, Section 12(2)(3) ‘...groundwater monitoring stations are to be used to identify potential increases in contaminant concentrations in the groundwater beneath the site and predict potential increases at the property boundary and in any surface water feature on the site before any increase occur.’

At the Mattawa WDS, monitoring well G18B-89B will act as the point of evaluation for the SW3 attenuation area (based on ground water flow directions). Groundwater quality will be assessed at G18B-89B to review increases of contaminant concentrations that might result in excess discharge of groundwater impacted leachate to the Boom Creek tributary. This assessment will include a review of the most recent sampling event against the median values (of the last 5 events) of the trigger parameters. To account for seasonal fluctuations the median values will be based on the last 5 events for each season’s sampling period.

10.3 Surface Water Trigger Parameters

The trigger parameters for the site are parameters that are listed in Schedule 5, Column 3 of the Ministry’s Landfill Standards and those requested by the Northern Region TSS which have available Provincial Water Quality Objectives (PWQO) and/or Canadian Water Quality Guidelines (CWQG) except iron (dissolved). The parameters selected are those that are indicative of leachate impacts, have been sampled on a somewhat frequent basis, and can be distinguished from naturally occurring or ambient background conditions.

The proposed surface water trigger parameters are provided in **Table 14** and are listed with their associated provincial or federal guideline values.

Table 14: Surface Water Trigger Parameters

Parameter	Maximum PWQO/CWQG Concentration (mg/L)
Nitrate (as Nitrogen)	3.0 (CWQG)
Nitrite (as Nitrogen)	0.06 (CWQG)
Boron, total	1.5 (CWQG)
Cobalt	0.0009 (PWQO)
Unionized ammonia	0.019 (CCME)
Chloride	120 (CWQG)
Total Phosphorous	0.03 (IPWQO)
Phenol, total	0.004 (CWQG)
Copper, total	0.005 (PWQO)
Zinc, dissolved	0.03 (PWQO)
Chromium, total	0.0099 (PWQO)
Iron (total)	0.3 (PWQO)
Iron (dissolved)	-
Manganese, dissolved	0.4 (CWQG)



10.4 Surface Water Trigger Concentrations

The surface water trigger concentrations as recommended by the Northern Region TSS include:

- 75% of the applicable water quality guideline (WQG) (either PWQO, CWQG) or
- 75th percentile of background (if demonstrated that that parameter is above background from SW4).

Consistent with Policy 2, if it is demonstrated that the background concentrations for a given trigger parameter are naturally elevated above the 75% of the PWQO/CWQG, the 75th percentile would be used as trigger concentration. The 75th percentile are calculated using the entire historical set of concentrations at the background location SW-4, starting in 2009. For those parameters which currently and historically exceeded WQG at SW-3 the trigger concentration is the 90th percentile of the 2009-2025 data set for that parameter. The calculations and trigger concentrations for the 2025 AMR are shown in **Table 15**. The trigger concentrations are to be evaluated and updated as required in each annual report.

Table 15: Trigger Concentrations

Parameter	Maximum PWQO/CWQG Concentration mg/L	75% of Applicable Guideline Values	75th Percentiles Background (SW-4) 2009-present	Surface Water Trigger Concentrations 2025
Nitrate (as Nitrogen)	3.0 (CWQG)	2.25	0.23	2.25
Nitrite (as Nitrogen)	0.06 (CWQG)	0.05	0.08	0.08
Boron, total	1.5 (CWQG)	1.13	0.028	1.13
Unionized ammonia	0.02 (CWQG)	0.015	0.00009	0.03*
Chloride	120 (CWQG)	90	2.75	90
Cobalt	0.0009 (PWQO)	0.0006	0.0004	0.0006
Total Phosphorous	0.03 (IPWQO)	0.02	0.051	0.051
Phenol, total	0.004 (CWQG)	0.003	0.005	0.005
Copper, total	0.005 (PWQO)	0.004	0.0001	0.004
Zinc, dissolved	0.03 (CWQG)	0.02	0.01	0.02
Chromium, total	0.0099 (PWQO)	0.00075	0.001	0.001
Iron (Total)	0.3 (PWQO)	0.23	1.30	2.57*
Iron (Dissolved)	-	-	0.52	0.52
Manganese, dissolved	0.43 (CWQG)	0.32	0.075	3.54*

* The 90th percentile concentration (2009-2025) at SW-3 was used as the trigger value.

In addition to the trigger concentrations, upward trends will be evaluated using the following methodology:

- Calculate the median concentration of each trigger parameter by season, over the recent 5 years, at monitoring well G18B-89B.
- Calculate the 25% increase threshold for each parameter as follows:
 - Median (Parameter i) * (1+25%).
- Compare the current year concentrations to the 25% increase threshold.

10.5 Surface Water Trigger Mechanism

Remedial measures will be implemented should the interpretation of results indicate:

- One (1) seasonal monitoring event at SW-3 or G18B-89B exceeding the trigger concentrations and deemed to be caused by the landfill; and/or
- The seasonal sampling showing a >25% seasonal increase over the recent 5-years seasonal median concentrations at G18B-89B for one (1) or more of the trigger parameters deemed to be caused by the landfill and correlating with an increase of the same parameters at SW-3.



The following would be considered in the event of non-compliance of the trigger mechanism. The measures listed below are not mutually exclusive or necessarily sequential. They would be selected based on their applicability to the situation. A flow chart of the Tiered Sampling for the Trigger Mechanism is included in **Appendix K**.

- Verification of the validity of the results (check lab report, transcription error, potential for instrument error, etc.). Re-testing as necessary.
- Desktop review of local and regional trends to confirm whether the reported value is significantly different.
- Implementation of confirmatory testing.
- Initiation of an ecological investigation including the analysis of additional indicator parameters such as toxicity testing.
- A detailed review of the trigger mechanisms including the methodology for the selection of the trigger parameters and trigger values and the location of the sampling locations to confirm that they are still the most appropriate for the site based on up-to-date information and discussion with the Ministry.

In the event of a confirmed exceedance of a trigger concentration which is related to the landfill site the Town will immediately notify the Director and or District Manager of the need to implement contingency measures.

10.6 Surface Water Contingency Plan

The Ministry will be consulted prior to and during the implementation of contingency measures. Within 30 days after the investigative activities have confirmed exceedances the Town will notify the Director and District Manager of the need to implement contingency measures. Any contingency will be determined in consultation with the Ministry to support its design, implementation and monitoring. Detailed design and specifications shall be submitted to the Director within 90 days of providing notice of exceedances. A timeline for implementation of the measures will be determined on a case-by-case basis, with direction from the Ministry.

The following contingency measures will be considered:

- Improvement to the landfill site to minimize leachate input to surface water. This can include redirection of surface water within the waste disposal site or the use of cover material to influence leachate generation or surface water flow patterns.
- The Town has initiated the application of final cover over the Stage 1 Area which has been reviewed by the MECP North Bay Area Office on October 29, 2025 and November 28, 2025.
- Earlier versions of the Surface Water Trigger Mechanism included three (3) options of contingency measures. The preferred option as described in ECA Schedule “D” dated May 11, 1999 was the installation of a pipe along the length of the creek from SW-4 and SW-3 to prevent groundwater discharge into the surface water. Jp2g concurs this is the preferred option.
- Approval would be required from the MECP/DFO to pipe a portion of the watercourse and consultation would be required with Owner of the hydro transmission corridor and the aboriginal community at a minimum.



11.0 2025 SURFACE WATER TRIGGER EVALUATION

11.1 Surface Water Evaluation

Table 16 presents the surface water SW-3 and groundwater well G18B-89B trigger location evaluation against the surface water trigger concentrations.

The assessment of the last three sampling events for all the surface water features onsite (e.g., SW4, SW3, SW1, SW7) and two sampling events for G18B-8B over the 2024–2025 period is presented in **Table 16**. The values indicate trigger-level elevated concentrations of dissolved manganese and unionized ammonia at SW-1 and SW-3 during consecutive seasonal events in the summer and fall of the 2024–2025 period. However, the trigger exceedance for dissolved manganese at SW-3 is observed during all seasonal events, including spring, summer, and fall.

Manganese is elevated in the trigger surface water station SW-3 and in the groundwater to surface water discharge well G18B-89B, with lower, but still elevated, concentrations observed at SW-1. **Graph 13** presents variability in the data with generally stable conditions over the 2009-2025 period. The Mann–Kendall trend analysis indicates a slight decreasing trend since 2014. Manganese is not measured in the summer sampling event at G18B-89B. It is recommended that if the trigger plan is accepted, the spring and summer testing at G18B-89B include all trigger parameters for evaluation. According to the **Graph 13** and the statistical analysis, chloride concentrations have been noted to be decreasing in recent years.

Unionized ammonia occasionally exhibits trigger-level elevated concentrations in the groundwater to surface water discharge well G18B-89B. However, the Mann–Kendall statistical analysis indicates no significant trend for well G18B-89B (**Graph 13**) or for surface water station SW-3, and only a slight increasing trend for SW-1 (Section 9.2) over the past 10 years. Although boron exceeds the trigger concentration, the Mann–Kendall statistical analysis indicates no significant trend over the 2009–2025 period.

Elevated cobalt concentrations were observed at SW-3, SW-1, and monitoring well G18B-89B within the last two consecutive seasonal events and shows G18B-89B trigger exceedances of copper during the spring sampling event.

Trigger exceedances, defined as the 75th percentile of SW-4 (background), were identified at SW-3, SW-4, and SW-8 for Iron and/or dissolved iron during the summer monitoring event and at monitoring well G18B-89B during both the summer and fall monitoring events.

Trigger-level elevated concentrations of cobalt, dissolved manganese, and unionized ammonia at SW-3 during the last two consecutive monitoring events require contingency actions. The Town has initiated application of final cover on Stage 1 and we propose toxicity testing for the spring 2026 event.

Among the trigger parameters, unionized ammonia, nitrate, cobalt, and dissolved manganese at Surface Water Station SW3 show concentrations within the upper range between 2009 and 2024, with maximum values of 0.027 mg/L, 3.95 mg/L, 0.00027 mg/L, and 5.35 mg/L, respectively. However, these values remain below the water quality guidelines at Surface Water Station SW4. This indicates that SW4 represents background conditions with no landfill impact, while SW3 shows evidence of leachate influence. Therefore, these upper values can be used as site-specific reference thresholds, and future monitoring results at SW3 are not expected to exceed these concentrations under current conditions.



Based on the toxicity testing at SW-3 conducted in the fall of 2023 which did not indicate any mean impairment or mean mortality, the manganese trigger exceedances are not expected to be detrimental. There are elevated manganese concentrations in the background bedrock well G24A-90. However, to address the trigger exceedances, it is recommended to conduct contingency toxicity testing at SW-3 in the spring of 2026.



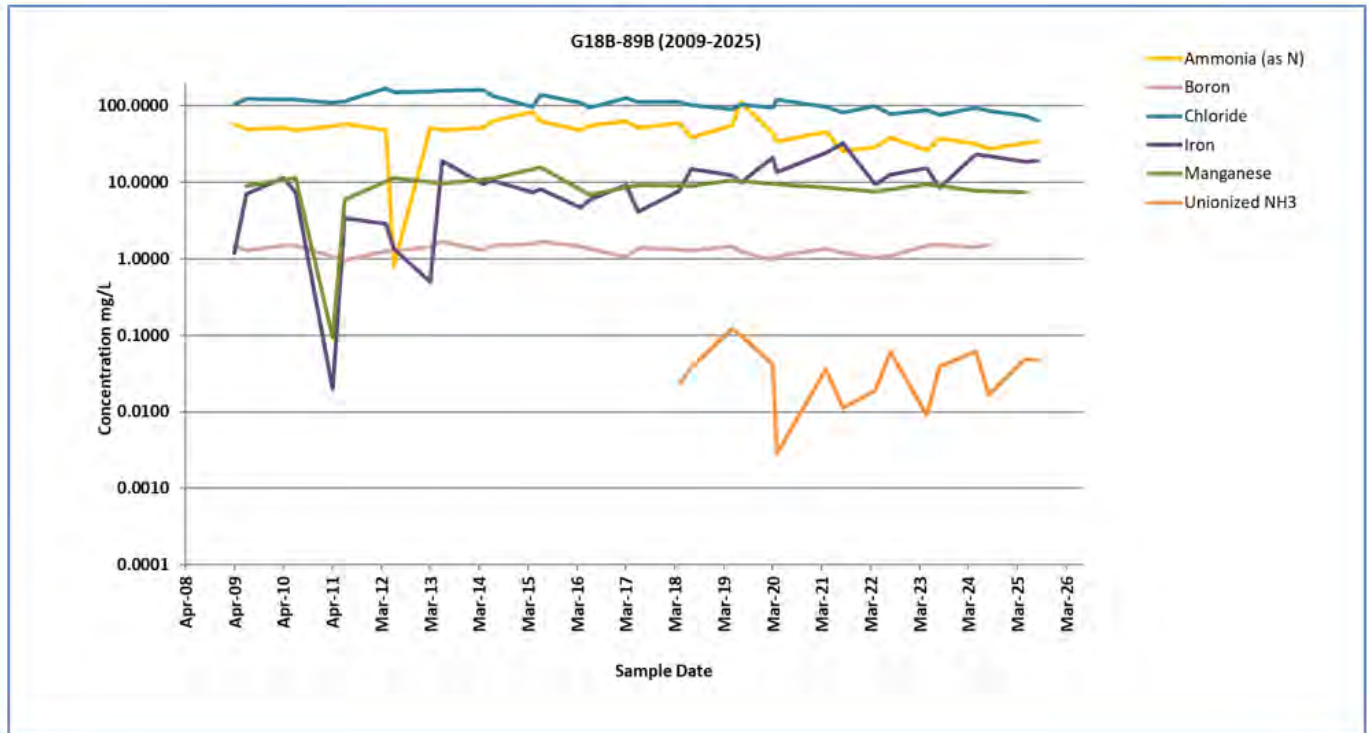
Table 16: Compliance Evaluation

PARAMETER	75% of Applicable Guideline Value	75th Percentiles Background (SW-4) 2009-present	Trigger Values	Policy B-1	SW-1						SW-3						SW-4						SW-7						SW-8						G188-898			
					May-24	Aug-24	Oct-24	May-25	Aug-25	Oct-25	May-24	Aug-24	Oct-24	May-25	Aug-25	Oct-25	May-24	Aug-24	Oct-24	May-25	Aug-25	Oct-25	May-24	Aug-24	Oct-24	May-25	Aug-25	Oct-25	May-24	Aug-24	Oct-24	May-25	Aug-25	Oct-25	May-24	Aug-24	May-25	Aug-25
Boron	1.13	0.028	1.13	policy 1	0.124	0.343	0.27	0.146	0.286	0.271	0.371	0.457	0.462	0.314	0.387	0.431	0.008	0.005	0.006	<0.005	<0.005	<0.005	0.113	0.324	0.229	0.114	0.274	0.214	0.006	<0.005	<0.005	<0.005	0.006	<0.005	1.42	1.52	1.72	1.47
Chloride	90	2.758	90	policy 1	13.8	44.4	34.3	15.2	34.4	35.1	36.4	56.6	53	32.4	41.9	49.4	3.53	2.63	2.42	2.12	2.13	2.51	12.7	39.7	29.7	13.5	31.6	32.1	0.59	0.45	0.641	0.27	0.79	0.80	94	86.10	75.00	65.20
Cobalt	0.0007	0.0005*	0.0007	policy 1					0.0014	0.0009					0.0026	0.0027					0.0006	0.0005					0.0008	0.0006					0.0003	0.00	--	0.01	0.01	0.0080
Chromium	0.00075	0.001	0.00100	policy 2	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001
Copper	0.004	0.001	0.004	policy 1	0.0007	0.0008	0.0009	0.0009	0.0014	<0.002	0.0005	0.001	0.005	0.0009	0.0007	<0.002	0.0005	0.0009	0.0005	0.0004	0.0006	<0.002	0.0008	0.0008	0.0007	0.0009	0.0009	<0.002	0.0006	0.0006	0.0005	0.0006	0.0009	<0.002	0.0089	--	0.0109	--
Iron	0.23	1.3	2.5*	policy 2	0.557	1.43	0.123	1.27	1.06	0.142	0.819	5.8	0.209	0.708	3.11	0.67	1.1	0.758	3.11	0.888	1.37	1.1	0.302	0.077	0.131	0.17	0.53	0.03	1.32	1.17	0.902	0.85	0.72	0.67	--	--	--	--
Iron, dissolved	0.00026	0.52	0.52	policy 2	0.222	0.021	0.035	0.136	0.074	0.043	0.039	0.024	0.023	0.11	0.036	0.022	0.347	2.97	3.24	0.334	0.397	0.152	0.192	0.021	0.03	0.08	0.03	0.02	0.544	0.652	0.492	0.39	0.64	0.36	73.3	22.10	18.80	19.00
Manganese, dissolved	0.3	0.075	3.54*	policy 1	0.26	2.49	1.06	0.164	1.69	1.28	1.29	5.35	2.42	0.942	3.23	3.58	0.049	0.107	0.104	0.031	0.059	0.057	0.025	0.045	0.044	0.013	0.041	0.033	0.019	0.022	0.019	0.015	0.016	0.008	7.79	--	7.500	--
N-NO3 nitrate	2.25	0.23	2.25	policy 1	0.786	1.48	1.63	1.15	1.09	1.26	2	1.33	2.18	2.19	0.87	1.46	0.093	0.123	0.087	0.039	0.058	0.083	0.889	2.54	2.31	1.15	2.04	2.14	0.13	0.125	0.103	0.109	0.097	0.096	0.116	0.089	<0.002	--
N-NO2 nitrite	0.05	0.08	0.08	policy 2	0.021	0.038	0.017	0.021	0.06	<0.002	0.026	0.021	0.016	0.025	0.017	0.002	<0.002	<0.002	<0.002	<0.002	<0.002	<0.002	0.019	<0.002	0.016	0.009	0.017	0.02	<0.002	<0.002	<0.002	<0.002	<0.002	<0.002	--	<0.002	--	<0.002
N-NH3 (unionized)	0.014	0.00029	0.02*	policy 1	0.003	0.022	0.014	0.0011	0.0202	0.0152	0.01	0.05	0.009	0.005	0.035	0.017	0.00003	0.00009	0.00002	0.00011	0.00012	0.00017	0.0006	0.0003	0.004	0.00019	0.00059	0.00019	0.0002	0.00004	0.00029	0.00005	0.00005	0.00005	0.062	0.017	0.049	0.047
Phenols	0.003	0.005	0.005	policy 2	<0.001	<0.001	<0.001	0.002	<0.001	<0.001	<0.001	<0.001	<0.001	0.003	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	<0.001	0.002	<0.001	<0.001	0.003	<0.001	<0.001	0.002	<0.001	<0.001	0.003	<0.001	<0.001	--	0.003	--	--
Zinc, dissolved	0.01	0.008	0.01	policy 1	<0.005	<0.005	<0.005	<0.005	0.005	<0.005	<0.005	<0.005	<0.005	0.007	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005	--	<0.005	--	--
Total phosphorous	0.02	0.051	0.05	policy 2	0.014	0.01	0.002	0.006	0.006	0.007	<0.001	0.018	0.004	0.003	0.006	0.004	0.005	0.031	0.027	0.052	0.034	0.035	0.002	0.002	0.002	0.006	0.006	0.002	0.002	0.028	0.021	0.019	0.034	0.021	<0.001	--	0.003	--

Note:
 * 25th Percentiles – (August 2025 to October 2025)
 * The 50th percentile at SW-3 was considered as the trigger value.
 Exceeds Trigger Value-policy 1
 Exceeds Trigger Value-policy 2



Graph 13: Selected Parameters Trend at G18B-89B



11.2 Groundwater to Surface Water Evaluation

The objective of the groundwater to surface water trigger evaluation is to provide early warning that leachate concentrations are increasing before any discharge to the creek. For that purpose, a two-step approach is used:

- 1) The season specific trends at G18B-89B are reviewed for the trigger parameters using the median of the recent 5 years. Current year concentrations that exceed the median by 25% or more are highlighted.
- 2) The surface water conditions at SW3, and SW-1 are reviewed for the highlighted parameters to determine if there is a correlation.

A positive correlation between the increase in groundwater at G18B-89B and in surface water at SW-3 and SW-1 for selected parameters by season triggers contingency measures. Further analysis has been completed to confirm any correlation between elevated parameters at G18B-89B and SW-3.

