



**CITY OF VAUGHAN  
COUNCIL MEETING  
AGENDA**

Tuesday, December 13, 2022

1:00 p.m.

Council Chamber

2nd Floor, Vaughan City Hall

2141 Major Mackenzie Drive

Vaughan, Ontario

Territorial Acknowledgement Statement (prior to the commencement of the meeting)

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3. ENFORCEMENT OPTIONS FOR UNLAWFUL USES OF AGRICULTURAL LANDS	

4. A CULTURE AND HERITAGE CENTRE FEASIBILITY STUDY
5. NORTH MAPLE REGIONAL PARK KEELE STREET TRAFFIC CONTROL SIGNALS
6. LARGE VEHICLE PROHIBITION ON LOCAL ROADS IN BLOCK 61
7. SPECIAL COUNCIL (CLOSED SESSION) EDUCATION AND TRAINING SESSION – DECEMBER 7, 2022
8. OFFICIAL OPENING OF THE SPORTS VILLAGE SKATE TRAIL
9. PRESENTATION – ERIK VENEMAN, DIRECTOR, DISTRIBUTED ENERGY SOLUTIONS, ALECTRA UTILITIES – MUNICIPAL SUPPORT RESOLUTION FOR INDEPENDENT ELECTRICITY SYSTEM OPERATOR (IESO)
10. OTHER MATTERS CONSIDERED BY THE COMMITTEE
  1. RECESS INTO CLOSED SESSION
2. COMMITTEE OF THE WHOLE (PUBLIC MEETING) REPORT NO. 44 31
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  2. 2668654 ONTARIO INC. OFFICIAL PLAN AMENDMENT FILE OP.20.010 ZONING BY-LAW AMENDMENT FILE Z.20.031 VICINITY OF KIPLING AVENUE AND WOODBRIDGE AVENUE
  3. RIOCAN REAL ESTATE INV TRUST OFFICIAL PLAN AMENDMENT FILES OP.22.002 & OP.22.005 3555 HIGHWAY 7, 7501, 7575, 7601 & 7621 WESTON ROAD, 10, 11, 20, 21, 30, 31, 40, 41, 55 & 67 COLOSSUS DRIVE AND 16, 21, 30 & 31 FAMOUS ROAD VICINITY OF HWY 7 & WESTON ROAD
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  8. APPOINTMENT OF TOURISM VAUGHAN CORPORATION BOARD OF DIRECTORS FOR 2022-2026 TERM
  9. ANNUAL GRANT REPORT 2022
  10. ECONOMIC DEVELOPMENT COUNCIL PROCLAMATIONS - 2023
  11. IMPLEMENTATION OF EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE FINDINGS REPORT RECOMMENDATIONS
  12. STATUTORY COMMITTEES AND BOARDS FOR THE 2022-2026 TERM OF COUNCIL
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14. PROCLAMATION REQUESTS - AMYLOIDOSIS AWARENESS MONTH AND REENA'S 50TH ANNIVERSARY
15. VAUGHAN HEALTHCARE CENTRE PRECINCT ADVISORY TASK FORCE FINDINGS REPORT (TRANSMITTAL)
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20. STRENGTHENING VAUGHAN BY RECOGNIZING CAUSES, EVENTS AND COMMEMORATIONS OF SIGNIFICANCE
21. WEB SUMMIT 2022 AND INTERNATIONAL ECONOMIC RELATIONS PROGRAM – 2023
22. VAUGHAN FIRE AND RESCUE SERVICE 2021 ANNUAL REPORT
23. NON-STATUTORY COMMITTEES FOR THE 2022-2026 TERM OF COUNCIL
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27. CEREMONIAL PRESENTATION – 2022 VAUGHAN ACCESSIBILITY CHAMPION AWARD
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1. ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-22-004083 G GROUP MAJOR MACKENZIE INC. 3812 MAJOR MACKENZIE DRIVE WEST FILES: OP.21.019 AND Z.21.040
2. ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-21-001221 919819 ONTARIO LTD. AND 1891445 ONTARIO INC. 5217 AND 5225 HIGHWAY 7, AND 26 AND 32 HAWMAN AVENUE FILES: OP.18.008 AND Z.18.013
3. ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-21-001045 VELMAR CENTRE PROPERTY LIMITED 4101 RUTHERFORD ROAD FILES: OP.19.003, Z.19.008 AND DA.19.042

8. ADOPTION OF ITEMS NOT REQUIRING SEPARATE DISCUSSION

9. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION

10. STAFF COMMUNICATIONS

11. BY LAWS / FORMAL RESOLUTIONS

1. BY-LAW NUMBER 257-2022  
(Delegation By-law 005-2018)

A By-law to assume Municipal Services associated with the Jane-Ruth Development Inc. External Services (related file DA.04.023).

