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**AMO Delegation  
Ministry of Energy and Mines**

<b>Representative:</b>	<b>Hon. Stephen Lecce, Minister Hon. Rudy Cuzzetto, Parliamentary Assistant</b>
<b>Date:</b>	<b>Monday, August 18, 2025</b>
<b>Time:</b>	<b>3:40 PM – 3:55 PM</b>
<b>Location:</b>	<b>The Westin - Cedar Room</b>
<b>Attending:</b>	<b>Saugeen Shores Delegates</b>

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**Summary Ask**

**That the Ministry:**

**Endorse the Town of Saugeen Shores' request for municipal capacity funding as a host community to Bruce Power, aimed at facilitating new energy infrastructure for the Bruce C Project. The Town has established and maintained a longstanding partnership with Bruce Power.**

**Initiate provincial coordination in the Federal Impact Assessment process to enable municipalities to address both positive and negative impacts on health, social, and economic conditions.**

**Summary Issue**

**Growth Readiness to Support New Nuclear:**

Saugeen Shores is the fastest-growing community in Bruce County, housing approximately 30 per cent of Bruce Power's 4,000 plus permanent workers – more than any other municipality in the region - and host to 18 nuclear suppliers.

Provincial capacity funding is critical for local municipalities to support community growth readiness, including required upgrades to infrastructure and services.

This issue was raised:

- In August 2023, an AMO delegation with Minister Todd Smith discussed the significant investment that the Town of Saugeen Shores is making to support the infrastructure needed for future nuclear and clean energy development.



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## Supporting Background

The Town of Saugeen Shores, a host community to Bruce Power, needs to prepare its community for growth, infrastructure investment and increased demand for services as the Bruce C Nuclear Project advances. The Town will be required to make investments to support Bruce Power as an employer, their employees, and the broader community.

Understanding the impact on infrastructure and demand for services tied to a potential Bruce C Project is critical for Saugeen Shores to ensure the Project has a positive socio-economic impact. To achieve this understanding, the Town must be resourced to identify, participate in, comment on and develop projected service impact studies.

Funding for these impact studies represents not simply a matter of municipal self-interest, but an investment in the overall success of this vital energy infrastructure project. By supporting Saugeen Shores in this effort now, all partners will benefit from better alignment, more efficient planning, and ultimately a stronger partnership in service of Ontario's energy future.

Municipal Capacity Funding Outcomes:

1. Support well-informed growth management, ensuring appropriate population allocation and sufficient residential, commercial and industrial land supply.
2. Identify infrastructure gaps before they become barriers to progress.
3. Develop service delivery models that accommodate increased demands.

## Saugeen Shores – Investing in the Future

### Saugeen Shores Aquatic and Wellness Centre

This **\$50-million** construction project will feature a modern facility with an 8-lane, 25-metre pool, leisure pool, walking track, fitness centre, gymnasium, multipurpose rooms, and common areas including change rooms and washrooms. The building will also house municipal offices and Council Chambers. As a regional initiative, it aims to help attract and retain the clean energy workforce to the area.

### Lamont Sports Park

The **\$5.7-million-dollar** project received funding from both the Town and the community, with \$2.5 million contributed through local fundraising activities. The Lamont Sports Park is a multi-field recreational facility located on Concession 6, south of Port Elgin in the Town of Saugeen Shores. This project was initiated in response to population growth within the Town and the need for additional recreational spaces, including ball diamonds that connect to a community trail system.



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## Innovation Park

This **\$4-million Town investment** in the development of an Innovation Park is designed to support and advance the clean energy sector in Saugeen Shores. Innovation Park is founded on the principle that close collaboration among innovators fosters knowledge sharing and cross-disciplinary thinking, driving achievement and innovation. Surrounded by trails, heritage sites, and natural landscapes, the Innovation Park is positioned to become the future location for some of the region's leading innovative companies.

Strategically located at 300 Concession 6 in Port Elgin, the Innovation Park provides **17 lots across 23 acres of fully serviced employment land**. These lots are competitively priced, with incentives available to qualified businesses and convenient access to Highway 21. Proximity to Bruce Power, being only 25 kilometers away, further enhances the Park's suitability for enterprises within the clean energy sector, including medical nuclear isotopes

## Housing

The Town of Saugeen Shores Mayor and Council are committed to increasing attainable and affordable housing. Recognizing that a broader mix of homes will boost supply—particularly for energy sector workers—the Town has taken several steps:

- Introduced Residential Intensification Guidelines to guide residents and staff in developing housing options.
- Identifying and utilizing Town-owned lands for possible sale or housing development.
- Collaborating with Bruce County on a Municipal Housing Allowance to improve local housing access.
- Creating a Housing-Driven Community Planning Permitting and Housing Opportunities System (CPPS). The Town of Saugeen Shores is introducing a CPPS to speed up approvals by combining zoning, site plan, and variance processes, reducing timelines from 90 to 45 days. Backed by Housing Accelerator Funding, this system allows greater flexibility to address local housing needs. A Nodes and Corridors Study will identify key areas for more density and mixed uses.
- Made amendments to the Official Plan and Zoning By-Law to now allow triplexes/fourplexes in most zones, Permitting Additional Residential Units (ARUs) in duplexes/triplexes, lowering parking to one stall per unit with ARU, removing maximum ARU floor area, allowing two detached ARUs on lots over 450 m<sup>2</sup>, in order to further expand affordable housing options.
- Launched Standardized ARU Toolkits and Missing Middle Housing Program – to create toolkits and share architectural plans to simplify and reduce costs for ARUs and missing middle housing. Supported by Bruce Power Seed Funding.