During the 2020–2025 monitoring period unionized ammonia (field) and Total phosphorous exceeded the 25% seasonal median during the spring event. The results of the Step 1 assessment, including identification of parameters exceeding the 25% seasonal median, are presented in **Appendix J**.

Accordingly, spring unionized ammonia concentrations and total phosphorus at SW-3, SW-1, and G18B-89B over the past five (5) years were reviewed and presented in **Graph 14**.



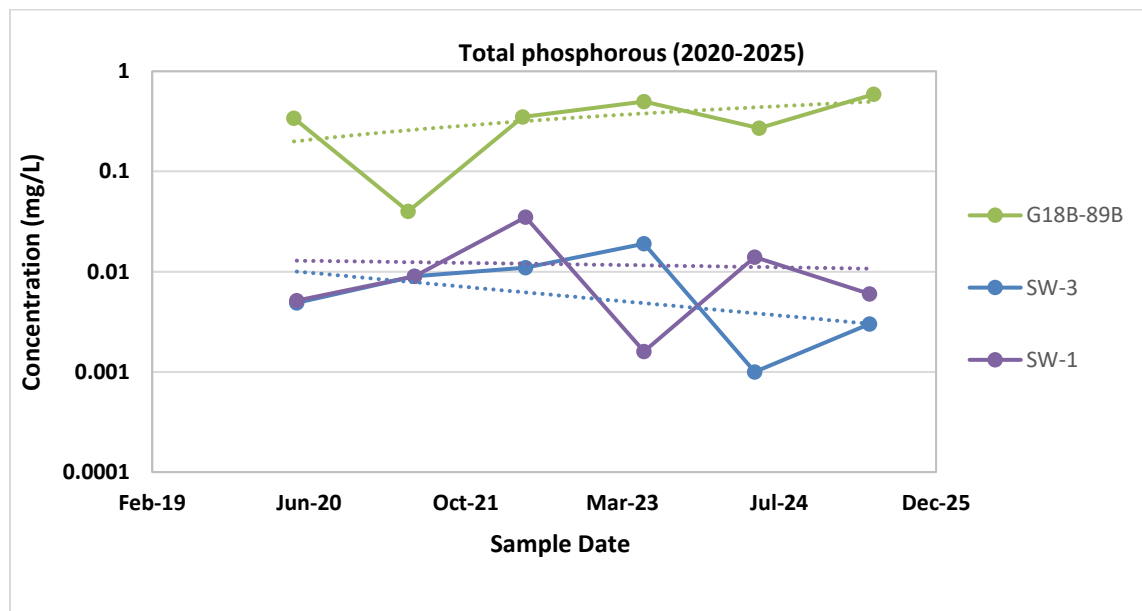
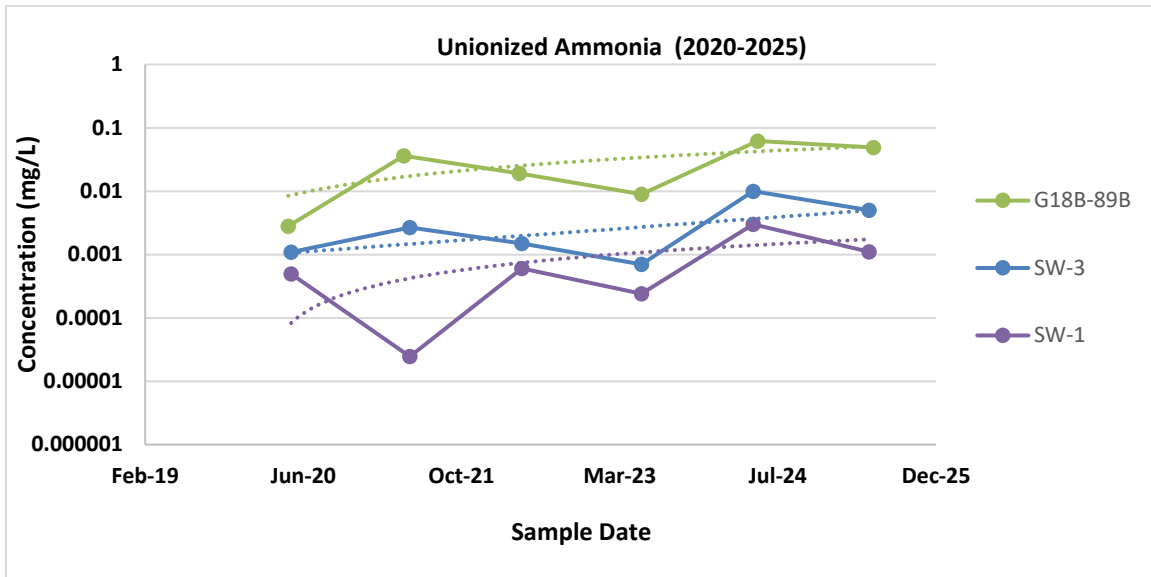
The graph indicates a slight increase in unionized ammonia, calculated using field pH and temperature measurements at SW-1, SW-3, and groundwater well G18B-89B, but no significant trend was observed for these stations. Comparison of water quality trends indicates that SW-3 exhibits the strongest relationship with groundwater well G18B-89B in the unionized ammonia trend. The total phosphorus graph shows higher concentrations at G18B-89B, and no similar trend between G18B-89B and SW-3 locations is observed.

As noted earlier, the Mann–Kendall statistic analysis conducted over the 2009–2025 period indicates an increasing trend for unionized ammonia, with no trend for total phosphorus at SW-3, and no trend for total phosphorus and unionized ammonia at surface water stations SW-1. However, while spring unionized ammonia concentrations at G18B-89B show a slight increasing trend, concentrations over the past 10 years, including both spring and summer sampling events, do not exhibit a significant trend. The lower unionized ammonia concentrations observed at SW-3 and SW-1 suggest natural attenuation within the surface water feature. Total phosphorus concentrations at G18B-89B indicate an upward trend during spring monitoring events over the 2009–2025 period.

Although unionized ammonia shows an increasing seasonal trend in both G18B-89B and the surface water stations (SW-3) over the past five years, no additional mitigation measures are required at this time with respect to groundwater discharge conditions.



Graph 14: Trend of Trigger Parameters at SW-1, SW-3 and G18B-89B



11.3 Proposed Contingency Measures

The 2025 surface water trigger evaluation indicate exceedances of the trigger concentration for dissolved manganese, unionized ammonia and cobalt. The consecutive exceedances are reported in the summer and fall. It is recommended to implement the following contingency measure:

- Conduct toxicity testing in the spring 2026 at SW-3.
- Review final cover application and spring runoff from the fill area to the creek.



The Surface Water Trigger Mechanism and Contingency Plan has been updated and will be submitted for review under separate cover. If this plan is accepted, the spring and summer analysis at G18B-89B should be updated to include all trigger parameters in support of the groundwater to surface water compliance evaluation.

12.0 PROPOSED MONITORING PROGRAM

An essential component of an effective water quality monitoring program is a well-developed and maintained sampling program. It is necessary to follow the same procedures and protocols during each phase of the monitoring program to ensure that all measurements and samples are representative of the actual conditions. This section outlines the updated sampling stations, sampling frequencies, and chemical parameters based on ECA No. A531401 dated October 21, 2019 Condition 35 and as detailed in Schedule “B” and “C” of the ECA. Additional monitoring well sampling locations are also recommended.

12.1 Groundwater

The groundwater monitoring program for the landfill site in 2026 is based on the following:

- Two annual monitoring events: spring (May/June) and summer (August/September) monitoring of groundwater levels at all monitoring locations required in ECA.
- The completion of groundwater sampling according to the schedule and analysis provided in **Table 17**, which has added sampling at G20-89A/B.
- Annual reporting of the chemical results and an annual assessment of the need to amend the monitoring program. Any deviations (reduction) from the monitoring program must be approved in accordance with the ECA.
- All groundwater monitoring stations should be clearly marked, have adequate access, and be maintained in good working order.
- In the event that a monitoring well becomes disabled, an assessment should be provided as to whether or not the well is to be replaced or decommissioned.
- Record the status of all monitoring wells and a statement on the well’s compliance with O.Reg. 903.

Table 17: Groundwater Monitoring Locations and Schedule

Wells	Location	Status	Spring	Summer
RW1-87	north of landfilling area	Downgradient leachate	1 + WL + Gas	2 + WL + Gas
BH5	west of landfilling area	Downgradient shallow overburden	1 + WL + Gas	2 + WL + Gas
G6-87	west of landfilling area	Downgradient shallow overburden	WL + Gas	WL + Gas
G7-87	<i>To be decommissioned</i>			
G8-87	<i>To be decommissioned</i>			
G9-87	south of fill area	Background overburden	WL + Gas	WL + Gas
G10-87	south of fill area	Background overburden	1 + WL + Gas	2 + WL + Gas
G11-87	<i>To be decommissioned</i>			
G12-87	<i>To be decommissioned</i>			
G13-87	<i>To be decommissioned</i>			
G14-87	east of fill area	Cross gradient overburden	WL + Gas	WL + Gas
G17-89A	east of fill area	Downgradient overburden	1 + WL + Gas	2 + WL + Gas



Wells	Location	Status	Spring	Summer
G17-89C	east of fill area	Downgradient overburden	1 + WL + Gas	2 + WL + Gas
G18B-89A	north of fill area	Downgradient overburden	1 + WL + Gas	1 + WL + Gas
G18B-89B	north of fill area	Downgradient overburden	1 + WL + Gas	1 + WL + Gas
G19-89A	north of fill area and tributary	Downgradient overburden	1 + WL + Gas	2 + WL + Gas
G19-89B	north of fill area and tributary	Downgradient overburden	1 + WL + Gas	2 + WL + Gas
G20-89A	north of fill area	Downgradient bedrock	1+WL + Gas	1+WL + Gas
G20-89B	north of fill area	Downgradient overburden	1+WL + Gas	1+WL + Gas
G21-89A	northeast of fill area	Cross gradient overburden	1 + WL + Gas	2 + WL + Gas
G21-89B	northeast of fill area	Cross gradient overburden	1 + WL + Gas	2 + WL + Gas
G22-90	east of fill area	Cross gradient bedrock	WL + Gas	WL + Gas
G23-90	north of fill area	Downgradient bedrock	1 + WL + Gas	2 + WL + Gas
G24A-90	south of fill area	Background bedrock	1 + WL + Gas	2 + WL + Gas
G24B-90	south of fill area	Background overburden	1 + WL + Gas	2 + WL + Gas
G25-90	east of fill area	Cross gradient overburden	WL + Gas	WL + Gas
G26-93R	In waste deposit re-installed in 2014	Leachate well	1 + WL + Gas	2 + WL + Gas
G27-93A	northeast of fill area north of tributary	Downgradient overburden	1 + WL + Gas	2 + WL + Gas
G27-93B	northeast of fill area north of tributary	Downgradient overburden	1 + WL + Gas	2 + WL + Gas

Analysis:

- WL Water level
- 1 *Schedule 5 Column 1* + hardness, field parameters: pH, conductivity
- 2 *Schedule 5 Column 2* + hardness, field parameters: pH, conductivity
- Gas Landfill gas to be recorded at all locations concurrent with sampling Spring (May/June) and Summer (Aug/Sept) with a minimum of 60 days between events All detection limits must meet applicable guidelines

12.2 Surface Water

The proposed surface water monitoring program for the landfill site in 2026 is based on the following:

- The sampling of five surface water stations SW-1, SW-3, SW-4, SW-7, SW-8 (Boom Creek). The location of the monitoring stations is as follows:
 - SW-1** –downstream of the landfilling area
 - SW-3** – downstream of the landfilling area
 - SW-4** – Cross-gradient background conditions
 - SW-7** – downstream of the landfilling area
 - SW-8 (Boom Creek)** – Upstream on Boom Creek and to the west of the landfilling area
- The completion of surface water sampling according to the schedule and analysis provided in **Table 18**.
- Annual reporting of the chemical results and an annual assessment of the need to amend the surface water sampling program. Any deviations from the monitoring program must be approved in accordance with the ECA.
- All surface water monitoring stations should be clearly located and labelled.



Table 18: Surface Water Monitoring Program

Surface Water Location	Location	Status	Spring	Summer	Fall
SW-1	North of fill area	Downstream	√	√	√
SW-3	North of fill area	Downstream	√	√	√
SW-4	Northeast of fill area	Upstream	√	√	√
SW-7	Northwest of fill area	Downstream	√	√	√
SW-8	Southwest of fill area	Upgradient Boom Creek	√	√	√

Monitoring Frequency:

Annually three times per year: Spring, Summer (last 2 weeks in August) and Fall

Analysis:

Schedule 5 Column 3 + Hardness and Iron, Manganese, Cobalt and Zinc (dissolved) Field Parameters: pH, Conductivity, Temperature, Dissolved Oxygen, flow measurements.

Lowest possible detection limits are required to meet provincial or federal surface water standards (PWQO, or CWQG).

Visual inspection for seeps during the spring and summer sampling events. If a seep is found the location and sampling results are to be provided in the Annual Report.

13.0 DISCUSSION AND RECOMMENDATIONS

Water quality monitoring was completed in 2025 at the Mattawa WDS. Sampling was completed on two occasions for on-site groundwater monitoring wells, and three occasions for on-site/off-site surface water monitoring. The monitoring events for groundwater consisted of the collection of static water levels, groundwater samples from selected monitoring wells and an assessment of monitoring well conditions.

The monitoring events for surface water consisted of the collection of surface water samples from selected stations and measuring surface water depth at surface water monitoring stations SW-1, SW-3, SW-4, SW-7, SW-8.

The following is a summary of the activities and investigation:

- The general trend of the direction of groundwater flow is northerly similar to previous years.
- Leachate at the site is characterized by groundwater from monitoring well G26-93R, located in the active fill area.
- Background values at the site are characterized by groundwater from G24A-90 (bedrock) and G24B-90 (overburden), located upgradient of the active fill area.
- The analytical results continue to show a diffuse plume present to the north and northeast of the waste footprint that is characterized by elevated chemical concentrations at G18B-89B (overburden) and G23-90 (bedrock) downgradient from the fill area.
- The following monitoring points are considered to be affected to some degree by the landfill site: G18B-89A/B, G27-93B, RW1-87, BH5, G23-90 and G21-89B.
- The background surface water location is SW-4 which exhibits elevated iron concentrations above PWQO and periodically elevated phenols above PWQO.



- The following surface water locations are considered effected to some degree by the landfill site: SW-3 and SW-1 exhibiting elevated iron, dissolved manganese and cobalt concentrations above the water quality guidelines.
- SW-3 is the surface water trigger location and monitoring well G18B-89B is the groundwater trigger location.
- The following monitoring points are not considered to be impacted by the landfill site: G6-87, G10-87, G9-87, G17-89A/C, G19-89A/B, G20-89A/B, G21-89A.
- Based on the RUC evaluation, the groundwater monitoring program and attenuation zone are adequate and no groundwater mitigation measures are recommended.
- A comprehensive Surface Water Trigger Mechanism and Contingency Plan is proposed and was tested with the 2025 data. Dissolved manganese, unionized ammonia and cobalt exceeded the proposed surface water trigger concentrations at SW-3 during the 2025 summer and fall sampling events.

The following is recommended: Groundwater

Continued environmental monitoring as outlined in **Section 12** of this report is to include:

- Groundwater level monitoring.
- Groundwater quality sampling.
- Landfill gas to be recorded at all locations concurrent with sampling.
- Analysis of G18B-89 A and B summer to include List 1 parameters
- Ensure laboratory analysis is below the provincial groundwater and surface water limits.
- Maintain all monitoring wells in good working order.

Surface water

Continued environmental monitoring as outlined in **Section 12** of this report is to include:

- Surface water sampling; and
- Toxicity testing at SW-3 in spring 2026
- Surface water stations be clear and labelled.

Surface Water Trigger Mechanism and Contingency Plan

- The plan will be submitted to the MECP for review and subsequent incorporation into the ECA.

14.0 APPLICATION OF FINAL COVER

The Town has already partially applied final cover on the majority of Stage 1 Area comprising ground wood waste at a thickness of approximately 0.3 m. It is assumed if approved by MECP that any further topsoil equivalent thickness of 0.15 m will naturally revegetate given the high organic content.



REFERENCES

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- Ministry of the Environment, (2010) Monitoring and Reporting for Waste Disposal Sites Groundwater and Surface Water Technical Guidance Document, November 2010.
- Ministry of the Environment, (2006) Technical Support Document for Ontario Drinking Water Standards, Objectives and Guidelines; Ontario Ministry of the Environment, June 2006.
- Ministry of the Environment, (1998) Landfill Standards A Guideline on the Regulatory and Approval Requirements for New or Expanding Landfilling Sites.
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- Pinchin, (2018) 2017 Annual Monitoring Report Mattawa Landfill Site, March 2018.
- Proctor & Redfern Limited, (1993) Phase II Operations Plan Landfill Site Town of Mattawa, May 1993.
- R.V. Anderson Associates Ltd., (2015) Mattawa Landfill Site Design & Operations Plan, June 2015.



LIMITATIONS AND USE OF THE REPORT

This report was prepared for the exclusive use of the Town of Mattawa. Any use which a third party makes of this report, or and reliance on, or decisions to be made based on it, are the responsibilities of such third parties. Jp2g Consultants Inc. accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this report.

This landfill impact report involves a limited sampling of locations to assess the probability of contamination on site. The test data, chemical analyses, and conclusions given herein are the results of analyzing the groundwater and surface water encountered during the sampling programs. Based upon the total number of test holes performed, these are considered to be fairly representative of the groundwater conditions within each area tested. It should be noted, however, that any assessment regarding the presence of contamination on the property is based on interpretation of conditions determined at specific locations and depths. Chemical results are limited to those parameters tested.

As previously stated, the 2025 activities and reporting were completed in general conformance with the 2010 MOE Technical Guidance Document.

FIGURES

APPENDIX A

APPENDIX B

APPENDIX C

APPENDIX D

APPENDIX E

APPENDIX F

APPENDIX G

APPENDIX H

APPENDIX I

APPENDIX J

APPENDIX K



Fwd: John Street safety

1 message

Town of Mattawa Info <info@mattawa.ca>
To: clerk@mattawa.ca

Wed, May 6, 2026 at 9:21 AM

----- Forwarded message -----

From: **Mr. Lucille M. Zeus** <lmz@hotmail.ca>

Date: Tue, May 5, 2026 at 8:00 PM

Subject: John Street safety

To: Info <info@mattawa.ca>

To: Mayor Belanger and members of council**From:** Luce Zeus**Re: Report 26-20R entitled JOHN STREET ROADSIDE****SAFETY**

I listened to councilor Bigelow's report on John Street safety with a bit of anger. Like, why do I bother attending Town council meetings when all of my offers of advice fall on deaf ears? Back when the Town was replacing the old sewer and water lines, we also got the funding to revamp John Street, McConnell Street, and Valois Drive, along with what ended up as the (new) roundabout. I mentioned to the Town that, because of the new Tim Horton's, there was going to be a lot of vehicle parking...especially commercial trucks...along John Street, near the new venue. I urged them to consider widening the road for parking. Marc Mathon was totally

correct in reversing the additional lane, from westbound to eastbound. He got a lot of flack for this move, but in the end, he was obviously correct. I was one of the few who agreed with him at the time. Fortunately, the majority of council did as well. He told me that there were road jurisdictional problems, with both the MTO and the railroad. No one took into account that I came from the south, where I saw first hand traffic safety nightmares all over the place. Marc was supportive of my advice, but didn't push it, due to his belief that the MTO and railroad wouldn't budge. Well, the roundabout was never the initial plan. That came in at the last second, due to some young upstart with the MTO in North Bay. I learned this from an engineer who was on the project, as he was on one of my jobsites in Markham. He told me that the highway (John Street) could have been widened for use as a paved shoulder parking, but not an extra lane. The latter would require more complex engineering design. So now, with this report, we are again playing catch up. It wasn't until a few years later that I was proven to be correct with my initial advice, as a paved shoulder was installed. My advice to you now...install a flashing yellow/amber light above the whole area. If the MTO has to add utility polls, then so be it. An overhead flashing amber light would likely be the

best way to combat safety fears, as drivers subconsciously slow down for such hazard signs (and no, a roadside flashing light would not suffice).