2. BY-LAW NUMBER 258-2022  
(Delegation By-law 005-2018)

A By-law to dedicate certain lands as part of the public highway.  
(Beverley Glen Boulevard, DA.19.011)

3. BY-LAW NUMBER 259-2022  
(Delegation By-law 005-2018)

A By-law to dedicate certain lands as part of the public highway.  
(Cityview Boulevard, DA.21.002)

4. BY-LAW NUMBER 260-2022  
(Delegation By-law 005-2018)

A By-law to exempt parts of Plan 65M-2857 from the provisions of Part Lot Control. (PLC.22.007, Sunfield Homes (Hwy 27) Ltd., located at the northeast corner of Regional Road 27 and Martin Grove Road, being Blocks 255, 256, 257 and 258, on Registered Plan 65M-2857, in Part of Lot 13, Concession 8, City of Vaughan.)

5. BY-LAW NUMBER 261-2022  
(Council, May 17, 2022, Item 14, Committee of the Whole, Report No. 24)

A By-law to amend City of Vaughan By-law 001-2021. (located on the northwest corner of Langstaff Road and Highway 27, municipally known as 6100 Langstaff Road and legally described as Part of Lot 11, Concession 9, in the City of Vaughan.)

6. BY-LAW NUMBER 262-2022  
(Council, June 28, 2022, Item 17, Committee of the Whole, Report No. 30)

A By-law to amend City of Vaughan By-law 1-88, as amended by By-law 120-2010. (Z.20.024, Related Files: 19T-20V004, Z.10.031, 19T-10V004, Nashville Major Developments Inc., located north of Major Mackenzie Drive and east of Huntington Road, in Part of Lots 21 and 22, Concession 9, City of Vaughan.)

7. BY-LAW NUMBER 263-2022  
(Item 2, Committee of the Whole, Report No. 43)

A By-law to Stop Up and Close the portion of Barons Street located at east of Barons Street and the north of East Corner Boulevard.

**12. CONFIRMING BY LAW**

**13. MOTION TO ADJOURN**

ALL APPENDICES ARE AVAILABLE FROM THE CITY CLERK'S OFFICE  
PLEASE NOTE THAT THIS MEETING WILL BE AUDIO RECORDED  
AND VIDEO BROADCAST

[www.vaughan.ca](http://www.vaughan.ca) (Agendas, Minutes and Live Council Broadcast)



**CITY OF VAUGHAN  
COUNCIL MINUTES  
NOVEMBER 29, 2022**

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**CITY OF VAUGHAN**

**COUNCIL MEETING**

**TUESDAY, NOVEMBER 29, 2022**

**MINUTES**

Council convened in the Municipal Council Chamber in Vaughan, Ontario, at 1:00 p.m.

The following members were present:

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Steven Del Duca, Mayor, Chair	X	
Regional Councillor Mario Ferri	X	
Regional Councillor Gino Rosati	X	
Regional Councillor Mario G. Racco	X	
Councillor Marilyn Iafrate		X
Councillor Adriano Volpentesta	X	
Councillor Rosanna DeFrancesca		X
Councillor Chris Ainsworth	X	
Councillor Gila Martow	X	

**129. CONFIRMATION OF AGENDA**

MOVED by Regional Councillor Ferri  
seconded by Councillor Volpentesta

THAT the agenda be confirmed.

CARRIED

**130. DISCLOSURE OF INTEREST**

Councillor Iafrate declared an interest with respect to Item 6, Report No. 38, of the Committee of the Whole - RUTHERFORD LAND DEVELOPMENT CORP. DRAFT PLAN OF SUBDIVISION FILE 19T-18V001, SITE DEVELOPMENT FILE DA.19.010 - VICINITY OF RUTHERFORD ROAD AND JANE STREET, as a member of her family has purchased a unit in Phase 1 of that complex.

Having previously declared an interest Councillor Iafrate did not take part in the discussion or vote on the foregoing matter.



