

Staff Report

To: Mayor Bazinet and Members of Council
Report From: Jessica Clapp, Asset Management and Environmental Services Manager
Meeting Date: August 11, 2025
Subject: Green Municipal Fund Community Building Retrofit Feasibility Study – Final Report
Attachment(s): 1) Green Municipal Fund Feasibility Study – Pre-Application
2) Green Municipal Fund Community Building Retrofit Feasibility Study

Recommendation:

That Goderich Town Council receives this staff report for information;

And That Goderich Town Council receives the Greenhouse Gas (GHG) Reduction Feasibility Study, prepared by Aladaco Consulting Inc., to satisfy the requirements of the Federation of Canadian Municipalities (FCM) Green Municipal Fund Community Building Retrofit Feasibility Study Application;

And That the recommendations provided within the GHG Reduction Feasibility Study be directed to staff to consider during future budget discussions.

Report Summary:

Last summer, the Town of Goderich secured funding through FCM's Green Municipal Fund Community Building Retrofit Grant to conduct a feasibility study for the Maitland Recreation Centre and Goderich Wastewater Treatment Plant. The study aimed to explore GHG reduction measures in alignment with FCM's GHG Reduction Pathways Feasibility Study funding requirements, which mandate the following targets:

- **A Minimum Performance Scenario:** Achieve at least 50% GHG reduction by year 10 and at least 80% GHG reduction by year 2045
- **An Aggressive Deep Retrofit Scenario:** Achieve 50% GHG reduction within 5 years and at least 80% GHG reduction by 2045.

Receiving the GHG Reduction Feasibility Study Final Report by Goderich Town Council is the final milestone to fulfill the grant requirements. The study recommends executing the Minimum Performance Scenario at the Maitland Recreation Centre and applying the Aggressive Deep Retrofit Scenario at the Goderich Wastewater Treatment Plant.

Given the various energy conservation capital projects outlined within the GHG Reduction Feasibility Study Final Report that include specified implementation timelines, it is advisable for Goderich Town Council to refer the report to staff for consideration in future budget planning.

Background and Analysis:

In November 2023, the Town of Goderich submitted the pre-application for FCM's Green Municipal Fund Community Building Retrofit Feasibility Study Pathway. This initiative focused on conducting a feasibility study at the Maitland Recreation Centre and Goderich Wastewater Treatment Plant to identify and implement measures to reduce greenhouse gas emissions by at least 50% over 10 years and aim for an 80% reduction over 20 years. Approval of the pre-application phase was granted in February 2024, and the full application was subsequently submitted. In June 2024, full grant approval was received, and Aladaco Consulting Inc. was contracted in August 2024 to execute the feasibility study as per FCM's funding agreement, which spans September 1, 2024, to August 30, 2025.

The following required milestones have been completed over the past year, as per FCM's funding requirements:

- Site Investigations
- Calibrated Energy Modelling
- Workshop #1: Design Workshop with Town of Goderich staff
- Measure Level Analysis
- GHG Reduction Scenario Planning
- Workshop #2: Decision Making Workshop with Town of Goderich staff
- Final Report and Presentation

The GHG Reduction Feasibility Study Final Report, presented by Aladaco Consulting Inc., recommends executing the Minimum Performance Scenario at the Maitland Recreation Centre and applying the Aggressive Deep Retrofit Scenario at the Goderich Wastewater Treatment Plant. It is advisable for Goderich Town Council to refer Aladaco's report, including the recommendations provided, to staff for consideration in future budget planning.

Linkage to the Corporate Strategic Plan (Choose all that apply):

- ☐ No. 1 Safe and Reliable Infrastructure
- ☐ No. 2 Welcoming and Caring Community
- ☐ No. 3 Strong Local Economy
- ☐ No. 4 Good Government
- ☒ No. 5 Environmental Stewardship

Linkage to Asset Management Plan:

This staff report is related to the following within the Town's Asset Management Program (Choose one):

- ☐ Road Network
- ☐ Water Network

And directly impacts (Choose all that apply):

- ☐ State of Good Repair/Replacement
- ☐ Municipal Levels of Service

- ☐ Sanitary Network
- ☐ Storm Network
- ☐ Fleet
- ☐ Facilities
- ☐ Land Improvements
- ☐ Machinery and Equipment

- ☐ Risk Management
- ☐ Growth Impacts
- ☐ Financial Strategy

Financial Impacts and/or Source of Funding:

There is no financial impact associated with this report at the time, as potential energy conservation measures will be incorporated in future budget discussions.

Consulted With:

Deanna Hastie, Director of Corporate Services/Treasurer

Sean Thomas, Director of Community Services, Infrastructure and Operations

Approved By:

Janice Hallahan, Chief Administrative Officer

Andrea Fisher, Director of Legislative Services/Clerk