Whatever...

May 1, 2026

Re: Resolution pertaining to the Employment Insurance Program

Please be advised that at the Regular Council Meeting held on April 1, 2026, Council passed the following resolution:

Moved by: Councillor Siydock Seconded by: Councillor Kuiack Res # 26-644

WHEREAS the Township of South Algonquin is a rural municipality within the Nipissing District that serves as an important gateway to Algonquin Provincial Park; and

WHEREAS tourism is a foundational component of the local economy in South Algonquin and across surrounding Northern Ontario communities, supporting accommodations, restaurants, outfitters, guiding services, and seasonal park operations that rely on a stable seasonal workforce; and

WHEREAS according to the 2021 Census, approximately 105 residents of South Algonquin are employed in the accommodation and food services sector, with an estimated additional 50 residents working seasonally within Algonquin Provincial Park; and

WHEREAS many of these positions are inherently seasonal due to the nature of tourism activity associated with Algonquin Provincial Park and the seasonal operations of tourism-related businesses across Northern Ontario; and

WHEREAS under the current framework of the Employment Insurance Program, many seasonal tourism workers experience a gap between the end of their Employment Insurance benefits—often in February or March—and the resumption of seasonal tourism employment in late May or June when visitor activity returns to the region; and

WHEREAS this gap creates financial hardship for workers who reliably return to seasonal employment each year and creates workforce instability for tourism operators and small businesses across the region; and

WHEREAS recognition of tourism-dependent rural communities within the framework of the Employment Insurance Program would help stabilize the regional workforce, support tourism businesses, and contribute to the economic sustainability of rural municipalities that depend on seasonal tourism; and

WHEREAS municipalities across Northern Ontario experience similar workforce challenges associated with seasonal tourism economies and would benefit from federal policies that better reflect the realities of seasonal employment in rural regions; and

WHEREAS regional municipal organizations such as the Federation of Northern Ontario Municipalities play a key role in advocating for policy solutions that address the unique economic conditions of Northern Ontario communities;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Township of South Algonquin formally request that the Government of Canada review and consider adjustments to the Employment Insurance Program to better recognize the realities of seasonal tourism

employment in Northern Ontario and communities within the Nipissing District. Council further requests the support and advocacy of the local Member of Parliament, Cheryl Gallant, in bringing this matter forward to the Government of Canada. Additionally, Council requests that the Government of Canada, including the Honourable Steven MacKinnon and Honourable Patty Hajdu, review potential policy measures or pilot programs that address the seasonal Employment Insurance gap affecting tourism-dependent rural communities. Council also calls upon the Federation of Northern Ontario Municipalities and municipalities across Northern Ontario to support advocacy efforts aimed at ensuring federal Employment Insurance policies reflect the economic realities of tourism-dependent communities.

BE IT FURTHER RESOLVED THAT copies of this resolution be circulated to M.P. Cheryl Gallant, M.P. Pauline Rochefort, the Honourable Steven MacKinnon, the Honourable Patty Hajdu, the Federation of Northern Ontario Municipalities, the Association of Municipalities of Ontario, and all municipalities within the Nipissing District and Northern Ontario for endorsement and support.

-Carried-

If you have any questions regarding the above resolution, please do not hesitate to contact me,

Sincerely,

Tracy Cannon

Tracy Cannon
Deputy CAO/Deputy Clerk-Planner
Email: tcannon@southalgonquin.ca
Phone: 613-637-2650 ext. 202



Joint FONOM / NOMA / OTA Media Release – Highways 11 & 17

1 message

FONOM Office/ Bureau de FONOM <fonom.info@gmail.com>
Bcc: clerk@mattawa.ca

Thu, May 7, 2026 at 9:33 AM

Good morning,

Please find attached a joint media release from the Federation of Northern Ontario Municipalities (FONOM), the Northwestern Ontario Municipal Association (NOMA), and the Ontario Trucking Association (OTA) regarding the ongoing call for coordinated provincial and federal investment in Highways 11 and 17.

This partnership highlights the growing recognition that these highways are not only essential to Northern Ontario communities but also to Canada's economy, supply chains, and national connectivity.

For years, FONOM member municipalities have consistently raised concerns regarding highway safety, reliability, and the need for long-term improvements across the Northern transportation corridor. This joint effort with NOMA and OTA helps strengthen that message and reinforces the importance of practical, coordinated action from both levels of government.

We encourage you to share this release with your communities and networks as we continue to advocate together for safer, more reliable transportation infrastructure across Northern Ontario.

Thank you for your continued support and advocacy on behalf of Northerners.

Talk soon, Mac.

Mac Bain
Executive Director
The Federation of Northern Ontario Municipalities
[665 Oak Street East, Unit 306](#)
[North Bay, ON, P1B 9E5](#)
705-498-9510



FOR IMMEDIATE RELEASE

May 6, 2026

Northeastern & Northwestern Ontario – Northern Leaders and Industry Call for Coordinated Investment in Highways 11 and 17

Northeastern & Northwestern Ontario – Municipal leaders and industry partners are joining forces to call on the provincial and federal governments to accelerate investment in Highways 11 and 17, recognizing the corridor as essential to public safety, economic stability, and national connectivity.

The Northwestern Ontario Municipal Association, the Federation of Northern Ontario Municipalities and the Ontario Trucking Association have announced a strengthened partnership to advance this shared priority, building on long-standing advocacy efforts across Northern Ontario.

As the only continuous east–west highway connection linking Eastern and Western Canada, Highways 11 and 17 play a critical role in the movement of goods and people. The corridor supports billions in annual trade and remains a vital link for communities across the North.

"The OTA applauds NOMA and FONOM's leadership on this matter, and we look forward to working together to make this a reality," said OTA president Stephen Laskowski. "Ten years after the Nipigon Bridge got wiped out, severing the Trans-Canada and exposing the corridor's vulnerability, we're still waiting for a meaningful federal and provincial response that matches the scale of this risk.

"However, we believe it is a new day with Prime Minister Carney and Premier Ford's shared commitment to nation-building," Laskowski continued. "With the federal government's recent focus on strategic infrastructure and the province's push for growth, we are hopeful that 10 years of inaction are finally over. We need a nation-building investment that reflects the corridor's role as a lifeline for our economy and national security."



Despite its importance, the highway system continues to face safety challenges. Long stretches of two-lane roadways, combined with high volumes of commercial traffic and northern driving conditions, increase the risk to motorists and disrupt Canada's supply chain.

"This alignment between municipal leaders and industry reinforces what Northerners already know that Highways 11 and 17 are critical to our safety and to Canada's economy," said Dave Plourde, President of the Federation of Northern Ontario Municipalities. "With momentum building, now is the time for governments to work together and move practical improvements forward."

Industry leaders echoed the need for coordinated action, pointing to both economic impacts and ongoing safety concerns.

"Highways 11 and 17 are more than just roads; they are lifelines that connect Northern Ontario to the rest of the country," said Rick Dumas, President of the Northwestern Ontario Municipal Association. "Working together ensures that both municipal priorities and industry realities are reflected as governments consider next steps."

The corridor has also been identified as increasingly important to Canada's economic security and future growth, particularly as demand for natural resources and critical minerals from Northern Ontario rises.

Municipal and industry leaders continue to advocate for a phased approach to improvements, including targeted widening projects such as four-laning and the two-plus-one model, alongside enhanced safety and enforcement measures.

Together, they are calling on both levels of government to coordinate funding, streamline approvals, and recognize Highways 11 and 17 as a shared national priority.



Representing the Districts of Kenora, Rainy River and Thunder Bay

P.O. Box 10308, Thunder Bay, ON P7B 6T8

www.noma.on.ca

p. 807.683.6662 e. admin@noma.on.ca

Media Contacts:

Dave Plourde, President, FONOM

705-335-1615 | fonom.info@gmail.com

Rick Dumas, President, NOMA

807-683-6662 | admin@noma.on.ca



Approved Board of Health Minutes & MOH Report to the BOH - April 2026

1 message

Ashley Lecappelain <ashley.lecappelain@healthunit.ca> Wed, Apr 29, 2026 at 1:17 PM
 To: Armour <clerk@armourtownship.ca>, Bonfield <cao.clerk@bonfieldtownship.com>, Burk's Falls <clerk@burksfalls.ca>, Callander <cpigeau@callander.ca>, Calvin <cao@calvintownship.ca>, Carling <clerksoffice@carling.ca>, Chisholm <l.marshall@chisholm.ca>, East Ferris <kari.hanselman@eastferris.ca>, Joly <office@townshipofjoly.com>, Kearney <nicole.gourlay@townofkearney.ca>, Machar <alonymachar@vianet.ca>, Magnetawan <clerk@magnetawan.com>, Mattawa <clerk@mattawa.ca>, Mattawan <admin@mattawan.ca>, McDougall <lwest@mcdougall.ca>, McKellar <clerk@mckellar.ca>, McMurrich-Monteith <clerk@mcmurrichmonteith.com>, Nipissing <admin@nipissingtownship.com>, North Bay <Karen.McIsaac@cityofnorthbay.ca>, Papineau Cameron <clerk@papineaucameron.ca>, Parry Sound <rjohnson@parrysound.ca>, Perry <beth.morton@townshipofperry.ca>, Powassan <brobinson@powassan.net>, Ryerson <clerk@ryersontownship.ca>, Seguin <cjeffery@seguin.ca>, South River <clerk@southriver.ca>, Strong <clerk@strongtownship.com>, Sundridge <naustin@sundridge.ca>, The Archipelago <mmartin@thearchipelago.ca>, West Nipissing <mducharme@westnipissing.ca>, Whitestone <nigel.black@whitestone.ca>

Please forward the correspondence below to your Mayor/Reeve and municipal councillors

Hello,

Please be advised that the [Board of Health](#) and [Finance and Property Committee](#) minutes from February 25, 2026, were approved at the April 22, 2026, meeting and are now posted to the Health Unit website.

The [Medical Officer of Health Report](#) from the April 22, 2026, meeting is also posted to the website. Highlights from the April 2026 report are attached to this email.

Thank you,

Ashley Lecappelain | Executive Assistant | Office of the Medical Officer of Health/Executive Officer |
 Pronouns: She/Her

North Bay Parry Sound District Health Unit | 345 [Oak Street West](#) | [North Bay, Ontario P1B 2T2](#) | [Canada](#)

705-474-1400 ext. 5272 | 1-800-563-2808

ashley.lecappelain@healthunit.ca | myhealthunit.ca

[Facebook](#) | [Instagram](#) | [LinkedIn](#) | [YouTube](#)

My place of work is on the lands of the Anishinaabe people; the traditional territory of Nipissing First Nation; and land that is covered by the Robinson Huron Treaty of 1850.

This message, including any attachments, is privileged and intended only for the person(s) named above. This material may contain confidential or personal information subject to the provisions of the Municipal Freedom of Information &

Highlights from the April 2026 Medical Officer of Health Report to the Board of Health

Medical Officer of Health Update:

Canadian Public Health Week 2026

This month, the North Bay Parry Sound District Health Unit marked Canadian Public Health Week (April 6 - 10, 2026) with the release of its 2025 Annual Report. The creation of this report was led by the Communications team, with contributions from all programs and services across the Health Unit. Together, they provided statistics and stories to shine a light on the often invisible yet vital work of public health over the past year. The report is available on our website.

Also in time for Canadian Public Health Week, the Health Unit recognized individuals and organizations who have demonstrated extraordinary efforts promoting public health. Healthy communities are the result of collective action, no single organization can achieve this alone.

- **The AIDS Committee of North Bay and Area (ACNBA)** for their compassionate, client-centered approach to care, commitment to reducing barriers to service, and strong collaboration with public health to support vulnerable populations.
- **Georgian Bay Biosphere – Mnidoo Gamii** for their leadership in climate action, sustainable transportation and food systems, and community development initiatives that promote health, environmental stewardship, and community connection.
- **Kirk Hewitt** for his compassionate, non-judgemental, and client-centred support of individuals with complex health and social needs, and for his strong collaboration with Health Unit programs to improve access to care and strengthen community partnerships.
- **True Self – Debwewendizwin** for their peer-led outreach and harm reduction initiatives, commitment to culturally informed care, and collaboration with public health to expand access to services and improve health outcomes for vulnerable populations.

The Health Unit values all contributions to community health, large and small, and sincerely appreciates the ongoing partnerships that strengthen our communities.

HPV Awareness Day 2026

The month of March included HPV Awareness Day on March 4. Human papillomavirus (HPV) is a group of over 200 viruses that, without vaccination, will infect about 75% of Canadians at some point in their lives. Infections are often asymptomatic, meaning most individuals are unaware they are infected. However, persistent infections can cause various cancers, which tend to occur many years after the initial infection.

HPV is responsible for nearly¹:

- 100% of cervical cancers
- 90% of anal cancers
- 60% to 73% of throat (oropharyngeal) cancers
- 40% to 50% of penile cancers
- 40% of vaginal and vulva cancers

HPV can also cause anogenital warts.

The good news is that a publicly funded vaccine is available for students in grades 7 to 12, as well as for individuals who meet high-risk criteria. The vaccine protects against nine strains of HPV, seven associated with cancer and two that most commonly cause genital warts, significantly reducing the risk of infection.

Despite this, HPV Immunization coverage remains lower than for many other routine vaccines. In the 2024-2025 school year, only 50% of Grade 7 students in North Bay Parry Sound received two doses of the vaccine, and 70% received at least one dose, which is comparable to coverage rates across Ontario².

To coincide with HPV Awareness Day, the Health Unit launched a HPV vaccine campaign. Teams from Vaccine Preventable Diseases, Sexual Health, Oral Health, and Community Health, along with staff from other programs, collaborated with Communications and Foundational Services to create and deliver a robust video campaign designed to educating the public on the HPV vaccines.

¹ Government of Canada (Health Canada). Human papilloma virus (HPV): symptoms and treatment [internet]. 2025 [cited 2026 Mar 20]. Available from: [Human papillomavirus \(HPV\): Symptoms and treatment - Canada.ca](#)

² Ontario Agency for Health Protection and Promotion (Public Health Ontario). Immunization data tool [Internet]. Toronto, ON: King's Printer for Ontario; 2026 [cited 2026 Mar 20]. Available from: <https://www.publichealthontario.ca/en/Data-and-Analysis/Infectious-Disease/Immunization-Tool>

The campaign was intended for parents/guardians, students, and teachers, and included six videos organically shared throughout March on the Health Unit's social media platforms. Ads also ran throughout the month on Instagram, Facebook, YouTube, and Google Ads.

The goal of the campaign was to reduce stigma associated with HPV, emphasize the critical role vaccination in cancer reduction, and highlight the importance of vaccinating early, before exposure to the virus.

HPV vaccination *is* cancer prevention.

Program and Services Highlights

Communicable Disease Control

- Influenza activity has been downgraded from 'localized' to 'sporadic' in recent weeks. This means some influenza cases continue to be reported, but there are currently no ongoing laboratory-confirmed outbreaks in institutions or public hospitals.

Oral Health

- The Oral Health program is providing education sessions in low-income seniors' housing complexes to reduce barriers to oral health care.
- The sessions provide oral health education and support seniors in navigating publicly funded dental programs, including the Ontario Seniors' Dental Care Program (OSDCP) and the Canadian Dental Care Plan (CDCP).

Sexual Health

- Public Health Nurses from Sexual Health and Communicable Disease Control delivered an education session to physicians and nurses at North Bay Regional Health Centre focused on current rates and treatment guidelines for sexually transmitted and blood-borne infections.

Harm Reduction

- The Health Unit has launched an updated version of its Safe Sharps Handling and Disposal Campaign, "**Community Safety. That's the Point.**"
- The campaign equips community members with the knowledge and skills to confidently and properly pick up and dispose of sharps found in the community, while reducing the potential health and safety risks associated with handling them.

Vaccine Preventable Diseases

- The Health Unit is concluding its *Immunization of School Pupils Act* activities for the 2025-26 school year.
- Out of over 17,000 students, only 79 secondary and 174 elementary school students experienced a suspension, which was only of brief duration for most.
- Immunization coverage rates for school-aged children in the district remain above the provincial average, as reported by the Public Health Ontario Immunization Data Tool.

Environmental Health

- Three information sessions, presented by Brent Allen (Acting Program Manager, Environmental Health) and Dr. Zimbalatti (MOH/EO) were provided to municipal representatives regarding the upcoming changes to the beach water sampling program.

Healthy Families

- Healthy Babies Healthy Children staff launched a new initiative to read a short book at every home visit.
- The goal is to give children a strong start by modelling reading and encouraging families to make reading part of their routine from the very beginning.

Community Health

- Planet Youth Nipissing released the results of the sticker design contest which had the goal of strengthening youth engagement and uplifting youth voices.
- Hard copy stickers featuring the [winning designs](#) are being distributed across the community by partner organizations.

Communications

- A tick awareness campaign has been launched.
- Six humorous informational videos have been produced for weekly release, along with static informational posts reinforcing key messages and providing supplementary education.

Population Health Assessment & Surveillance

- The [Mental Health and Wellbeing Dashboard](#) was recently launched on the Health Unit's website.

- Based on the Mental Health Promotion Framework, the dashboard presents local data on protective and risk factors at the individual, family, and community levels.
- A study summary on [Kidney Cancer in the City of North Bay](#) was also recently published.
- The analysis aimed to better understand the potential impact of higher levels of per- and polyfluoroalkyl substances (PFAS) in North Bay's drinking water on kidney cancer rates.

Health Equity – Food and Housing Affordability

- At the January Board of Health meeting, a resolution was passed related to [food and housing affordability](#), calling for higher social assistance rates based on findings in a recent study by the Health Unit.
- Information from this study is being shared provincially and locally, including through:
 - a provincial budget consultation submission; and
 - several presentations across the districts, including one at the Housing Solutions Forum hosted by Ontario Health and the North Bay Regional Health Centre.
- Municipalities were invited to amplify the Board of Health's resolution through their own resolutions of support. The following municipalities have done so to date:
 - Township of Mattawan
 - Municipality of East Ferris
 - Municipality of West Nipissing
 - Township of Armour
 - Township of Magnetawan
 - Town of Parry Sound

**BOARD OF HEALTH
NORTH BAY PARRY SOUND DISTRICT HEALTH UNIT**

Nipissing District:

Central Appointees

Karen Cook
Sara Inch (Vice-Chairperson)
Jamie Lowery
Alex Scott
Dave Wolfe
Rick Champagne (Chairperson)
Jamie Restoule

Eastern Appointee

Western Appointee

Parry Sound District:

Northeastern Appointee

Southeastern Appointee

Western Appointee

Blair Flowers
Marianne Stickland
Jamie McGarvey

Public Appointees:

Tim Sheppard

Medical Officer of Health/Executive Officer

Dr. Carol Zimbalatti

Also Attending by Invitation

Executive Director, Organizational Effectiveness
Public Health Inspector, Communicable Disease Control
Executive Director, Community Services
Manager, Foundational Services
Epidemiologist, Foundational Services
Executive Director, Clinical Services/Chief Nursing Officer
Executive Director, Corporate Services/Privacy Officer
Community Health Promoter, Sexual Health
Executive Assistant, Director's Office
Manager, Quality, Practice, and Relations

Chris Bowes
Kara Burnett
Louise Gagné
Danielle Hunter
Dinna Lozano
Shannon Mantha
Paul Massicotte
Taylor Matson
Christine Neily
Terry Smith

Recorder

Executive Assistant, Office of the Medical Officer of Health

Ashley Lecappelain

A regular meeting of the **Board of Health** for the **North Bay Parry Sound District Health Unit** will be held both in person and virtually for Board of Health members, and will be live streamed for the public from the Nipissing Room at 345 Oak Street West, North Bay, Ontario on:

Date: Wednesday, April 22, 2026

Time: 5:20 p.m. to 7:00 p.m.

AGENDA

1.0 CALL TO ORDER

2.0 APPROVAL OF THE AGENDA

- *Notice of Motion*

3.0 CONFLICT OF INTEREST DECLARATION

4.0 PRESENTATIONS: NORTH BAY PARRY SOUND DISTRICT HEALTH UNIT STRATEGIC PLAN UPDATES

Priority 1, Strategy 1: Establish Pathways Alongside Employees for their Growth and Development.

- *Kara Brunett, Public Health Inspector, Communicable Disease Control*
- *Terry Smith, Manager, Quality, Practice, and Relations*

Priority 2, Strategy 1: Strengthen Organizational and Public Understanding of Discrimination, Racism, and Racial Equity as Public Health Issues.

