



MINUTES

Hespeler Village Business Improvement Area Board Meeting
Hespeler Heritage Centre, 11 Tannery St. E. Cambridge
April 8, 2026, 6:30pm

Committee Members in Attendance:

In-person: Andra Suciu, Mike Napier, Mike Devine, Tim Hilborn

Virtual: Marina Gigovic, Laura Pearce

Regrets:

Saul Resendiz, Cory de Villiers, Natasa de Villiers, Ben Irwin

Guests:

Crystal Bechtel & Bob, Hespeler Reunion 2026

Donna Gelinas, Downtown Cambridge BIA

Meeting Called to Order

The Executive Director welcomed everyone present, online and in-person, and called the April 2026 meeting to order at 6:32pm. No conflicts were declared.

Approval of Minutes: March 2026

Motion moved by: Mike Napier

Seconded by: Marina Gigovic

Abstained: None

In favour:

THAT the March 2026 minutes of the Hespeler Village Business Improvement Area Board Meeting be approved as written.

Hespeler Reunion 2026: Crystal Bechtel & Bob

- The format has stayed the same over the last 30 years but different events are happening this year.
- Complimentary programming for Walk Queen would be ideal.
- Times for events are being fine-tuned. BIA would appreciate a more final schedule to plan Walk Queen events around.
- Food trucks, music, activities will be in the park
- Marina requested a vendor list. They're still looking for more vendors.
- Crystal to follow up about contact for questions about schedule, tickets, etc.
- May 1st - Second fundraiser dance. Tickets still available
- Suggest to have them attend every BIA meeting leading up to the Reunion to provide updates. Kelsey to send Crystal the dates for the May and June meetings.

Downtown Cambridge BIA: Donna Gelinas

- BIA Modernization Project recommendation was for the BIAs to come up with a 3-5 year strategic plan
- Brian Kennedy has secured a vendor, Capacity Canada, to develop the Procedural By-law portion and 3-5 strategic plan for the BIAs combined
- Downtown Cambridge BIA and Preston BIA have both approved their portions
- Cost is shared among all three Cambridge BIAs; 55% to be paid by Downtown Cambridge (Galt), 35% by Preston Town Centre and 10% by Hespeler Village
- The City of Cambridge has agreed to cover 50% of the cost. This also qualifies for 50/50 funding from the City to halve this cost a second time.
- Total cost for the Hespeler Village BIA would be \$438.75.
- Goal is to have this completed by the time the BIA Modernization project finishes up which was originally intended for end of May but has been pushed back.
- Mike wants Laura to confirm whether this funding from the City of Cambridge can be approved within 6 months of the election period. Laura to follow up with Donna regarding this once she finds out from the City Clerk.
- Doodle poll will go out to invite Executive teams from the three BIAs to the working meetings with Capacity Canada.

Motion to approve Hespeler Village's cost of \$438.75 for a combined strategic plan by Capacity Canada for all three Cambridge BIAs.

Moved by: Tim Hilborn

Seconded by: Andra

All in favour: All

Abstained: None

Motion carried.

Councillor Update: Mike Devine

- Election season is coming up so be aware of certain actions occurring leading up to it.
- Encourage the board to ask the Hespeler Reunion committee any questions to ensure we have what we need to support it.
- Concern about construction and how it might affect the Reunion.
- Concern raised about the Hespeler businesses not being aware of the impact of this event and what they need to do to prepare.
- Kelsey to email the businesses more details.

City Update: Laura Pearce

- Garbage collection meeting rescheduled for next week. Andra or Marina to attend to discuss the feedback they collected during conversations with businesses.
- City Clerk update for general election - advised to follow the same process from elections in 2022. The new term will take place at September AGM. Nominations open 3 weeks prior to this meeting. Marketing to begin prior to that. This process will be consistent across all three BIAs. Nominations will open Friday, August 14th at 8:30am and close Friday, September 4 at 4:30pm. Elections would officially happen at the September AGM. The new board would formally be appointed by the new term of council in November or December. Laura is waiting

for clarification from the City Clerk as to what it looks like between the AGM and the formal appointment of the boards. This will be an open call for nominations for business and property owners within the Hespeler Village BIA boundary to put their name forward to become a Hespeler BIA Board member for the next four-year term. Will be hosted on the City of Cambridge website, shared on socials, and posted on the Hespeler BIA website and to be promoted with property and business owners. Marina requested that this information be provided by letter to the property & business owners. Laura proposed the BIA to go door knocking to provide this information and to welcome new businesses.