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## **Municipal Roads and Infrastructure**

The Town consistently creates and develops work plans to ensure wise and sustainable investment in infrastructure and development is in place for the long term. Capital projects are a consistent priority to ensure assets are in good condition, are maintained in a safe manner and added to / replaced as needed. All of this foresight results in a community that is the location of choice for the clean energy workforce and next generation employers. We look forward to working alongside the Province to achieve this goal of a new build at Bruce Power while supporting the Town of Saugeen Shores in adjusting its strategies to accommodate this new growth.

## **Provincial Alignment**

The Town of Saugeen Shores is proud to support Ontario's Integrated Energy Plan that aims to build a more affordable, secure, reliable and clean electricity system, particularly through the development of new large-scale nuclear energy such as the proposed Bruce C Project. As home to more Bruce Power employees than any other municipality, we are uniquely placed to support both today and tomorrow's generation of clean energy workers.

- Facilitating attainable and affordable housing options directly supports the Province's mandate to grow and sustain a skilled energy workforce, ensuring sufficient accommodation for employees working at Bruce Power and within the broader clean energy sector.
- Investments in municipal infrastructure and residential growth align with the Province's objectives for modernizing communities to attract and retain energy sector talent, contributing to long-term economic stability and energy innovation.
- By optimizing Town-owned lands and developing strategic housing initiatives, Saugeen Shores is poised to accommodate anticipated population increases driven by energy projects, thus advancing the Province's clean energy and workforce development goals.
- As a host community to 18 nuclear suppliers and over 30 per cent of Bruce Power's 4,000 plus permanent workforce, the Town is uniquely placed to assist the Province in meeting their goal of doubling medical nuclear isotope production by 2030.

## **Saugeen Shores Delegation Members**

Luke Charbonneau	Mayor	mayor@saugeenshores.ca
Bud Halpin	Councilor, Port Elgin Ward	bud.halpin@saugeenshores.ca
Kara Van Myall	CAO	kara.vanmyall@saugeenshores.ca
Jill Roote	Manager of Strategic Initiatives / AMO Contact	jill.roote@saugeenshores.ca



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## **Saugeen Shores: A Growing Rural Community and Host to Bruce Power**

The Town of Saugeen Shores is a host community to Bruce Power housing upwards of 30% of their labour force. Saugeen Shores stands out as a community defined by its unique blend of urban advantages and rural character. As one of Ontario's fastest-growing municipalities, the Town has seen a **16%** increase in population since the last census—nearly three times the provincial average. This momentum, sustained through consecutive census years, illustrates a place where modern conveniences and rural tranquility coexist. The community is attracting families with children under 15 (**27.8%**) and adults aged 25 to 44 (**29.4%**), reflecting the appeal of a setting that offers both the dynamism of a growing town and the welcoming nature of a rural environment.

Economic opportunity in Saugeen Shores is anchored by Bruce Power, Canada's largest nuclear generation station, which supports a balanced, forward-thinking local economy. The Life-Extension Program at Bruce Power has sustained thousands of jobs, drawing talent and expertise from a wide area and fostering a climate where innovation meets the values of small-town living. This integration of industry and community creates an environment where residents benefit from stability and connection—enjoying the best elements of both urban and rural life.

Tourism continues to play a vital role in Saugeen Shores, with seasonal visitors often returning to become part of the community. The population of residents aged 65 and older has grown by **36.2%** since the last census, highlighting the Town's appeal to those seeking a balanced lifestyle post-retirement. Here, newcomers and long-time residents alike find opportunities to enjoy local amenities, outdoor spaces, and a pace of life that complements personal and professional aspirations.

Saugeen Shores' diversity adds further depth to its character. Over **11%** of residents are newcomers to Canada, and nearly **8%** identify as racialized. Close collaboration with Saugeen First Nation, through shared facilities and ongoing projects, reflects a commitment to inclusivity and partnership. Across backgrounds and stages of life, people are drawn to the Town for its balanced mix of opportunities, services, and community spirit.

Today, Saugeen Shores continues to evolve as a regional hub where the richness of urban amenities meets the warmth of rural tradition. This balance—carefully cultivated and naturally present—offers residents and newcomers alike the space to thrive, connect, and enjoy a lifestyle that truly offers the best of both worlds.