- *Dinna Lozano, Epidemiologist, Foundational Services*
- *Taylor Matson, Community Health Promoter, Sexual Health*

Priority 3, Strategy 1: Ground Actions and Relationships in our Vision, Mission, and Values.

- *Chris Bowes, Executive Director, Organizational Effectiveness*
- *Danielle Hunter, Manager, Foundational Services*

5.0 APPROVAL OF THE PREVIOUS MINUTES

5.1 Board of Health Minutes – February 25, 2026

- *Notice of Motion*

5.2 Board of Health In-Camera Minutes – February 25, 2026

- *Notice of Motion*

6.0 DATE OF NEXT MEETING

Date: June 24, 2026

Time: to be determined

Place: Georgian Room, Parry Sound Office

7.0 BUSINESS ARISING

8.0 REPORT OF MEDICAL OFFICER OF HEALTH

9.0 BOARD COMMITTEE REPORTS

9.1 Finance and Property Committee

➤ *Notice of Motion*

10.0 CORRESPONDENCE

11.0 NEW BUSINESS

12.0 IN CAMERA

13.0 ADJOURNMENT

If you are not able to attend the meeting, please notify Ashley Lecappelain at 705-474-1400, extension 5272.

Thank you.

Approved by,

Carol Zimbalatti, M.D., CCFP, MPH
Medical Officer of Health/Executive Officer

**BOARD OF HEALTH
FINANCE AND PROPERTY COMMITTEE
NORTH BAY PARRY SOUND DISTRICT HEALTH UNIT**

Nipissing District:

Central Appointees

Karen Cook (Vice-Chairperson)

Sara Inch (Chairperson)

Jamie Lowery

Alex Scott

Dave Wolfe

Eastern Appointee

Rick Champagne

Western Appointee

Jamie Restoule

Parry Sound District:

Northeastern Appointee

Blair Flowers

Southeastern Appointee

Marianne Stickland

Western Appointee

Jamie McGarvey

Public Appointees:

Tim Sheppard

Medical Officer of Health/Executive Officer

Dr. Carol Zimbalatti

Also Attending by Invitation

Lead Audit Partner, KPMG

Derek D'Angelo

Senior Manager, KPMG

Sara Lingenfelter

Executive Director, Corporate Services/Privacy Officer

Paul Massicotte

Executive Assistant, Director's Office

Christine Neily

Recorder

Executive Assistant, Office of the Medical Officer of Health

Ashley Lecappelain

A meeting of the **Finance and Property Committee** of the **Board of Health** for the **North Bay Parry Sound District Health Unit** will be held both in person and virtually, and will be live streamed for the public, from the Nipissing Room at 345 Oak Street West, North Bay, Ontario on:

Date: Wednesday, April 22, 2026

Time: 5:00 p.m. to 5:20 p.m.

AGENDA

1.0 CALL TO ORDER

2.0 LAND ACKNOWLEDGEMENT

- Jamie McGarvey, Board of Health Member

3.0 APPROVAL OF THE AGENDA

➤ *Notice of Motion*

4.0 CONFLICT OF INTEREST DECLARATION

5.0 PRESENTATION: AUDIT REPORT

➤ *Derek D'Angelo, CPA, CA, Partner, KPMG LLP*

➤ *Sara Lingenfelter, CPA, CA, KPMG LLP*

6.0 APPROVAL OF PREVIOUS MINUTES

6.1 Finance and Property Committee Minutes – February 25, 2026

➤ *Notice of Motion*

7.0 DATE OF NEXT MEETING

Date: June 24, 2026

Time: To be Determined

Location: Georgian Room, Parry Sound Office

8.0 BUSINESS ARISING

9.0 NEW BUSINESS

9.1 2025 Year-End Audit

9.0 IN CAMERA

10.0 ADJOURNMENT

If you are not able to attend the meeting, please notify Ashley Lecappelain at 705-474-1400, extension 5272.

Thank you.

Approved by,

Carol Zimbalatti, M.D., CCFP, MPH
Medical Officer of Health/Executive Officer



A meeting of the Board of Health for the North Bay Parry Sound District Health Unit was held on Wednesday, February 25, 2026. The meeting was open to the public and live streaming of the proceedings was provided for the media and public through a link on the Health Unit’s website.

PRESENT:

Nipissing District:

Central Appointee	Karen Cook
Central Appointee	Dave Wolfe
Eastern Appointee	Rick Champagne (<i>Chairperson</i>)
Western Appointee – Nipissing District	Jamie Restoule

Parry Sound District:

Northeastern Appointee	Blair Flowers
Southeastern Appointee	Marianne Stickland
Western Appointee	Jamie McGarvey

Public Appointees:

Tim Sheppard

REGRETS:

Central Appointee	Sara Inch (<i>Vice-Chairperson</i>)
Central Appointee	Jamie Lowery
Central Appointee	Alex Scott

ALSO IN ATTENDANCE:

Acting Manager, Environmental Health	Brent Allen
Executive Director, Community Services	Louise Gagné
Executive Director, Clinical Services/Chief Nursing Officer	Shannon Mantha
Executive Director, Corporate Services/Privacy Officer	Paul Massicotte
Executive Assistant, Directors Offices’	Christine Neily
Manager, Information Technology & Facilities Operations	Rick Taus
Sr. Network Administrator, Information Technology	Jeremy Uttaro

Recorder

Executive Assistant, Office of the Medical Officer of Health	Ashley Lecappelain
--	--------------------

1.0 CALL TO ORDER

The Board of Health members joined the meeting in person from the Nipissing Room at 345 Oak Street West, North Bay, Ontario, and virtually via Teams video conference.

Rick Champagne, Board of Health Chairperson called the Board of Health meeting to order at 5:21 p.m.

2.0 APPROVAL OF AGENDA

The agenda for the February 25, 2026, Board of Health meeting was reviewed, and the following motions were read:

Board of Health Resolution #BOH/2026/02/01* Sheppard/Cook

Be It Resolved, that the Board of Health Agenda, dated February 25, 2026, be approved.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

3.0 CONFLICT OF INTEREST DECLARATION

There were no conflicts of interest declared.

4.0 APPROVAL OF PREVIOUS MINUTES

4.1 Board of Health Minutes – January 28, 2026

The minutes from the Board of Health meeting held on January 28, 2026, were reviewed and the following motion was read.

Board of Health Resolution #BOH/2026/02/02 *Cook/McGarvey

Be It Resolved, that the minutes from the Board of Health meeting held on January 28, 2026, be approved as presented

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

5.0 DATE OF NEXT MEETING

Date: April 22, 2026

Time: to be determined

Place: Nipissing Room, North Bay Office

6.0 BUSINESS ARISING

There was nothing noted to bring forward under Business Arising.

7.0 REPORT OF MEDICAL OFFICER OF HEALTH

The Report of the Medical Officer of Health dated February 25, 2026, was presented to the Board of Health for information purposes.

Questions and comments were received and addressed.

8.0 BOARD COMMITTEE REPORTS

9.0 CORRESPONDENCE

Board of Health correspondence listed for the February 25, 2026, meeting is made available for review by Board members in the Board of Health online portal.

10.0 NEW BUSINESS

10.1 Association of Local Public Health Agencies (alPHA) 2026 Winter Symposium Summary Report

The alPHA 2026 Winter Symposium Summary Report was provided to the Board of Health for information purposes by Dr. Zimbalatti.

10.2 Strengthening Coordination of Provincial and Federal Dental Programs

Shannon Mantha joined the Board of Health meeting at 5:26 p.m.

Shannon Mantha summarized the Strengthening Coordination of Provincial and Federal briefing note.

The following motion was read.

Board of Health Resolution #BOH/2026/02/03 *Restoule/Stickland

Whereas, oral health is a vital component of overall health, and access to dental care remains a significant barrier for many low-income, marginalized, and vulnerable populations; and

Whereas, the Government of Canada has introduced the Canadian Dental Care Plan to improve access to dental care for eligible uninsured Canadians; and

Whereas, the Province of Ontario administers dental and social assistance programs, including Healthy Smiles Ontario, Ontario Seniors Dental Care Plan, Ontario Works, and the Ontario Disability Support Program, which provide dental benefits to priority populations; and

Whereas, public health units play a critical role in supporting access to oral health services for vulnerable populations; and

Whereas, current coordination requirements designating the Canadian Dental Care Plan as the primary payer have resulted in unintended barriers to timely dental care for individuals who are eligible for provincial programs but are not yet enrolled in the Canadian Dental Care Plan due to administrative or systemic barriers; and

Whereas, the Windsor-Essex County Health Unit has brought forward a resolution calling for improved coordination between federal and provincial dental programs to ensure equitable and timely access to care;

Now therefore be it resolved that, the Board of Health for the North Bay Parry Sound District Health Unit endorse and support the resolution presented by the Windsor-Essex County Health Unit regarding strengthening the coordination between the Canadian Dental Care Plan and Ontario's dental and social assistance programs; and

Further be it resolved that, the Board of Health for the North Bay Parry Sound District Health Unit urge the Government of Canada and the Province of Ontario to strengthen coordination, clarify guidance, and streamline administrative processes to reduce delays and confusion for clients and providers; and

Further be it resolved that, the Board of Health for the North Bay Parry Sound District Health Unit requests that Public Health Ontario or the Ministry of Health facilitate or contribute to, the completion of a dental workforce analysis to inform policy decisions and guide resource allocation of publicly funded dental benefits; and

Further be it resolved that, this resolution be forwarded to the Ontario Ministry of Health, the Ministry of Children, Public Health Ontario, Community and Social Services, the federal Minister of Health, the Association of Local Public Health Agencies (ALPHA), and Ontario Boards of Health for information and consideration.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

Shannon Mantha left the Board of Health meeting at 5:33 p.m.

10.3 PRESENTATION: Environmental Health Summer Beach Program

Brent Allen and Louise Gagné joined the Board of Health meeting at 5:34 p.m.

Questions and comments were received and addressed.

Brent Allen and Louise Gagné left the Board of Health meeting at 6:23 p.m.

10.3.1 Briefing Note – Discontinuation of Beach Sampling (For Information)

The briefing note was provided to the Board of Health for information purposes.

10.4 Formation of an Ad Hoc Committee to Support the Board of Health Self-Evaluation Process.

The briefing note was reviewed, and the following motion was read.

Board of Health Resolution #BOH/2026/02/04 *Flowers/Cook

Whereas, the Ontario Public Health Organizational Standards (OPHS-OS) require boards of health to implement a governance self-evaluation process at least every two years; and

Whereas, the Board of Health last completed a self-evaluation in April 2024 and is required to complete the next self-evaluation by April 2026; and

Whereas, establishing an ad hoc committee will provide focused oversight and support for the timely and effective completion of the Board of Health Self-Evaluation process;

Now Therefore Be It Resolved That, the Board of Health establish an ad hoc committee to oversee and support the Board of Health Self-Evaluation process, in accordance with the Ontario Public Health Organizational Standards; and

Be It Further Resolved That, the ad hoc committee shall comprise the Board of Health Chairperson, Rick Champagne, one additional Board of Health member, and the Medical Officer of Health/Executive Officer, Dr. Zimbalatti, who shall serve as an ex-officio member; and

Be It Further Resolved That, the ad hoc committee report back to the Board of Health at the June 24, 2026, Board of Health meeting with the results of the self-evaluation and any recommended actions, and that the committee be dissolved upon completion of its mandate; and

Be it Further Resolved That, remuneration for the ad hoc committee be paid in accordance with Board of Health Bylaws, Section VI, #79.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

11.0 IN CAMERA

Rick Taus and Jeremy Uttaro joined the Board of Health meeting at 6.29 p.m.

11.1 The security of the Property of the Board.

An in-camera session of the Board of Health meeting was held. The following motion was read:

Board of Health Resolution #BOH/2026/02/05 *Sheppard/Champagne

Be it Resolved, that the Board of Health move in camera at 6:29 p.m. to discuss agenda item 11.1 the security of the property of the Board.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

The Board of Health entered an In-Camera meeting and stopped live streaming to the public at 6:30 p.m.

Board of Health Resolution #BOH/2026/02/06 *Stickland/Wolfe

Be it Resolved, that the Board of Health rise and report at 7:18 p.m.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

Rick Taus and Jeremy Uttaro left the Board of Health meeting at 7:18 p.m.

The Board of Health commenced live streaming to the public at 7:18 p.m.

14.0 ADJOURNMENT

Having no further business, Rick Champagne the Board of Health Chairperson adjourned the Board of Health meeting at 7:20 p.m.

Original Signed by Rick Champagne

2026/04/22

Chairperson/Vice-Chairperson

Date (yyyy/mm/dd)

Original Signed by Ashley Lecappelain

2026/04/22

Ashley Lecappelain, Recorder

Date (yyyy/mm/dd)

**NORTH BAY PARRY SOUND DISTRICT HEALTH UNIT
FINANCE AND PROPERTY COMMITTEE OF THE BOARD OF HEALTH
MINUTES – FINANCE AND PROPERTY COMMITTEE, February 25, 2026
345 Oak Street West, Nipissing Room, North Bay, Ontario**

PRESENT:

Nipissing District:

Central Appointee	Karen Cook (<i>Vice-Chairperson</i>)
Central Appointee	Dave Wolfe
Eastern Appointee	Rick Champagne
Western Appointee – Nipissing District	Jamie Restoule

Parry Sound District:

Northeastern Appointee	Blair Flowers
Southeastern Appointee	Marianne Stickland
Western Appointee	Jamie McGarvey
Public Appointees:	Tim Sheppard

REGRETS:

Central Appointee	Jamie Lowery
Central Appointee	Sara Inch (<i>Chairperson</i>)
Central Appointee	Alex Scott

ALSO IN ATTENDANCE:

Lead Audit Partner, KPMG	Derek D’Angelo
Senior Manager, KPMG	Sara Lingenfelter
Executive Director, Corporate Services/Privacy Officer	Paul Massicotte
Executive Assistant, Directors’ Offices	Christine Neily

Recorder

Executive Assistant, Office of the Medical Officer of Health	Ashley Lecappelain
--	--------------------

1.0 CALL TO ORDER

The Finance and Property Committee members joined the meeting in person from the Nipissing Room at 345 Oak Street West, North Bay, Ontario, and virtually via Teams video conference.

Karen Cook, Finance and Property Committee Vice-Chairperson called the Finance and Property Committee meeting to order at 5:00 p.m.

2.0 LAND ACKNOWLEDGEMENT

The land acknowledgement was provided by Dr. Carol Zimbalatti.

3.0 APPROVAL OF AGENDA

The agenda for February 25, 2026, Finance and Property Committee meeting was reviewed, and the following motion was read:

Finance and Property Recommendation #FP/2026/02/01 *Champagne/Sheppard

Be It Resolved, that the Finance and Property Committee agenda dated February 25, 2026, be approved.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

4.0 CONFLICT OF INTEREST DECLARATION

There were no conflicts of interest declared.

5.0 PRESENTATION: AUDIT PLANNING REPORT

Derek D’Angelo and Sara Lingenfelter from KPMG LLP joined the meeting at 5:03 p.m. to provide a presentation to Finance and Property Committee members related to the upcoming audit for the year 2025.

Questions were addressed following the presentation.

Derek D’Angelo and Sara Lingenfelter left the meeting at 5:20 p.m.

6.0 APPROVAL OF PREVIOUS MINUTES

6.1 Finance and Property committee Minutes – January 28, 2026

The minutes from the Finance and Property Committee meeting held on January 28, 2026, were reviewed and the following motion was read:

Finance and Property Recommendation #FP/2026/02/02 *Wolfe/Restoule

Be It Resolved, that the minutes from the Finance and Property Committee meeting held on January 28, 2026, be approved as presented.

The recorded vote was as follows:

RECORDED VOTE FOR CIRCULATION:

Name:	For:	Against:	Abstain:	Name:	For:	Against:	Abstain:
Rick Champagne	X			Jamie Restoule	X		
Karen Cook	X			Alex Scott	R		
Blair Flowers	X			Tim Sheppard	X		
Sara Inch	R			Marianne Stickland	X		
Jamie Lowery	A			Dave Wolfe	X		
Jamie McGarvey	X						

“Carried”

7.0 DATE OF NEXT MEETING

Date: April 22, 2026

Time: To be determined

Location: Nipissing Room, North Bay Office

8.0 BUSINESS ARISING

There was nothing brought forward under Business Arising.

9.0 NEW BUSINESS

9.1 Fourth Quarter Financial Statements

The fourth quarter financial statements were provided to the Board of Health for information purposes.

9.2 Fourth Quarter Medical Officer of Health Expenses

The fourth quarter expenses of the Medical Officer of Health/Executive Officer were provided to the Board of Health for information purposes.

9.3 Fourth Quarter Board of Health Expenses

The fourth quarter expenses of the Board of Health were provided to the Board of Health for information purposes.

10.0 IN CAMERA

There was nothing brought forward requiring a closed session.

11.0 ADJOURNMENT

Having no further business, Karen Cook, the Finance and Property Committee Vice-Chairperson adjourned the meeting at 5:21 p.m.

Original Signed by Rick Champagne	2026/04/22
<hr/>	
Chairperson/Vice-Chairperson	Date (yyyy/mm/dd)
Original Signed by Ashley Lecappelain	2026/04/22
<hr/>	
Ashley Lecappelain, Recorder	Date (yyyy/mm/dd)



Town of Mattawa Info <info@mattawa.ca>

DNSSAB 2025 Annual Report

1 message

Brooke Piercey <Brooke.Piercey@dnssab.ca>

Fri, Apr 24, 2026 at 12:56 PM

Hi,

DNSSAB's 2025 Annual Report is now available and is being shared for your information.

You can view the Annual Report on our website here:

www.dnssab.ca/media

Thank you.

Kind regards,



Brooke Piercey (bruk peer-see), BA (Hons), SSW, Cert. Strategic PR

Communications and Executive Coordinator | Communications et Coordonatrice exécutive

District of Nipissing Social Services Administration Board (DNSSAB) |

Conseil d'administration des services sociaux du district de Nipissing (CASSDN)

Healthy, Sustainable Communities | **Des communautés saines et durables**

200 McIntyre Street East | 200, rue McIntyre Est | North Bay, ON, P1B 8V6

Phone | Téléphone: (705) 474-2151 ext. 63164

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District of Nipissing Social Services
Administration Board

2025 Annual Report

Healthy,
Sustainable
Communities.

District of Nipissing
Social Services
Administration Board



Conseil d'administration
des services sociaux
du district de Nipissing



Message from the Chair

On behalf of the District of Nipissing Social Services Administration Board (DNSSAB), I am pleased to present its 2025 Annual Report. This report reflects a year of sustained service demand and continued system pressures across the Nipissing District, requiring careful governance and clear direction from the Board.

Throughout 2025, DNSSAB carried out its legislated responsibilities as service system manager for housing and homelessness, Ontario Works, children's services, and paramedic services. Board oversight and decision-making were informed by ongoing challenges related to housing instability, homelessness, food insecurity, and access to care.

In response, DNSSAB supported coordinated planning efforts, district-wide seasonal and cold weather response initiatives, data-driven approaches, and collaborative efforts to improve access to services.

Advocacy remained an important component of the Board's work. The Board continued to work with municipal, provincial, and federal partners to address service pressures across the District, particularly in northern and rural communities. DNSSAB is grateful for federal and provincial investments, which have supported progress in responding to local needs across the District.

This Annual Report reflects DNSSAB's commitment to accountability and transparency. I thank my fellow Board members, DNSSAB staff, municipal partners, and community partners for their leadership, professionalism, and dedication to the delivery of essential services across the Nipissing District.

Mark King

DNSSAB Chair, 2025

About Us

DNSSAB supports individuals and families in the District of Nipissing to improve their lives and achieve self-sufficiency.

It manages essential social services, including child care and EarlyON programs, community housing, homelessness prevention, and Ontario Works, as well as health services through the land ambulance service, including community paramedicine.



Mission

Support accessible human services in Nipissing District.

Vision


Healthy, Sustainable Communities.

Values

- Putting People First
- Pro-Active
- Collaboration
- Empowerment
- Innovation
- Inclusion and Diversity

Our Team

271 DNSSAB staff 

20 staff celebrated years of service milestones (5-35 years!) 