Motion to approve the BIA Board Election period of August 14, 2026 at 8:30am to September 4, 2026 at 430pm with elections officially taking place at the September AGM.

Moved by: Marina Gigovic

Seconded by: Tim Hilborn

In favour: All

Abstained: None

Motion carried.

- Confirmed that the Hespeler BIA Board can formally appoint Andra Suciu as a board member without going to a by-election.

Motion to welcome Andra Suciu to the Hespeler Village BIA Board in an official capacity for the remainder of the 2026 term.

Moved by: Mike Devine

Seconded by: Tim Hilborn

In favour: All

Abstained: None

Motion carried.

- Laura to provide Andra more details at the next BIA meeting.
- Reminder to get road closure and event permits in ASAP - 30 days prior to event date for closure and 60 days for events/activities.
- Hespeler Beehives: Looking for details - who purchased them, was it a BIA or City initiative, are there any in storage still. Mike Devine advised that during Queen St construction eight years ago, they were removed and never put back up. Some were stored at Mike's house temporarily. A city staff member came to pick them up to go to City storage but they have since gone missing. One is at the Hespeler Heritage Centre. Tim Hilborn confirmed they were purchased by the BIA as he was Chair at the time.

Treasurer Update - Ben Irwin

- Chequeing balance = \$19,683.33, down \$2,674.17 which is a result of the Canada Post box renewal reimbursement and fees for the Executive Director.
- Savings balance = \$15,739.55 with a change of \$42.60.

Executive Director - Kelsey Vere

- Decreased hosting plan according to March's motion. Kelsey requested to be reimbursed for the cost to renew with the lower plan, \$462.23.

Motion to reimburse Kelsey for \$462.23, the cost of website hosting charges she incurred.

Moved: Mike Napier

Seconded: Tim Hilborn

All in favour

Abstained: None

Motion carried.

- Google Workspace renewal cost was \$124.75.

Motion to reimburse Kelsey for \$124.75, the cost of the Google Workspace renewal charges she incurred.

Moved by: Mike Devine

Seconded by: Marina Gigovic

In favour: All

Abstained: None

Motion carried.

Other Updates:

- New business: Sushi Plaza coming soon, The Village Social opened up an event space, Hespeler Village Optometry opened up at 14 Queen St E
- Signage Grant for Sushi Plaza will be postponed to May's BIA meeting when Cory is in attendance and can speak to the specs.
- Waterloo Regional Police Services met with Hespeler, Downtown Cambridge and Preston BIA Executives and requested we share details with property and business owners of:
 - CamSafe - a database of the contact information for businesses who have security footage available so WRPS can reach out if there is ever a need for footage in the area. Suggested that Hespeler Village BIA businesses register.
 - Non-emergent phone number for Downtown Visibility Officer that businesses within the BIA boundary can leave a voicemail or text with issues occurring. Police presence is planned based on activity reported, so please report what you see: 226-898-2605 monitored weekdays 8am - 4pm
 - Trespass form, if businesses fill out and submit, it allows WRPS to take action on crime happening on your property without needing your permission first. Allows WRPS to act quicker. If interested, please fill out the form.
- City creating a postcard for BIAs to hand out to downtown businesses with information for who to contact for clutter, debris, noise concerns, by-law concerns, WRPS non-emergency phone number, garbage collection contact details, etc.
- Mike Napier had an issue with patio expansion online request form. It redirected him to a site that doesn't work. Tried contacting Chad by phone but no response yet. Laura to look into the issue with the website and connect Chad with Mike N.

Next Meeting

Next meeting is set for May 13, 2026 at 6:30pm at Company of Neighbours, 11 Tannery St. E, Cambridge.

Close of Meeting:

Moved by: Mike Devine

Seconded by: Mike Napier

In favour: All

THAT the April 8, 2026 meeting of the Hespeler Village BIA Board does now adjourn at 8:05pm.

Chair – HESPELER BIA

Recording Secretary