Our District

The District of Nipissing includes 11 municipalities and two Townships Without Municipal Organization (TWOMO).



Township of Bonfield



Municipality of Calvin



Township of Chisholm



Township of East Ferris



Municipality of Mattawan



Town of Mattawa



City of North Bay



Municipality of Papineau-Cameron



Township of South Algonquin



Municipality of Temagami



Municipality of West Nipissing



TWOMO (Nipissing North and Nipissing South)

Did You Know

DSSABs are governed by the DSSAB Act and were established by the Province in 1999 in areas of Northern Ontario where there is no existing municipal government with legal jurisdiction to act as a service system manager.

As a province-established agency, DNSSAB delivers human services in the Nipissing District on behalf of its municipalities and the Province of Ontario. These services include:

- Children's Services
- Paramedic Services
- Ontario Works Financial Assistance and Supports
- Housing and Homelessness Supports and Services

Our Board

Mark King, Chair
Councillor, North Bay

Lana Mitchell, Vice Chair
Councillor, North Bay

Amanda Smith
Representative, TWOMO,
Nipissing North and South

Chris Mayne
Councillor, North Bay

Dan O'Mara
Mayor, Temagami

Ethel LaValley
Mayor, South Algonquin

Jamie Restoule
Deputy Mayor, West Nipissing

Justine Mallah
Councillor, North Bay

Maggie Horsfield
Deputy Mayor, North Bay

Mélanie Chenier
Councillor, Papineau-Cameron

Peter Chirico
Mayor, North Bay

Terry Kelly
Deputy Mayor, East Ferris

Board Advocacy

The DNSSAB is committed to ongoing advocacy to address the District's service needs through engagement with government decision-makers and collaboration with district partners.

2025 Highlights

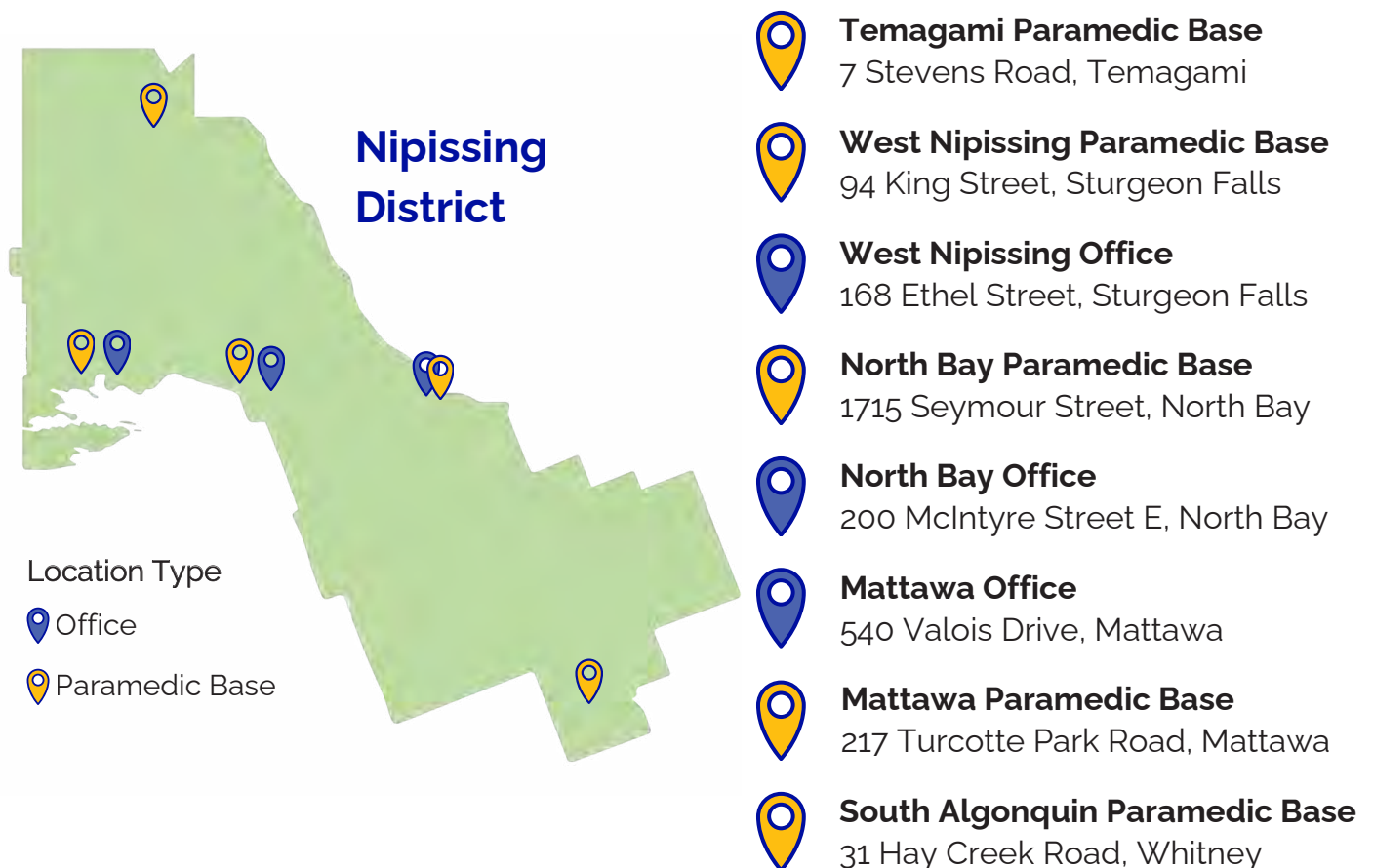
- Affordable housing capital funding for shovel-ready projects
- Affordable housing capital funding for the Additional Dwelling Unit Program
- Community housing safety and crime prevention
- Food insecurity and Ontario Works rates
- Mental health training for paramedics
- Primary health care for long-term Ontario Works recipients

Land Acknowledgement

The District of Nipissing Social Services Administration Board (DNSSAB) acknowledges we are located on the Robinson-Huron Treaty of 1850 Territory, which is representative of the people of Nipissing First Nation and Temagami First Nation as well as the unceded Territory of the Algonquin Anishinaabeg people, who have been here since time immemorial.

We understand that the standard of living we enjoy here is a result of thousands of years of stewardship by the original inhabitants and the inequitable taking of the land from them. We acknowledge that in order to have reconciliation, we must first understand truth; the DNSSAB commits to move forward in an effort to achieve both.

Our Locations



Our Programs

Child Care and Early Years



DNSSAB's Children's Services department is designated as the District's 'Early Years and Child Care Service System Manager' under provincial legislation and plays a crucial

role in promoting healthy child development and quality early learning experiences. This includes ensuring the provision of quality, affordable, inclusive, responsive, and accessible early years and licensed child care options for families across the Nipissing District.

Program Highlights:

- Created 57 new licensed child care spaces through the Local Growth Plan, including 15 spaces in the rural community of Redbridge, which previously had no access to full-day licensed child care
- Transitioned to direct delivery of Quality and Inclusion Support Services successfully, with guidance from a dedicated transition committee established to manage the change process
- Implemented the CWELCC cost-based funding formula, representing a significant system-wide initiative requiring substantial planning and coordination
- Strengthened departmental efficiencies by leveraging technology to enhance financial management and data processes



189

children (unique) served by Special Needs Resourcing

997

children (unique)

receiving fee subsidies supporting



675

families (unique)

1,827



children (unique)

served in EarlyON programs



19,763

EarlyON child visits

Coordinated Services



Coordinated Services brings together housing, homelessness, and Ontario Works to strengthen coordination across programs that support individuals and families in need. Through funding, administration, and coordinated service delivery, it improves access to programs and services, reduces barriers, and advances stability support through aligned planning and partnerships.

Program Impact

Navigator-Supported Transition

A Navigator supported a client experiencing homelessness and multiple barriers (mental health, physical limitations, transportation, lack of medical care). Through coordinated referrals with multiple partners, the client moved from a rural encampment to emergency shelter (with pets), then into stable housing with landlord advocacy, and later into alternative accommodations when housing instability occurred again. By January 2026, the client was safely housed, connected to health care and income supports, and showing increased stability and engagement.

Family Stabilization

A family of four staying in shelter was supported through collaborative assistance from Crisis Centre North Bay and Low Income People Involvement's trusteeship program funded by the Homelessness Prevention (HPP) program. The family secured housing and saved \$8,000 to fund their move without needing additional HPP funds.

Client Voice: Impact in Action

“ When I arrived at Northern Pines I had spent most of my life struggling with addiction and homelessness. Growing up without stable support left me in a cycle of survival; couch-surfing, theft, overdosing, and constantly ending up in shelters or jail. One day at a bus stop, I realized I wanted more for myself; and to honour the love my grandparents always had for me.

I decided to take accountability, seek treatment, and give myself the care I deserved. After 8 months in treatment, I found Northern Pines. Since then, I've re-enrolled in high school, graduated as valedictorian, found a job, and even adopted a dog. I was so proud of how far I'd come that I invited my housing coordinator to my graduation - a testament to the genuine relationships and support I have found at Northern Pines.

My journey isn't over, but with the tools I've learned through on-site programming, connections to community supports, anger management, and the incredible staff at Northern Pines, I finally feel hopeful about my future. ”

— Northern Pines 3 Tenant

Coordinated Services

Homelessness Prevention and Supports



DNSSAB funds and administers homelessness programs across the Nipissing District and throughout multiple levels of the housing continuum, working in partnership

with community service providers to prevent housing loss, respond to housing crises, and support pathways toward stability. Through homelessness prevention, emergency shelter, and transitional and supportive housing programs, it addresses housing instability and supports individuals in achieving stable housing.

Program Highlights:

- Led and oversaw Nipissing Counts 2025, a district-wide administrative enumeration of homelessness, identifying 452 individuals experiencing homelessness and providing critical data to support system planning and advocacy efforts
- Planned and implemented an enhanced emergency and cold-weather homelessness response for winter 2025/26, maintaining DNSSAB-funded response capacity through coordinated system planning, funding decisions, and collaboration with community partners

628

households assisted to obtain or sustain housing via the Homelessness Prevention Program, with



\$206K

in DNSSAB client benefits provided



69

new housing units added

8



organizations that Navigators visit or where DNSSAB has space agreements in place to support client outreach

Coordinated Services

Housing Programs and Supports



DNSSAB funds and administers a range of housing programs across the Nipissing District, supporting multiple levels of the housing continuum. Through partnerships with local housing providers and

community organizations, it supports access to safe, affordable housing through rent subsidies and homeowner programs that enhance housing supply, safety, and affordability.

Program Highlights:

- Launched Arcori for rent-g geared-to-income (RGI) and market housing waitlist management to improve efficiency, data collection, and system reliability
- Transitioned to a paperless waitlist system, with all housing files digitized
- Issued a Request for Expression of Interest for affordable housing development projects and received multiple submissions ranging from conceptual to shovel-ready status
- Opened the Canadore College and DNSSAB intergenerational cohabitation housing project in downtown North Bay, adding 61 two-bedroom units, with tenants selected through the DNSSAB waitlist and Coordinated Access prioritization



9.1M

in subsidies provided to community housing providers



790K

provided to community housing providers for capital repairs/retrofits



1.2M

provided in rent subsidies



136

households housed from RGI and market waitlists



261

households supported with rental subsidies throughout the District

Coordinated Services

Ontario Works



DNSSAB provides temporary financial assistance to individuals and families to help meet basic needs. Through community partnerships, Ontario Works supports access to individualized services


and focuses on stabilization, helping people work toward greater independence.

Program Highlights:

- Transitioned Nipissing Ontario Works to the Province's Integrated Employment Services model effective March 1, 2025, shifting the delivery of employment services from social assistance to Employment Ontario as part of the Province's final Phase 3 rollout
- Completed a program shift following the Integrated Employment Services transition, refocusing Ontario Works on enhanced stabilization supports to better meet the needs of individuals and families receiving income assistance
- Supported the transition to the Integrated Employment Services model through significant change management, including staff training, workflow redesign, communication planning, use of technology, and ongoing support throughout the transition to maintain service continuity
- Renewed partnership with Canadore College through the Resilience Through Education Program, supporting Ontario Works clients in accessing post-secondary education and longer-term pathways toward independence

1,950 
average annual caseload

2,949 
annual average number of beneficiaries

32,771 
payments issued

183 
ODSP grants issued with assistance from Case Managers

318 
exits to employment

Nipissing District Housing Corporation



Nipissing District Housing Corporation
Société de logement du district de Nipissing



The Nipissing District Housing Corporation (NDHC) is a part of DNSSAB. NDHC manages 918 rent-geared-to-income and market rental units across the District of Nipissing.

It provides safe and affordable housing for people who need it most and helps support healthy, secure communities for its tenants. As the sole shareholder, DNSSAB funds the upkeep of housing units and oversees NDHC's operations.

Program Highlights:

- Delivered a major multi-year upgrade project at Mackay Homes, including new heating, electrical, and insulation systems, reducing the carbon footprint by about 50% while improving tenant comfort and reliability
- Completed 77 move-outs, ensuring units were prepared efficiently for new tenants
- Strengthened tenant stability and well-being at Golden Age Towers through coordinated on-site supports, helping multiple tenants access primary health care, improve health outcomes, connect to dental services, safely manage essential utilities, and reduce barriers to food access



Chris Mayne

NDHC Board Chair, 2025

Under Chair Mayne's leadership, NDHC continues to provide safe and affordable housing across the Nipissing District.

106



new tenants housed

918



**units managed across
Nipissing District**

364



after-hours calls



1,074

tenant advocacy visits



4,345

worker orders completed

Paramedic Services



DNSSAB delivers essential Paramedic Services throughout the District of Nipissing. Its Paramedic Services department provides critical pre-hospital care and community support, responding to emergency 911 calls as well as offering its Community Paramedicine Program.

Program Highlights:

- Dedicated Community Paramedic resources to support the Low-Barrier Shelter, with weekday Community Paramedic presence providing access to health care for shelter users and residents of transitional housing
- Expanded the Community Paramedicine Program to include a Nurse Practitioner, increasing access to primary care supports for aging residents across the District
- Implemented mechanical cardiopulmonary resuscitation equipment to enhance life-saving response capabilities and improve patient outcomes during cardiac emergencies
- Collaborated with Housing Services, community partners, and the Nipissing Wellness Ontario Health Team to distribute food security and health care kits to individuals experiencing homelessness and food insecurity, strengthening coordinated supports for vulnerable populations

18,954

ambulance
emergency 911
calls responded to



246

cardiac arrest
or post-arrest
incidents responded to

626,241 km

total distance
travelled in 2025 –
over 15.5 trips
around the world!



204

individual community
paramedicine clinics
conducted

1,994

community
paramedicine
home visits
serving



657 unique patients

Corporate Services



DNSSAB's Corporate Services department supports the effective day-to-day operation of the organization. The team oversees key functions such as finance, information technology, human resources procurement and contract management, and research, planning, and analytics. By supporting internal operations, fiscal responsibility, and data-informed decision-making, Corporate Services helps ensure DNSSAB departments can deliver services efficiently across the District.

Department Highlights:

- Advanced the Board's and community understanding of housing, homelessness, and community safety through three research and analytics projects
- Launched a new social media presence as part of its one-year Social Media Strategy Pilot, expanding DNSSAB's digital reach and testing new ways to share information with the District
- Advanced implementation of the Strategic Plan, with 53% of action items completed by year-end
- Launched Waitwell for the Ontario Works team, delivering a transparent intake experience for clients, and improving data quality and reporting for evidence-based planning

198



career opportunities shared

143



successful applicants (internal movement and external hires)

7,537

invoices processed by Finance, paying



706 unique vendors



1,259

helpdesk tickets submitted

Communications

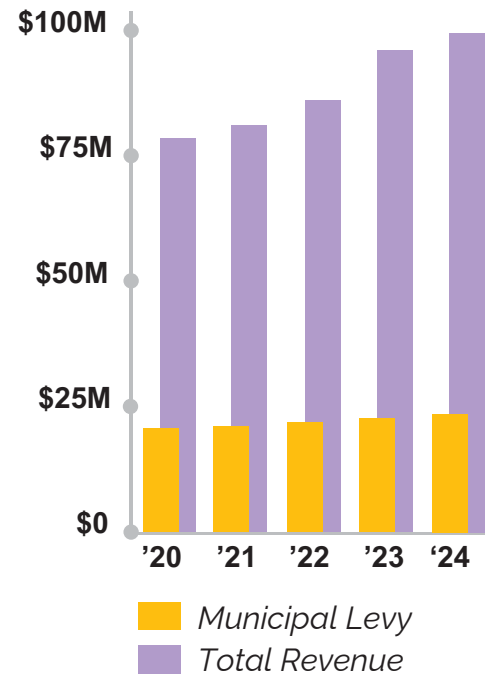
- 3 DNSSAB social media pages
- 21 media releases issued
- 106 DNSSAB media headlines
- 253,983 website page views
- 296,889 Facebook content views

Financials

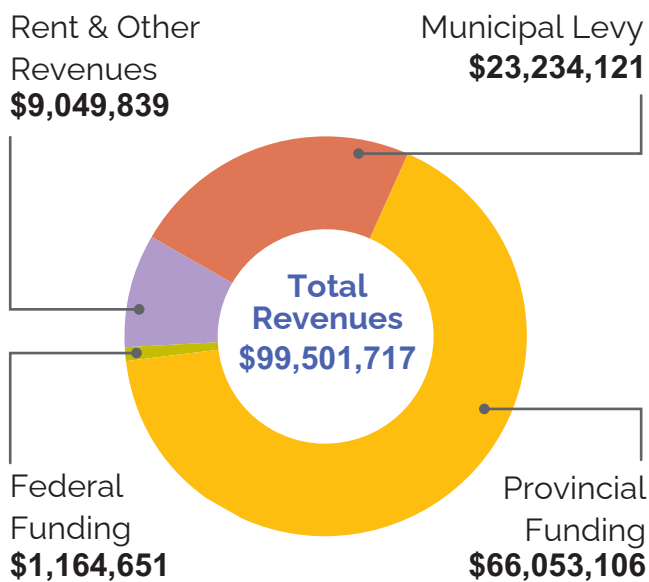
Balance Sheet

	2025	2024
Cash	-	32,610,304
Portfolio investments	-	6,931,987
Accounts receivable	-	3,483,546
Total Financial Assets	-	43,025,837
Accounts payable and accrued liabilities	-	13,475,706
Deferred revenue - other	-	2,403,374
Deferred contributions - long-term	-	4,379,318
Long-term Debt	-	1,470,161
Asset retirement obligations	-	14,106,751
Total Liabilities	-	35,835,310
Net Financial Assets (Debt)	-	7,190,527
Non-Financial Assets	-	37,898,656
Accumulated Surplus	-	45,089,183

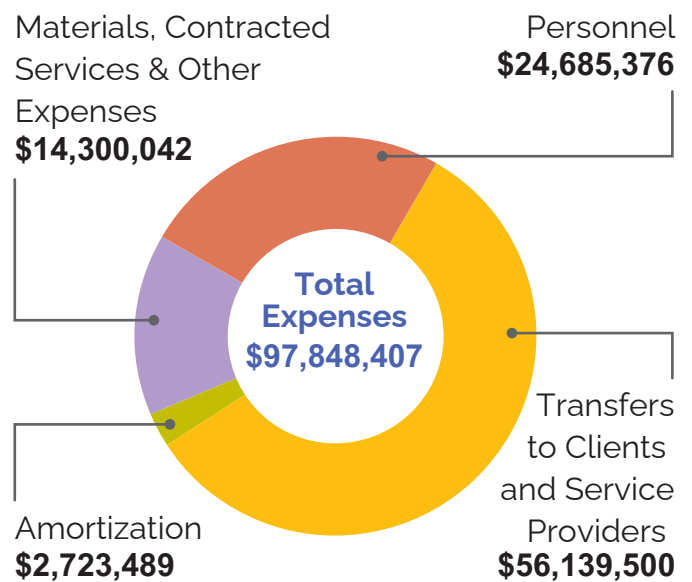
Municipal Levy vs Total Revenue by Year



Total Revenues 2024



Total Expenses 2024



2025 financial information will be added to this report once the audited financial statements are completed.

dnssab.ca

District of Nipissing
Social Services
Administration Board



Conseil d'administration
des services sociaux
du district de Nipissing



@nipissingsocialservices



FONOM Media Release – Nairn Centre Mill Curtailment

1 message

FONOM Office/ Bureau de FONOM <fonom.info@gmail.com>
Bcc: clerk@mattawa.ca

Fri, Apr 24, 2026 at 11:21 AM

Good afternoon everyone,

I wanted to share a media release issued today by FONOM regarding the announced curtailment of operations at the Interfor mill in Nairn Centre.

This is difficult news for one of our member municipalities and for the broader region. As you will see, the release expresses our support for the workers and families affected, acknowledges the leadership of Nairn and Hyman and Espanola, and highlights the ongoing challenges facing the forestry sector across Northern Ontario, including the continued impact of softwood lumber tariffs.

We know many of our communities are facing similar pressures, and FONOM will continue to advocate on your behalf for solutions that support jobs, strengthen local economies, and ensure the long-term sustainability of the sector.

Please feel free to share this release within your networks.

If you have any questions or would like to discuss further, don't hesitate to reach out.

Thank you,

Talk soon, Mac.

Mac Bain
Executive Director
The Federation of Northern Ontario Municipalities
[665 Oak Street East, Unit 306](#)
[North Bay, ON, P1B 9E5](#)
705-498-9510

FOR IMMEDIATE RELEASE

April 24, 2026

FONOM Voices Concern Over Nairn Centre Mill Curtailment

Calls for Action on Tariffs Impacting Northern Forestry Communities

Nairn Centre, ONTARIO — The Federation of Northern Ontario Municipalities (FONOM) is expressing concern following the announcement that Interfor will indefinitely curtail operations at its mill in Nairn Centre.

This decision will have a significant impact on workers, their families, and the broader regional economy. The Nairn Centre mill has long been a cornerstone employer, supporting generations of families and contributing to the region's economic stability.

FONOM acknowledges the leadership shown by the Township of Nairn and Hyman and the Town of Espanola in their quick, collaborative response to support those affected. Their commitment to working with partners and supporting impacted residents reflects the strength and resilience of Northern communities.

“On behalf of FONOM, we extend our support to the workers, families, and communities affected by this difficult news,” said Dave Plourde, President of FONOM. “We know how important these mills are, not only as employers, but as the backbone of many Northern communities.”

FONOM notes that this curtailment is not an isolated event, but part of a broader trend impacting the forestry sector across Northern Ontario. Ongoing softwood lumber tariffs, combined with market pressures and rising costs, continue to strain mills and the communities that depend on them.

“These challenges are being felt across the North,” added Plourde. “Tariffs and trade uncertainty are having real, on-the-ground impacts in our communities. We need to see continued and intensified efforts from the federal government to address softwood lumber tariffs and support the long-term stability of Canada’s forestry sector.”

FONOM will continue to work with all orders of government, industry partners, and municipal leaders to advocate for solutions that protect jobs, strengthen regional economies, and support economic diversification in Northern Ontario.

Northern communities have demonstrated resilience time and again. FONOM remains committed to ensuring it has the support needed to navigate this challenging period and emerge stronger.

-30-

Media Contact:

Dave Plourde, President

Federation of Northern Ontario Municipalities (FONOM)

fonom.info@gmail.com



1 Halton Hills Drive, Halton Hills, L7G 5G2
905-873-2600 | 1-877-712-2205
haltonhills.ca

April 28, 2026

Honourable Doug Ford, Premier of Ontario
Via Email

Re: Request for review of Provincial-Municipal Fiscal Framework

Please be advised that Council of the Town of Halton Hills at its meeting of Monday April 20, 2026, adopted Resolution No. 2026-0071 regarding Request for review of Provincial-Municipal Fiscal Framework.

Attached for your information is a copy of Resolution No. 2026-0071.

Respectfully,

Melissa Lawr, AMP, Dipl.M.A.
Deputy Clerk – Legislation

- cc. The Honourable Rob Flack, Minister of Municipal Affairs and Housing
The Honourable Peter Bethlenfalvy, Minister of Finance
The Honourable Kinga Surma, Minister of Infrastructure
Association of Municipalities of Ontario (AMO)
Federation of Canadian Municipalities (FCM)
Region of Halton MPPs
Region of Halton
City of Burlington
Town of Milton
Town of Oakville
All Ontario municipalities



THE CORPORATION
OF
THE TOWN OF HALTON HILLS

Resolution No.: 2026-0071

Title: Request for review of Provincial-Municipal Fiscal Framework

Date: April 20, 2026

Moved by: Councillor J. Brass

Seconded by: Councillor C. Somerville

Item No. 12.2

WHEREAS municipalities, including the Town of Halton Hills, play a critical role in delivering essential services and infrastructure that support growing and evolving communities;

AND WHEREAS municipalities are increasingly contributing to areas that intersect with provincial responsibilities, such as housing, social services, and certain capital obligations, placing additional pressure on property tax-based revenue systems;

AND WHEREAS municipal revenue tools, particularly property taxes, are limited in their ability to keep pace with growth, inflation, and the expanding expectations placed on local governments;

AND WHEREAS the Town of Halton Hills continues to invest in critical infrastructure, including roads, water, stormwater, emergency services, and recreation, to support both existing residents and future growth;

AND WHEREAS the Association of Municipalities of Ontario and the Federation of Canadian Municipalities have identified opportunities to better align municipal funding tools with the realities of modern service delivery and growth pressures;

AND WHEREAS ensuring long-term financial sustainability for municipalities is essential to maintaining service levels, supporting housing targets, and protecting affordability for residents;

NOW THEREFORE BE IT RESOLVED THAT Council of the Town of Halton Hills respectfully requests that the Province of Ontario, in collaboration with AMO, FCM and other municipal partners, undertake a comprehensive review of the provincial–municipal fiscal framework, with a view to strengthening long-term sustainability and alignment of responsibilities;

AND FURTHER THAT this review considers opportunities to:

- better align funding responsibilities with service delivery expectations;
- explore sustainable, growth-related revenue tools that reflect the demands placed on municipalities; and
- support a funding framework that enables municipalities to accommodate growth while protecting affordability for residents;

AND FURTHER THAT the Province be encouraged to continue working collaboratively with municipalities to ensure that funding frameworks become responsive to community needs and evolving growth pressures;

AND FURTHER THAT a copy of this resolution be forwarded to The Honourable Doug Ford, Premier of Ontario; The Honourable Minister of Municipal Affairs and Housing; The Honourable Minister of Finance; The Honourable Minister of Infrastructure; AMO; FCM; The Region of Halton MPP's and MP's; Halton area Municipalities and all Ontario municipalities.



Mayor Ann Lawlor



United Counties of
Stormont, Dundas & Glengarry

RESOLUTION

MOVED BY Councillor Guindon

RESOLUTION NO 2026-69

SECONDED BY Councillor St. Pierre

DATE April 20, 2026

WHEREAS housing affordability remains a critical issue in Ontario and across Canada, with the national average home sale price at approximately \$675,000, making homeownership increasingly difficult for first-time buyers; and

WHEREAS under the current Ontario *Land Transfer Tax* regime, first-time home buyers may receive a rebate of up to \$4,000 toward provincial land transfer tax, which fully offsets the tax only on homes valued up to approximately \$368,000, a level substantially below the current average home price; and

WHEREAS at a home purchase price of \$675,000, the provincial land transfer tax before any rebate can exceed \$8,000, meaning that even with the current maximum \$4,000 rebate first-time buyers must pay a significant tax burden at closing that undermines housing affordability; and

WHEREAS the United Counties of Stormont, Dundas and Glengarry acknowledges and applauds recent efforts by the Province of Ontario and the Government of Canada to improve housing affordability, including measures to reduce or rebate GST/HST on new housing construction and purchases; and

WHEREAS the majority of first-time homebuyers in Ontario purchase resale homes rather than newly constructed units; and

WHEREAS the vast majority of residential real estate transactions in Ontario, including both resale and new homes, are subject to provincial Land Transfer Tax, meaning that enhancements to the Land Transfer Tax rebate would provide broader and more immediate financial relief to first-time homebuyers;

NOW THEREFORE BE IT RESOLVED THAT the Council of the United Counties of Stormont, Dundas and Glengarry formally requests that the Province of Ontario consider amending the *Land Transfer Tax Act* to:

1. Increase the value threshold at which the first-time home buyer rebate fully offsets provincial Land Transfer Tax to a level that reflects current housing market realities (for example, to no less than \$675,000, aligning with the 2025 national average home price); and

2. Increase the maximum rebate amount available to first time home buyers accordingly (such as to a minimum of \$8,000, or a proportional figure tied to the new threshold) to meaningfully reduce upfront tax costs for first-time purchasers.

BE IT FURTHER RESOLVED THAT such amendments be designed to enhance housing affordability and access to homeownership for first-time buyers in urban, suburban, and rural communities alike; and

BE IT FURTHER RESOLVED THAT a copy of this resolution be forwarded to the Premier of Ontario, the Minister of Finance, the Minister of Municipal Affairs and Housing, the local Member of Provincial Parliament, all Ontario municipalities, and the Association of Municipalities of Ontario (AMO) for consideration and advocacy.

CARRIED DEFEATED DEFERRED



WARDEN

Recorded Vote:

Councillor Bergeron	_____
Councillor Broad	_____
Councillor Densham	_____
Councillor Fraser	_____
Councillor Guindon	_____
Councillor Lang	_____
Councillor MacDonald	_____
Councillor McDonald	_____
Councillor McGillis	_____
Councillor St. Pierre	_____
Councillor Williams	_____
Warden Landry	_____



The Corporation of the Municipality of Wawa

REGULAR COUNCIL MEETING

RESOLUTION

Tuesday, May 5, 2026

Resolution # RC26092	Meeting Order: 8
Moved by: <i>M. Hatfield</i>	Seconded by: <i>J. Roberts</i>

WHEREAS housing affordability remains a critical issue in Ontario and across Canada, with the national average home sale price at approximately \$675,000, making homeownership increasingly difficult for first-time buyers; and

WHEREAS under the current Ontario Land Transfer Tax regime, first-time home buyers may receive a rebate of up to \$4,000 toward provincial land transfer tax, which fully offsets the tax only on homes valued up to approximately \$368,000, a level substantially below the current average home price; and

WHEREAS at a home purchase price of \$675,000 the provincial land transfer tax before any rebate can exceed \$8,000, meaning that even with the current maximum \$4,000 rebate first time buyers must pay a significant tax burden at closing that undermines housing affordability; and

WHEREAS the Council of the Corporation of the Municipality of Wawa acknowledges and applauds recent efforts by the Province of Ontario and the Government of Canada to improve housing affordability, including measures to reduce or rebate GST/HST on new housing construction and purchases; and

WHEREAS the vast majority of residential real estate transactions in Ontario, including both resale and new homes, are subject to provincial Land Transfer Tax, meaning that enhancements to the Land Transfer Tax rebate would provide broader and more immediate financial relief to first-time homebuyers.

NOW THEREFORE BE IT RESOLVED THAT the Council of the Corporation of the Municipality of Wawa formally requests that the Province of Ontario consider amending the Land Transfer Tax Act to:



The Corporation of the Municipality of Wawa

REGULAR COUNCIL MEETING

RESOLUTION

- 1. Increase the value threshold at which the first-time home buyer rebate fully offsets provincial Land Transfer Tax to a level that reflects current housing market realities (for example, to no less than \$675,000, aligning with the 2025 national average home price); and
2. Increase the maximum rebate amount available to first time home buyers accordingly (such as to a minimum of \$8,000, or a proportional figure tied to the new threshold) to meaningfully reduce upfront tax costs for first-time purchasers.

BE IT FURTHER RESOLVED THAT such amendments be designed to enhance housing affordability and access to homeownership for first-time buyers in urban, suburban, and rural communities alike; and

BE IT FURTHER RESOLVED THAT a copy of this resolution be forwarded to the Premier of Ontario, the minister of Finance, the Minister of Municipal Affairs and Housing, the local Member of Provincial Parliament, all Ontario municipalities of Ontario (AMO) for consideration and advocacy.

Table with 4 columns: RESOLUTION RESULT, RECORDED VOTE, YES, NO. Rows include CARRIED (checked), DEFEATED, TABLED, RECORDED VOTE (SEE RIGHT), PECUNIARY INTEREST DECLARED, and WITHDRAWN.

Disclosure of Pecuniary Interest and the general nature thereof.

Disclosed the pecuniary interest and general name thereof and abstained from the discussion, vote and influence.

Clerk: _____

Signature table with two columns: MAYOR - MELANIE PILON and DEPUTY CLERK - HEATHER RAINVILLE. Includes handwritten signatures.

DATE: TUESDAY MAY 19, 2026

10.1

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa adopt By-Law 26-12 being a by-law to adopt the 2026 Municipal Operating Budget.

THE CORPORATION OF THE TOWN OF MATTAWA

BY-LAW NUMBER 26-12

BEING a by-law to adopt the 2026 Municipal Operating Budget.

WHEREAS Subsection 289 (1) of the Municipal Act, S. O. 2001, Chapter 25. as amended, requires that a municipality shall in each year prepare and adopt a budget;

AND WHEREAS the Council of the Corporation of the Town of Mattawa wishes to adopt its 2026 Operating Budget.

NOW THEREFORE the Council of the Town of Mattawa enacts as follows:

1. **THAT** the 2026 Municipal Operating Budget as set out in Schedule "A" be hereby adopted.
2. **THAT** this By-law shall come into force on the day upon which it is passed.

READ A FIRST and SECOND TIME, this 11th day of May, 2026.

READ THIRD TIME and FINALLY PASSED, this 11th day of May, 2026.

Mayor

Clerk

Schedule "A"
to By-law 26-12

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
REVENUE:				
12-100-000-000	100 PROVINCIAL/FEDERAL FUNDING			
12-100-264-000	Hospital Grant	1,425	1,425	1,425
12-120-310-000	Ontario Municipal Partnership Fund (OM	1,416,000	1,406,000	1,540,200
12-120-311-101	Federal Gas Tax Revenue	120,000	145,902	123,206
12-120-311-140	COVID 19 Stream Funding	-	10,000	-
12-120-312-000	OCIF/OMAFRA Formula	180,000	181,927	151,268
12-120-312-002	MDRA Flood Claim(MMAH)	250,000	30,694	-
12-120-312-101	Municipal Tax Mitigation Payment	136,406	136,406	68,203
12-120-312-102	ICIP Dorion Road Provincial Funding	466,133	333,803	132,330
12-120-312-104	ICIP Dorion Road Federal Funding	839,124	600,905	238,219
12-120-312-133	NOHFC Funding - Fitness Ctr & Curling	-	32,390	383,383
12-120-312-351	MTO Connecting Link Funding -Main Str	368,972	166,472	517,500
12-120-312-353	NORDS Funding	-	441,994	-
12-120-312-354	Voyageur Days Grant Funding	70,000	55,000	70,000
12-120-312-355	MTO - Connecting Link - Bridge	-	154,668	185,932
12-120-312-356	MOI - HSWS funding	-	-	438,000
12-120-312-357	MTO - Pothole Program	-	-	38,000
12-120-314-001	Fisheries & Oceans Funding	100,000	-	100,000
12-120-732-106	Other Revenue/Grants	-	694	31,905
12-220-336-000	Regular Levy (Mun Only)	2,434,225	2,422,617	2,434,225
12-220-340-000	No Support Levy	262,285	-	
12-230-343-000	Canada Post(PIL)	8,296	-	8,296
12-230-350-000	Ontario Hydro(PIL)	2,508	-	2,508
12-230-352-000	L.C.B.O.(PIL)	10,750	-	10,750
12-230-353-000	Power Dam Special Payment	11,834	11,834	11,834
12-240-355-000	Reserves Taken Into Revenues	10,000	10,000	10,000
20-210-012-015	OCIF Bank Interest	600	(123)	-
20-210-012-105	Regular Bank Interest	25,000	15,430	5,000
20-210-012-108	Bank Interest on Federal Gas Tax	1,000	(101)	
20-210-014-105	On Gst Rebates/Eht Interest	-	2,332	-
20-210-080-105	On Taxes(Interest)	162,023	219,542	200,000
20-210-315-000	MFIPPA Requests	-	5	
20-210-317-000	Tax Certificates	1,500	1,775	1,500
20-210-318-000	Water Certificates	500	-	
20-210-320-000	Land/Property Tax Sales	10,000	2,500	20,000

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
20-210-334-000	Council Chamber Usage Fees	7,500	5,442	5,500
20-210-386-106	Food Recyclers	-	900	-
20-210-999-000	Misc Revenue (Office)	-	12,940	7,337
20-210-999-106	Town Charge for NSF Cheques	-	675	-
20-210-999-651	Bell Tower Property Lease	14,458	16,631	16,630
20-210-999-670	Cemetery	5,000	3,888	4,000
20-620-080-105	On Water & Sewages(Interest)	13,500	18,263	18,000
30-300-120-000	Other Provincial Grants	8,230	-	-
30-300-265-104	Corporate Funding - Otther Assistance	10,000	19,700	10,000
30-300-265-104	One-time donation - Fire Association			10,000
30-300-374-000	Fire Department Revenue(Highway Calls	15,000	52,889	65,000
30-300-999-540	Commercial/Residential Inspections	1,800	2,265	2,250
30-300-999-995	Fire Permit Fees	5,300	6,194	6,000
30-310-000-000	310 BY-LAW DEPARTMENT			
30-310-382-111	Lottery Licence - Bingo	1,450	2,492	2,000
30-310-382-112	Lottery Licence - Raffle	1,500	1,155	1,200
30-310-383-000	Refreshment Vehicle Lic.	500	1,200	1,200
30-310-384-000	Hawkers & Peddlers Lic.	-	25	25
30-310-385-000	Taxi Licences	625	750	750
30-310-400-116	By-Law Infractions	-	(1,295)	500
30-310-402-000	Prov Offences Net Rev	5,977	5,977	6,000
30-310-408-000	Dog Tags	750	1,195	1,000
30-310-999-640	Property Clean-up Fees	-	1,848	1,500
30-320-404-120	Building Permit Fees	6,000	8,244	8,500
30-320-404-122	Demolition Permit Fees	-	100	100
30-320-406-000	Legal Inq (Build)	200	-	-
42-420-999-640	Health Card Revenues - Service Ontario	3,725	3,620	-
42-420-999-641	FedEX	-	19	100
42-425-445-106	Voyageur Days Wristband Sales	266,000	215,957	216,025
42-425-445-147	Voyageur Days Bar Sales	100,000	144,926	145,000
42-425-445-148	Voyageur Days Vendors Permits	6,000	6,505	6,800
42-425-445-149	Voyageur Days Merchandise Sales	5,000	1,725	1,475
42-425-445-150	Voyageur Days Sponsorship	42,000	19,500	15,000
42-425-445-152	V-Days Camping	11,000	3,644	5,700
42-430-456-000	MTO Revenues	34,000	32,367	87,202
60-600-492-000	Scrap Metal Revenue	10,000	9,085	9,500
60-600-492-145	Commercial Open Charge Fees	6,050	3,814	4,000

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
60-600-498-603	Landfill Contract Administration	-	124,591	113,392
60-600-999-820	Proceeds of Disposal of Assets	-	400	-
60-601-000-000	601 Bridge Project			-
60-612-488-000	Landfill Shared Services Revenue	186,150	91,797	91,800
60-612-498-000	Landfill Tipping Fees (Rev)	85,000	84,735	90,000
60-614-686-102	Blue Box Prog Funding (Stewardship)	43,082	29,804	-
60-614-686-103	Electronic Depot Revenue	400	1,365	1,500
60-614-686-104	Recycling Depot Revenue and Expenses	-	3,499	3,500
62-620-363-000	Billings - Flat Rate	544,990	545,989	562,369
62-620-364-000	Billings - Metered	93,450	89,966	92,665
62-620-365-000	Billings - Frontage	980	1,041	1,072
62-620-366-000	Billings - Swimming Pools	1,830	3,863	4,000
62-620-367-000	Billings - Sewer Surcharge	463,116	466,246	480,233
62-620-371-000	Open/Close Water	2,050	4,057	4,000
62-620-373-000	Service Line Warranty Revenue	513	-	500
64-640-450-170	Launching Fees (Daily)	1,045	1,296	1,300
64-640-450-171	Launching Fees (Seasonal)	345	399	400
64-640-452-125	Slip Rentals (Docking)	14,000	18,159	18,160
64-640-999-700	Shore Power (Hydro)	-	(865)	-
70-700-424-125	Hall Rentals	6,000	9,976	10,000
70-700-425-125	Ice Rentals	30,500	35,730	36,000
70-700-426-131	NHL Alumni Game	-	(8,124)	-
70-700-426-132	Mattawa Men's Invitational Tournament	-	5,891	-
70-700-428-125	Floor Rentals	500	285	300
70-700-442-645	Advertising Revenue	-	1,479	1,478
70-700-999-000	Other Misc. Revenue(Particpation Grant	8,500	126	-
70-700-999-297	Insurance for Recreation Rentals	-	271	-
70-710-212-101	Summer Student- Rec Federal	16,000	-	7,392
70-710-212-102	Summer Student - Rec Prov	3,850	12,196	15,136
70-710-438-000	Mattawa Sports & Fitness Revenue	4,500	7,833	7,800
70-710-440-125	Ballfield Rental	500	390	400
70-710-442-000	User Agreements	18,288	18,288	18,288
70-710-780-104	Youth Program Revenues and Registrati	10,900	14,809	15,000
70-750-732-104	Other Municipal Contributions	-	403	-
70-760-790-640	Fitness Centre Membership Revenue	33,000	35,341	35,000
80-800-412-000	Committee Of Adjustment Fees	500	1,193	1,000

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
80-800-414-000	Rezoning Fees	1,000	501	1,000
80-800-420-000	Compliance Letters	-	300	-
80-810-999-000	LTC Home Revenue	120,000	-	-
80-840-505-309	Capital Project Financing			219,500
12-220-336-000	Regular Levy (current year increase)			51,119
TOTAL REVENUE		9,161,136	8,589,961	9,266,282

EXPENSES:

10-150-000-000	150 SCHOOL REQUISITIONS			
10-150-120-000	English Public Board	156,771	-	-
10-150-121-000	English Separate Board	45,789	-	-
10-150-122-000	French Public Board	9,231	-	-
10-150-123-000	French Separate Board	50,494	-	-
20-200-530-230	Council Renumeration	86,351	82,672	88,078
20-200-568-243	CPP Pt	-	(8)	
20-200-568-245	E.H.T.	-	(10)	
20-200-584-202	Mayor - Raymond A. Belanger	11,500	14,822	15,000
20-200-584-203	Counc. - Loren Mick	6,000	7,954	2,000
20-200-584-204	Counc. - Laura Ross	250	939	1,500
20-200-584-207	Counc. - Garry Thibert	125	175	175
20-200-584-210	Counc. - Fern Levesque	125	170	175
20-200-584-212	Deputy Mayor - M. Gardiner	1,000	-	500
20-200-584-214	Counc - S. Bigelow	5,000	4,284	2,000
20-200-586-000	Special Donations	-	1,950	1,000
20-210-019-057	General Government Amortization	-	19,635	
20-210-504-306	Credit/Debit Transaction Fees	18,000	17,937	18,000
20-210-504-307	Bank Service Charges	6,500	7,963	8,000
20-210-504-309	Month-End Transit Clearing Acct	-	10,321	-
20-210-512-322	Taxes Written Off	-	3,646	5,000
20-210-512-323	Property Assessment	28,000	28,299	29,074
20-210-512-326	Tax Rebates	-	8,005	4,000
20-210-532-227	Sick/Vacation Payout	7,500	-	
20-210-532-230	Full Time - Office	357,004	331,704	397,515
20-210-532-231	Part Time Staff	-	2,926	
20-210-534-254	Staff Events	4,000	(203)	4,000
20-210-568-240	U.I.C.(F.T.)	10,457	35,301	10,223

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
20-210-568-241	C.P.P.(F.T.)	22,276	82,489	21,778
20-210-568-244	Omers	34,855	116,172	36,062
20-210-568-245	Ontario Health Tax	9,854	33,200	9,633
20-210-568-246	WSIB	15,117	16,142	15,257
20-210-568-247	Employee Health Benefits	68,488	44,482	67,964
20-210-568-250	Clothing	2,545	-	2,492
20-210-570-000	Capital Purchases (G.G.)	18,000	5,439	-
20-210-571-000	Townhall Renovations	-	3,398	10,000
20-210-572-261	IT Contracted Services	15,000	-	10,000
20-210-572-262	Hardware/Software Supplies	15,000	12,573	10,000
20-210-572-263	Financial Software Annual License	15,000	19,445	20,000
20-210-572-265	Software Upgrading	15,000	475	500
20-210-572-390	Website Expenses	2,500	9,487	10,000
20-210-572-392	Town App	-	1,895	1,900
20-210-576-290	Telephone General	6,600	17,185	17,200
20-210-576-291	Telephone Fax	500	(31)	-
20-210-576-292	Postage	6,400	8,294	8,300
20-210-576-293	Photocopier Costs	4,300	10,345	10,350
20-210-576-294	Equipment/Furniture	1,000	124	1,000
20-210-576-296	Internet	12,000	10,443	10,500
20-210-576-297	Insurance	132,000	144,272	145,000
20-210-576-298	Advertising & Subscriptions	6,000	22,060	20,000
20-210-576-299	Office Supplies	11,500	11,728	12,000
20-210-576-307	Interest on Line of Credit	8,000	12,968	13,000
20-210-578-310	Auditor's Fees	20,000	12,924	20,000
20-210-578-312	Legal Fees	18,700	20,281	20,000
20-210-578-314	Human Resources Consultants	20,000	9,242	10,000
20-210-578-315	Integrity Commissioner Investigations	15,000	61	-
20-210-578-316	Organizational Review/strat plan	15,000	78,261	-
20-210-578-317	Consulting Fees	3,500	-	-
20-210-578-318	Meeting Expenses	150	2,624	2,500
20-210-583-000	Health & Safety	300	4,634	2,500
20-210-584-330	Conferences/Training Expenses	20,000	8,726	8,500
20-210-584-331	Travel	1,000	1,364	1,500
20-210-584-332	Registration Fees	1,500	2,887	3,000
20-210-746-280	Building Maintenance	5,000	10,510	10,500

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
20-210-746-281	Heat	3,200	3,723	3,800
20-210-746-282	Hydro	5,800	3,854	3,900
20-210-746-283	Janitors Supplies	600	540	600
20-210-746-284	Office Cleaning	6,200	6,000	6,300
20-210-999-340	Elections	-	-	15,000
20-210-999-341	Association Dues	3,000	4,005	4,000
20-210-999-342	Public Receptions	-	233	250
20-210-999-390	Capital Asset Management Expenses	25,000	28,412	6,000
20-210-999-606	Cemetery	1,000	71	1,000
20-210-999-999	Misc Expenses	5,000	1,486	1,500
20-360-570-000	Flood Emergency(Capital Costs)	265,957	(0)	-
20-360-570-053	Disaster Relief-Calvin	-	(5,071)	-
30-300-019-057	Fire Amortization	-	52,815	-
30-300-506-298	Advertising	125	-	-
30-300-506-402	Books & Material	-	572	500
30-300-509-450	Fire Truck(Reserve)	4,655	4,655	4,655
30-300-536-231	Salary Chief	86,275	87,628	90,634
30-300-538-231	Salary Deputy & Trainer	12,000		12,000
30-300-540-231	Volunteer Firefighters	61,000	58,714	92,000
30-300-556-231	Standby Security	30,292	27,628	-
30-300-568-242	U.I.C.	4,192	139	3,179
30-300-568-243	C.P.P.	8,929	255	6,772
30-300-568-244	Omers	-	364	893
30-300-568-245	Ontario Health Tax	3,950	119	2,996
30-300-568-246	Worker'S Comp	6,060	291	4,744
30-300-568-247	Employee Health Benefits	27,453	10,707	21,134
30-300-568-250	Clothing Allowance	6,092	700	8,096
30-300-568-395	Yearly Medical/Hep B	500	240	500
30-300-568-396	\D\ License	8,400	2,231	2,500
30-300-570-000	Capital Expenditues	12,000	10,972	47,957
30-300-570-471	Repairs To Building	1,000	4,693	1,500
30-300-570-475	Fire Truck	-	75	500
30-300-572-261	IT Services	2,500	1,346	1,350
30-300-576-290	Telephone	2,500	1,873	1,900
30-300-576-296	Fire Hall Internet	4,000	2,946	3,000
30-300-576-297	Insurance	3,075	6,434	6,500

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
30-300-576-298	Advertising & Subscriptions	700	311	325
30-300-576-299	Supplies	3,500	2,420	2,500
30-300-583-000	Health & Safety	500	389	400
30-300-584-268	Training Costs(Chief & Deputy)	1,500	1,712	1,750
30-300-584-269	CPR/First Aid Training	500	1,625	1,200
30-300-584-270	Training Costs (Firefighters)	6,000	4,978	5,000
30-300-584-271	Fire Dept - Training Grounds	-	2,310	2,500
30-300-584-401	Food/Lodging	100	562	500
30-300-584-402	Material	1,000	-	-
30-300-710-280	Fire Hall Maintenance	12,000	14,135	5,000
30-300-710-281	Heat	5,000	4,895	5,000
30-300-710-282	Hydro	1,000	4,973	4,900
30-300-710-410	Supplies for Fire Hall	2,500	412	500
30-300-870-430	Equip Maint	2,000	2,510	2,500
30-300-870-431	Equip Supplies	2,000	6,762	5,000
30-300-870-434	S.C.B.A. Breathable Air	20,000	10,348	17,043
30-300-870-445	Bell Tower Lease Payment	840	1,680	840
30-300-870-446	911 Dispatch Service Fees	4,200	3,373	3,500
30-300-872-430	Bunker Gear Repairs/Maint	2,000	4,172	2,500
30-300-872-432	Equip Chief & Firefighters	18,500	6,979	16,000
30-300-874-433	Paging System Maint	-	2,549	4,600
30-300-874-680	Radio License Renewal	800	416	420
30-300-903-420	Repairs & Maint(2015 Rescue Van)	5,000	5,897	5,000
30-300-903-421	Gas & Oil (2015 Rescue Van)	1,500	1,304	1,350
30-300-904-420	Repairs & Maint (2016 HME Silverfox)	5,000	24,483	5,000
30-300-904-421	Gas & Oil (2016 HME Silverfox)	2,500	3,098	3,100
30-300-905-420	Repairs & Maint (2004 Freightliner)	4,000	3,077	3,100
30-300-905-421	Gas & Oil (2004 Freightliner)	2,300	761	1,000
30-300-922-421	Gas & Oil	-	198	200
30-300-923-421	Diesel and Oil (FD - 2004 Econoline)	-	140	2,150
30-300-926-309	Financing - F150 - Fire Chief	-	2,615	2,400
30-300-926-420	Maintenance-Fire Chief Truck	-	697	700
30-300-926-421	Gas & Oil - Fire Chief Truck	-	5,098	5,200
30-310-406-000	Legal Fees	-	1,526	-
30-310-501-410	Supplies	500	-	-
30-310-508-500	Police Services Board	2,520	3,330	3,400

Town of Mattawa
Detailed Line Budget
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Account #	Description	2025		2026
		Budget	Actual	Budget
30-310-542-230	Enforcement Officer	78,200	78,521	81,357
30-310-552-231	School Guard Wages	10,000	-	14,000
30-310-568-240	U.I.C.	1,729	76	2,036
30-310-568-241	C.P.P.	3,684	191	4,337
30-310-568-244	Omers	5,764	312	7,182
30-310-568-245	Ontario Health Tax	1,629	66	1,918
30-310-568-246	Worker'S Comp	2,500	108	3,038
30-310-568-247	Employee Health Benefits	11,325	10,520	13,535
30-310-568-250	Clothing	421	153	496
30-310-576-290	Cell Phone	800	397	400
30-310-576-295	Postage	50	121	125
30-310-576-298	Advertising	1,500	78	80
30-310-576-299	Supplies(Office)	100	-	-
30-310-584-330	Conferences/Training Expenses	1,000	417	500
30-310-584-401	Travel(Food & Lodging)(By-ILaw)	-	85	100
30-310-916-420	Repairs & Maint - Ford Escape	1,000	2,555	1,000
30-310-916-421	Gas & Oil - Ford Escape	1,000	578	600
30-310-999-341	Association Fees	175	179	180
30-310-999-535	Emergency Management Costs	150	53	55
30-310-999-603	Contracted Services - Property Clean Up	2,500	346	500
30-320-542-230	Deputy CBO Contracted Services	-	1,061	2,000
30-320-572-261	Computer Hardware Expenses	-	350	150
30-320-576-299	Office Supplies	500	76	100
30-320-584-330	Conferences/Training Expenses	1,000	-	-
30-320-999-341	Association Dues	1,500	643	650
30-340-000-000	OPP Group of Four Contract	581,611	569,971	645,588
30-350-508-000	Requisition(Conservation Authority)	9,385	9,475	9,475
40-400-504-990	Mattawa Hospital Recruitment Contributi	13,770	13,770	13,770
40-400-508-360	Health Unit Levy	65,863	69,156	72,000
40-410-508-361	DNSSAB Levy	251,571	251,571	261,634
40-410-508-362	Casselholme Levy	45,040	44,557	44,557
40-410-508-362	Casselholme Levy (capital portion)	-	-	24,000
40-410-508-363	Golden Age Requisition	9,000	9,600	9,200
42-420-534-230	Full Time	108,784	76,021	67,974
42-420-534-231	Part Time	10,595	-	10,842
42-420-568-240	E.I.	2,640	110	2,714

Town of Mattawa
Detailed Line Budget
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Account #	Description	2025		2026
		Budget	Actual	Budget
42-420-568-241	C.P.P.	5,623	267	5,782
42-420-568-244	Omers	8,799	444	9,574
42-420-568-245	E.H.T.	2,487	95	2,558
42-420-568-246	Worker'S Comp	3,816	156	4,051
42-420-568-247	Employee Health Benefits	17,289	18,225	18,044
42-420-568-250	Clothing	642	-	662
	Benefit allocation to P & R	-	-	(14,676)
42-420-570-000	Capital Purchases(Info)	-	172	-
42-420-572-261	IT Services/Hardware & Software	2,000	350	350
42-420-576-290	Telephone	2,600	299	300
42-420-576-296	Internet Costs	1,200	803	825
42-420-576-298	Advertising & Subscriptions	800	244	250
42-420-576-299	Office Supplies	500	196	200
42-420-728-280	Building Maintenance	2,500	10,654	3,000
42-420-728-281	Heat	1,650	1,342	1,400
42-420-728-282	Hydro	2,800	3,222	3,300
42-420-728-283	Janitorial Supplies	400	429	450
42-420-728-652	Grounds Maintenance	1,000	-	500
42-425-445-691	Voyageur Days Entertainment	370,881	364,592	313,451
42-425-445-692	Voyageur Days Bar Expenses	53,500	76,001	74,206
42-425-445-693	Voyageur Days Merchandise Expenses	-	1,227	1,200
42-425-445-694	Voyageur Days Marketing Expenses	12,500	5,805	5,000
42-425-445-695	Voyageur Days Grounds Expenses	56,500	40,553	48,100
42-425-445-696	Voyageur Days Misc Expenses	2,619	1,297	6,043
42-425-445-697	Voyageur Days Insurance	4,000	3,892	4,000
42-425-445-698	Voyageur Days Accommodation	-	8,316	8,000
42-430-576-299	Office Expenses\Health Card	-	365	-
42-435-245-609	Statues - Repairs & Maintenance	500	264	500
60-600-019-057	Roads Amortization	-	386,805	-
60-600-504-309	Financing charge - F150	2,549	2,549	2,350
60-600-534-230	Public Works Staff	340,912	320,673	407,264
60-600-546-230	Director of Community Services	43,138	46,976	45,317
60-600-550-230	Public Works Supervisor	81,115	71,973	60,900
60-600-568-240	U.I.C.	10,286	405	12,850
60-600-568-241	C.P.P.	21,911	1,001	27,373
60-600-568-244	Omers	34,284	1,491	45,327

Town of Mattawa
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Account #	Description	2025		2026
		Budget	Actual	Budget
60-600-568-245	Ontario Health Tax	9,692	351	12,108
60-600-568-246	Worker'S Comp	14,869	572	19,177
60-600-568-247	Employee Health Benefits	67,366	56,101	85,424
60-600-568-250	Clothing Allowance	2,503	8,159	3,133
60-600-568-251	Vacation	-	30,021	-
60-600-568-252	Stat Holidays	-	13,292	-
60-600-568-253	Sick Time	-	10,364	-
60-600-570-000	Capital Purchases	15,000	881	35,000
60-600-572-262	Computer Supplies	-	94	100
60-600-572-264	IT Services/Hardware & Software	1,000	219	250
60-600-576-290	Telephone	1,000	1,932	1,500
60-600-576-296	Internet	750	706	725
60-600-576-298	Advertising & Subscriptions	250	-	-
60-600-576-299	Office Supplies	2,800	1,659	1,700
60-600-583-000	Health & Safety	2,000	978	1,000
60-600-584-000	Roads Courses And Training	2,500	-	1,500
60-600-584-001	Travel/Meals/Recognition	-	807	500
60-600-624-230	Maintenance - Labour	775	-	-
60-600-624-281	Heat	7,200	4,131	4,200
60-600-624-282	Hydro	6,500	4,432	4,500
60-600-624-410	Garage Supplies	6,000	5,471	5,500
60-600-624-600	Maintenance - Machine Rental	-	161	-
60-600-624-602	Garage Maintenance & Materials	10,000	6,094	7,000
60-600-870-281	Heating Equipment Rental Fees	3,000	1,733	1,800
60-600-870-420	Small Equipment Repairs & Maint	1,000	478	500
60-600-870-421	Small Equipment Gas & Oil	1,200	68	100
60-600-870-430	Small Equipment Maintenance	1,000	621	700
60-600-870-431	Supplies for Equipment	-	1,539	500
60-600-870-432	Dyed Diesel	25,000	13,627	20,000
60-600-870-433	Clear Diesel	20,000	9,254	15,000
60-600-870-680	Radio License Renewal	500	562	575
60-600-870-725	Radio System Repairs & Maint	850	809	900
60-600-999-230	Water Dist Cert (MM-Payroll)	-	145	150
60-600-999-341	Association Fees	-	734	750
60-602-504-309	OILC Financing - HWy 17 Debenture	7,075	6,294	3,988
60-602-620-602	Repairs Material	3,500	4,579	5,000

Town of Mattawa
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Account #	Description	2025		2026
		Budget	Actual	Budget
60-602-622-602	Culvert Material	2,250	3,461	3,500
60-602-626-600	Patch Rental	5,000	-	-
60-602-626-602	Patch Material	8,500	9,288	10,000
60-602-628-602	Resurfacing Material	3,500	13,103	53,000
60-602-630-602	Shoulder Maint Material	-	1,895	2,000
60-602-638-602	Grading Material	-	64	-
60-602-652-602	Curbs & Gutters Material	-	3,397	4,500
60-602-656-602	Signs & Safety Material	1,500	5,405	1,500
60-602-666-602	Sanding & Salting Material	31,000	23,720	30,000
60-602-668-602	S.Fence & Cul. Thaw Material	-	122	-
60-602-670-602	Snow Plow & Removal Material	-	8,130	-
60-602-670-603	Contracted Services(Snow Removal)	55,000	12,125	-
60-602-999-602	Misc Material	250	-	-
60-604-504-309	2023 OILC Debenture Financing - Load	4,886	2,992	4,331
60-604-504-310	2024 Debenture Financing - Grader	15,575	9,626	11,562
60-604-802-430	Repairs & Maint (Volvo Loader) LD-01	-	1,443	-
60-604-803-430	Repairs & Mtnce - CAT Loader	3,500	1,292	2,500
60-604-806-430	Repairs & Maint(Grader) GR-01	10,000	10,373	10,000
60-604-812-421	Gas & Oil (JCB)	700	-	-
60-604-812-430	Repairs & Maint(Backhoe) BH-01	5,000	2,542	2,500
60-604-814-421	Gas & Oil (Mt5 Trackless)	1,600	234	750
60-604-814-430	Repairs & Maint:MT5 Trackless MT-01	7,500	2,261	3,000
60-604-816-430	Repairs & Maint (Packer)	-	287	300
60-604-822-430	Repairs & Maint (Steam Jenny)	-	1,804	1,500
60-604-824-430	Repairs & Maint(Sweeper) SW-01	12,000	1,509	6,000
60-604-874-430	Repairs & Maint (Misc Equipment)	225	56	-
60-604-909-420	Repairs & Maint(17 Freightliner) T-05	10,000	5,709	6,000
60-604-910-420	Repair & MainT(89 Dump Truck) T-02	-	(362)	-
60-604-911-420	Repairs & Maint(01 Freightliner) T-01	10,000	8,221	8,500
60-604-925-420	Repairs & Maint (2012 Ford F150) Unit #	-	1,635	1,800
60-604-925-421	Gas & Oil (2012 Ford F150) Unit #T-08	-	1,850	1,800
60-604-928-420	Repairs and Maint(2019 F-150 T-03)	5,000	824	1,500
60-604-928-421	Gas and Oil(2019 F150 T-03)	5,000	2,124	1,500
60-604-929-420	Repairs & Maint(2019 F150 T-04)	5,000	858	1,500
60-604-929-421	Gas & Oil(2019 F150 T-04)	3,800	3,143	3,500
60-608-019-057	Sewer Amortization	-	268,308	-

Town of Mattawa
Detailed Line Budget
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Account #	Description	2025		2026
		Budget	Actual	Budget
60-608-504-823	Lagoon Property Pils	5,290	5,431	5,500
60-608-570-000	Sewer electrical capital			50,000
60-608-570-001	Sewer and Lift Station Capital			200,000
60-608-610-280	Repairs & Maint	-	195	-
60-608-610-282	Hydro	42,500	51,062	51,500
60-608-610-290	Bell Line	500	728	750
60-608-610-880	General Supplies	-	20	-
60-608-612-603	Contracted Services	8,500	263	1,000
60-608-740-282	Hydro For Pumping Stations	12,000	14,645	15,000
60-608-740-602	Pumping Station(Material)	1,000	-	-
60-608-740-603	Contracted Services	-	5,896	3,500
60-608-999-230	Waste Water Empl Certs (Payroll)	1,000	490	500
60-612-386-106	Waste Diversion	-	9,327	-
60-612-509-000	TO LANDFILL RESERVE (TIP FEES)	47,175	42,368	45,000
60-612-576-297	Insurance	6,100	6,427	6,500
60-612-576-298	Advertising	375	(36)	-
60-612-576-299	Office Supplies (landfill)	-	976	100
60-612-578-311	Legal Fees(Landfill)	7,500	7,622	1,000
60-612-578-313	Engineering (Landfill)	20,000	-	25,000
60-612-578-804	Testing (Landfill)	35,000	18,003	37,000
60-612-680-900	Garbage Collection Per Contract	161,788	161,787	168,259
60-612-682-900	Landfill Maintenance Contract	215,000	171,793	208,812
60-612-684-230	Labour	-	40,464	-
60-612-684-600	Equipment & Labour Time	-	83,572	-
60-612-684-602	Materials for Landfill	3,500	6,084	25,000
60-612-684-603	Contracted Services(Landfill)	70,000	-	35,000
60-612-684-610	Landfill Buffer Taxes	1,705	(4,335)	1,800
60-612-684-652	Covering(Sand)	10,000	1,628	100,000
60-612-684-999	Landfill Bin Rental	-	3,000	3,000
60-614-019-057	Recycling Amortization	-	5,164	-
60-614-686-603	Hazardous Waste Disposal(North Bay)	3,850	-	4,300
60-614-686-900	Recycling Collection Per Contract	85,889	85,889	-
60-614-686-905	Contracted Services - Processing	15,000	15,687	20,000
60-999-662-282	Street Lighting - Hydro	13,500	15,022	25,000
60-999-662-602	Street Lighting - Parts	3,500	-	-
60-999-662-603	Street Lighting-Contract Serv	-	5,325	-

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
62-610-019-056	Water Contra Capital	-	(8,340)	-
62-610-442-000	Municipal Drinking Water License Renew	-	170	-
62-610-532-603	Contracted Services(OCWA)	311,156	347,393	313,320
62-610-570-000	Capital Purchases(Water)	50,000	(0)	50,000
62-610-576-290	Telephone	2,500	1,454	1,500
62-610-576-291	After Hours Emergency Number Fees	3,000	732	1,000
62-610-576-298	Advertising & Subscriptions	-	71	-
62-610-576-299	Office Supplies & Postage	250	192	200
62-610-584-000	Courses And Training	-	330	-
62-610-602-290	Bell Line(Telephone)	-	68	70
62-610-602-430	Repairs & Maint	3,500	21	500
62-610-604-602	Materials(Water)	2,500	9,973	7,500
62-610-604-603	Contract Services (Water Digs)	15,000	42,456	30,000
62-610-606-602	Material	-	2,332	2,000
62-610-606-603	Contracted Services	-	9,748	10,000
62-610-607-282	Reservoir Hydro	2,100	1,376	1,500
62-610-634-602	Hydrants(Material)	15,000	-	7,500
62-610-850-282	Hydro For Water Pumps	68,000	84,954	87,000
62-610-850-296	Water Station Internet Charges	1,000	2,032	2,050
62-610-850-603	Contracted Services(Waterworks Ops)	1,000	-	-
62-610-999-000	Roof Repairs/Maintenance	500	3,608	-
62-610-999-230	Water Dist Empl Certs (Payroll)	3,500	3,243	3,350
62-610-999-603	Contracted Services	4,400	-	4,500
62-610-999-653	CPR Lease Payment for Water Lines	2,696	4,087	2,700
64-640-572-262	IT Hardware and Supplies	1,000	-	-
64-640-576-290	Telephone	500	-	-
64-640-702-602	Material(Docks)	35,000	24,723	25,000
64-640-730-282	Hydro(Shore Power)	1,600	1,580	1,600
64-640-730-410	Gen Supplies	500	1,136	1,200
64-640-730-703	Gen Maint	5,000	1,789	2,500
64-640-870-721	Pump Out (Sewage)	600	1,501	1,750
64-640-870-724	Slips (Docks)	-	9,825	10,000
70-700-019-057	REC Fac Amortization	-	89,844	-
70-700-444-000	Youth Program & Canada Day	8,000	15,858	12,000
70-700-504-309	Financing charge - GMC Sierra	775	775	442
70-700-534-230	Recreation Staff	261,163	169,157	210,746

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
70-700-534-231	Student Wages	92,106	118,642	4,136
70-700-534-235	Recreation Supervisor	-	47,711	63,977
70-700-546-230	Director of Community Services	43,138	37,198	45,317
70-700-568-240	U.I.C.	9,102	466	7,817
70-700-568-241	C.P.P.	19,389	1,036	16,653
70-700-568-244	Omers	30,338	955	27,576
70-700-568-245	Ontario Health Tax	8,577	400	7,367
70-700-568-246	Worker'S Comp	13,158	4,648	11,667
70-700-568-247	Employee Health Benefits	59,613	33,297	51,971
70-700-568-250	Clothing Allowance	2,215	2,596	1,906
	Benefit allocation from Info Centre			14,676
	Benefit allocation to Summer Pgms			(11,039)
70-700-568-251	Vacation	-	40,063	-
70-700-568-252	Statutory Holiday	-	13,103	-
70-700-568-253	Sick Time	-	8,513	-
70-700-570-471	Arena Improvements	1,500	-	-
70-700-570-999	Capital - Other(RinC)	-	560	-
70-700-572-263	Printer/Hardware/Software Maint	-	167	-
70-700-572-264	IT Services/Hardware & Software	1,500	9,285	9,300
70-700-576-290	Telephone	3,200	440	500
70-700-576-296	Internet Costs	850	1,898	1,900
70-700-576-297	Insurance	400	-	500
70-700-576-298	Advertising & Subscriptions	1,000	3,079	500
70-700-576-299	Office Supplies	1,500	2,347	2,000
70-700-583-000	Health & Safety	1,500	1,188	1,200
70-700-584-000	Membership Fees	-	1,526	1,500
70-700-726-580	Ice Resurfacer Maint	8,500	6,768	7,000
70-700-726-581	Ice Plant Maint	8,500	3,656	10,000
70-700-736-280	Arena Maintenance	40,000	52,331	35,000
70-700-736-281	Heat	13,000	16,178	16,250
70-700-736-282	Hydro	48,000	52,584	53,000
70-700-736-283	Janitor'S Supplies	3,000	2,598	2,650
70-700-736-410	General Supplies	1,000	6,191	4,000
70-700-736-560	Fire Alarm Monitoring/Elevator	1,600	2,760	2,500
70-700-870-430	Equip Maintenance	2,000	41	1,000
70-700-919-420	Repairs & Maint (2012 Ford F150) Unit #	-	2,101	-

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
70-700-920-420	Repairs & Maint 2022 GMC Sierra	2,500	4,652	2,500
70-700-920-421	Gas & Oil 2022 GMC Sierra	6,300	3,646	3,700
70-700-999-341	Association Fees	200	55	100
70-700-999-999	Recreation Expenses(Memorial Benches	1,000	1,845	1,500
70-710-019-057	Summer students wages	-	-	78,848
	Benefit allocation from Recreation			11,039
70-710-019-057	REC Prog Amortization	-	31,676	-
70-710-448-602	Materials/Supplies/Rep MaintFood Bank	-	2,663	500
70-710-448-603	Contracted Services(Food Bank)	-	361	-
70-710-570-000	Capital(Rec Other)	-	(0)	-
70-710-570-002	Capital (Ballfield)	-	-	-
70-710-570-652	Main St & Green Area Capital	-	36	-
70-710-708-282	Hydro	850	440	500
70-710-708-652	Ballfield Maintenance	250	5,018	1,000
70-710-718-652	Main St & Green Area Maintenance	30,000	31,067	32,000
70-710-760-281	Hot Water Tank Rental (Museum)	225	790	800
70-710-760-282	Hydro (Museum)	5,900	6,682	7,000
70-710-760-652	Maintenance(Museum)	1,500	607	750
70-710-780-431	Program Supplies	300	15	-
70-710-781-106	Fitness Classes Registration	-	(2,800)	(2,800)
70-710-781-107	Inservice Courses/Workshops	-	(420)	(757)
70-710-785-390	Youth Minor Ball Exp	1,500	2,633	2,500
70-710-786-390	Youth Minor Ball Hockey Expenses	-	577	600
70-710-999-370	Tourism Promotion	2,500	6,200	3,100
70-710-999-371	VMUTS Annual Sponsorship	15,000	16,000	-
70-730-000-000	730 SPLASHPAD/TIMMINS PARK			
70-730-720-282	Hydro(Splashpad/Timmins Park)	450	420	500
70-730-720-652	Splashpad/Timmins Park Maint	1,500	698	750
70-750-732-650	Town Subsidy	30,400	-	-
70-750-732-999	Library - Other	-	1,000	-
70-760-570-000	Capital Purchases for Fitness Centre	-	-	447,400
70-760-583-000	Health & Safety for Fitness Centre	-	702	-
70-760-790-280	Maintenance	5,000	12,680	1,500
70-760-790-281	Heat/Heating Equipment	6,000	6,481	6,500
70-760-790-282	Hydro	14,500	13,124	14,000
70-760-790-283	General Expenses	500	324	500

Town of Mattawa
Detailed Line Budget
For the Period 2026-01-01 to 2026-12-31

Account #	Description	2025		2026
		Budget	Actual	Budget
70-760-790-290	Telephone	150	709	750
70-760-790-296	Internet	1,800	610	625
70-760-790-651	Lease	(15,000)	(15,000)	(15,000)
80-800-513-000	Planning & Zoning	2,500	100	2,500
80-800-990-315	Official Plan Consulting Fees	100,000	48,360	50,000
80-810-019-056	Planning Contra Capital (Amortization)	-	112,727	-
80-810-570-000	LTC Home Property Purchase	10,000	-	10,000
80-810-570-304	Seniors Housing Debt Repayments	-	-	79,549
80-810-570-900	LTC Home Construction	120,000	(11,105)	21,000
80-810-770-280	RSV Building Maintenance	5,000	10,000	5,000
80-810-770-297	RSV Building Insurance	10,600	12,885	13,000
80-810-770-311	RSV Legal Fees	-	3,258	3,916
80-810-996-000	Capital Expenditures - Dorion	76,000	-	404,020
80-810-996-298	Advertising	-	1,526	-
80-810-999-370	Tourist Promotion	-	450	500
80-810-999-376	Blue Sky Corp/CGIS	-	14,140	14,000
80-820-996-298	Advertising	1,200	1,979	-
80-820-996-311	Legal/Professional Fees	7,500	-	-
80-820-996-313	Project Management Fees - Dorion Road	175,000	-	-
80-820-996-603	Contracted Services	1,223,439	-	-
80-825-986-313	Grant Application - HSWS	2,500	(0)	-
80-825-996-313	Project Management - Municipal Landbank	50,000	494	50,000
80-835-996-313	Project Management Fee - CP Trestle	22,500	124	-
80-840-996-313	Project Management Fee - Brook St	7,500	-	600,000
80-840-996-314	Proj Mgmt Fees	-	476	-
80-845-975-313	Project Management - Main St Con Link	184,873	-	575,000
80-850-975-313	Project Management-MB Bridge - Con Link	225,000	3,543	206,591
80-855-975-313	Project Mgmt Fee - Marina	50,000	42,263	-
80-840-504-309	Capital project financing charges	-	-	27,744
TOTAL EXPENDITURES		9,161,136	7,293,088	9,266,282

TOWN OF MATTAWA

Budget Summary

2026 Taxation Year

	2026	2025
REVENUE:		
Government funding	3,917,666	3,878,060
General taxation	2,434,225	2,391,363
Water	1,144,339	1,106,416
Voyageur Days	460,000	500,000
Landfill	313,692	330,682
All others	945,241	911,751
Total revenue	9,215,163	9,118,273
EXPENSES:		
Capital projects	2,720,011	2,618,790
Salaries, benefits and staff expenses	2,457,006	2,431,792
Levies and other mandatory costs	2,247,805	2,307,862
Maintenance of facilities, roads & bridges equipment and vehicles	446,083	403,712
Administration	595,482	575,269
Voyageur Days	460,000	500,000
Utilities	339,895	323,710
Total expenses	9,266,282	9,161,135
(DEFICIT)	(51,119)	(42,862)
INCREASE TO TAX LEVY		
\$ Amount	\$51,119	\$42,862
% increase year over year	2.10%	1.79%

DATE: TUESDAY MAY 19, 2026

10.2

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa adopt By-Law 26-13 being a By-law for establishing tax ratios for the current taxation year.

THE CORPORATION OF THE TOWN OF MATTAWA

BY-LAW NUMBER 26-13

BEING a By-law for establishing tax ratios for the current taxation year.

WHEREAS pursuant to Section 308(1) of the Municipal Act, S. O. 2001, c. 25, as amended, the Council of the municipality shall pass a by-law establishing the tax ratios for the year for the municipality.

NOW THEREFORE the Council of the Town of Mattawa enacts as follows:

The tax ratios for the municipality are as follows for 2026:

Residential/Farm	1.0000
New Multi-Residential	1.1000
Multi-Residential	1.4053
Commercial - Occupied	1.5976
Commercial – Excess Land	1.1183
Commercial – Vacant Land	1.1183
Industrial - Occupied	2.1688
Industrial – Excess Land	1.4097
Industrial – Vacant Land	1.4097
Pipelines	1.1764

READ A FIRST and SECOND TIME, this 11th day of May. 2026.

READ THIRD TIME and FINALLY PASSED, this 11th day of May. 2026.

Mayor

Clerk

DATE: TUESDAY MAY 19, 2026

10.3

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

BE IT RESOLVED THAT Council of the Corporation of the Town of Mattawa adopt By-Law 26-14 being a by-law to fix the tax rates and to provide for the levy and collection of municipal and education taxes for the year 2026.

THE CORPORATION OF THE TOWN OF MATTAWA

BY-LAW NUMBER 26-14

BEING a by-law to fix the tax rates and to provide for the levy and collection of municipal and education taxes for the year 2026.

WHEREAS it is deemed necessary to set the tax rates for the year 2026, and to provide accordingly for the levy and collection of the taxes required for the general purposes of the municipality in the amount of \$2,477,462;

AND WHEREAS it is deemed necessary to set the tax rates for year 2026, and to provide accordingly for the levy and collection of the taxes required for Provincial/Educational purposes in the amount of \$263,564;

AND WHEREAS the whole of the assessment on real property, business and ROW (Acres) in the Town of Mattawa, according to the 2025 assessment roll as returned and revised pursuant to the provisions of the Assessment Act, is in the amount of \$154,058,300 assessment and 25.17 Acres (ROW) upon which the rate of taxation for Municipal and Education purposes for the year 2026 shall be fixed and levied pursuant to the provisions of the Municipal Act, S.O. 2001, c. 25, Part VIII.

NOW THEREFORE the Council of the Town of Mattawa enacts as follows:

1. **THAT** there shall be levied and collected upon the whole of the assessment of real property, business and ROW (Acres) in the Town of Mattawa according to the 2025 assessment roll, as returned and revised, upon which the taxes for the year 2026 shall be levied, and upon all ratable property upon which taxes for such year may be levied, taxes in the amount of \$2,741,026 which amount shall be levied upon the assessments of the real property in each of the following classes at the rates shown below:

<u>CLASS</u>	<u>MUN RATE</u>	<u>EDUCATION</u>	<u>TOTAL RATE</u>
RESIDENTIAL	0.02068950	0.00153000	0.02221950
MULTI-RES	0.02907490	0.00153000	0.03060490
NEW MULTI-RES	0.02275840	0.00153000	0.02428840
COMM - OCCUPIED	0.03305350	0.00880000	0.04185350
COMM - EXCESS LAND/VACANT	0.02313750	0.00880000	0.03193750
INDUSTRIAL - OCCUPIED	0.04487130	0.00880000	0.05367130
INDUSTRIAL - EXCESS LAND/VACANT	0.02916640	0.00880000	0.03796640
PIPELINE	0.02433910	0.00880000	0.03313910
RAILWAY(R-O-W) - ACRES	38.89	24.78	63.67

2. **THAT** all taxes levied respectively as aforesaid and other rates payable as taxes, shall be payable into the hands of the Treasurer in accordance with the provisions of this by-law.
3. **THAT** all property taxes and all rates and charges, payable as taxes, included in the tax roll for the year 2026 shall be payable upon the following dates:

50% thereof on the 31st day of July, 2026

50% thereof on the 30th day of September, 2026

4. **THAT** there shall be imposed on all installments of taxes payable and remaining unpaid on the dates specified in subsection (a), one and one quarter per cent (1.25%) per month on the first day of each calendar month which such default continues, pursuant to Section 345 Subsections 1, 2, and 3 of the Municipal Act, S. O. c. 25, as amended.
5. **THAT** the Treasurer is hereby authorized to accept part payment from time to time on account of taxes due, and to give a receipt of such part payment, provided that acceptance of any such part payment shall not affect the collection of any percentage charge imposed and collectable under sections 4(b) in respect of non-payment of any taxes or any class of taxes or any installment thereof.
6. **THAT** the Treasurer may mail/email or cause to be mailed/mailed to the address of the residence or place of business of each person taxed, a notice specifying the amount of taxes payable by such person and be given authority to solely use discretion in unforeseen circumstances and may allow on the full installment of taxes, a period of grace if warranted without additional penalty, on payment received after due date as mentioned in paragraph 4.
7. **THAT** notwithstanding the provisions of this by-law providing for payment of taxes or installments thereof without an additional percentage charge on or before the dates hereinbefore set forth, all taxes for the year 2026, including other rates payable as taxes, shall be deemed to have been imposed and to be due on and from the first day of January, 2026.
8. **THAT** nothing herein contained shall prevent the Treasurer from proceeding at any time with the collection of any rate, tax or assessment, or any part thereof, in accordance with the provisions of the statutes and by-laws governing the collection of taxes.
9. **THAT** in the event of conflict between the provisions of this by-law and any other by-law, the provisions of this by-law shall prevail.
10. **THAT** this by-law shall come into force and take effect on the day of the final passing thereof.

READ A FIRST and SECOND TIME, this 19th day of May, 2026.

READ THIRD TIME and FINALLY PASSED, this 19th day of May, 2026.

Mayor

Clerk

DATE: TUESDAY MAY 19, 2026

17.1

THE CORPORATION TOWN OF MATTAWA

MOVED BY COUNCILLOR _____

SECONDED BY COUNCILLOR _____

BE IT RESOLVED THAT this regular meeting adjourn at _____ p.m.