## **COUNCIL MEETING MINUTES – NOVEMBER 29, 2022**

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### **131. ADOPTION OR CORRECTION OF MINUTES**

MOVED by Councillor Martow  
seconded by Councillor Ainsworth

THAT the minutes of the Council meeting of September 28, 2022, the Inaugural Council meeting of November 15, 2022 and the Special Council meeting of November 23, 2022, be adopted as presented.

CARRIED

### **132. COMMUNICATIONS**

MOVED by Regional Councillor Ferri  
seconded by Councillor Ainsworth

THAT Communications C1 to C6 inclusive be received and referred to their respective items on the agenda.

CARRIED

### **133. DETERMINATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

The following items were identified for separate discussion:

Committee of the Whole Report No. 38

Item 6

Committee of the Whole (Closed Session) Report No. 39

Items 2 and 3

Special Committee of the Whole (Working Session) Report No. 42

Item 2

MOVED by Councillor Volpentesta  
seconded by Regional Councillor Rosati

THAT Items 1 to 28 of the Committee of the Whole Report No. 38, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 3 of the Committee of the Whole (Closed Session) Report No. 39, with the exception of the items identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

## **COUNCIL MEETING MINUTES – NOVEMBER 29, 2022**

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THAT Items 1 to 6 of the Committee of the Whole (Public Meeting) Report No. 40, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 and 2 of the Committee of the Whole (Working Session) Report No. 41, BE APPROVED and the recommendations therein be adopted; and

THAT Items 1 to 3 of the Special Committee of the Whole (Working Session) Report No. 42, with the exception of the items identified for separate discussion, BE APPROVED and the recommendations therein be adopted.

CARRIED

### **134. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

#### **COMMITTEE OF THE WHOLE REPORT NO. 38**

(Refer to Committee Report for complete recommendations and documentation on all Committee items.)

ITEM - 6 RUTHERFORD LAND DEVELOPMENT CORP. DRAFT PLAN OF SUBDIVISION FILE 19T-18V001, SITE DEVELOPMENT FILE DA.19.010 - VICINITY OF RUTHERFORD ROAD AND JANE STREET

MOVED by Councillor Volpentesta  
seconded by Regional Councillor Rosati

THAT Item 6, Committee of the Whole Report No. 38, be adopted without amendment.

CARRIED

*Councillor Marilyn Iafrate declared an interest with respect to this matter as a member of her family has purchased a unit in Phase 1 of that complex and did not take part in the discussion or vote on the matter.*

#### **COMMITTEE OF THE WHOLE (CLOSED SESSION) REPORT NO. 39**

(Refer to Committee Report for complete recommendations and documentation on all Committee items.)

ITEM - 3 REGULATION OF LOUNGES / NIGHT CLUBS

MOVED by Councillor DeFrancesca  
seconded by Councillor Volpentesta

## **COUNCIL MEETING MINUTES – NOVEMBER 29, 2022**

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THAT Item 3, Committee of the Whole (Closed Session) Report No. 39, be adopted as amendment and the confidential recommendations made public upon Council ratification.

By approving the recommendations contained in the report of the Deputy City Manager, Community Services, dated November 22, 2022.

CARRIED

### **SPECIAL COMMITTEE OF THE WHOLE (WORKING SESSION) REPORT NO. 42**

(Refer to Committee Report for complete recommendations and documentation on all Committee items.)

ITEM - 2 BILL 23, MORE HOMES BUILT FASTER ACT, 2022

MOVED by Councillor DeFrancesca  
seconded by Councillor Ainsworth

THAT Item 2, Special Committee of the Whole (Working Session) Report No. 38, be adopted and amended, as follows:

By approving the recommendation contained in the report of the Deputy City Manager, Legal and Administrative Services & City Solicitor; the Deputy City Manager, Planning and Growth Management; the Deputy City Manager, Infrastructure Development and the Deputy City Manager, Corporate Services, City Treasurer and Chief Financial Officer, dated November 23, 2022, subject to approving the following in accordance with Communication C5, memorandum (Report) from the aforementioned staff, dated November 29, 2022, as follows:

1. That staff report “City of Vaughan’s Response to Bill 23” be received; and
2. That a copy of this report be submitted to the Province of Ontario as the City’s comments to Bill 23; and

By receiving Communication C3 from Claire Malcolmson, Rescue Lake Simcoe Coalition, Primeau Drive, Aurora, dated November 24, 2022.

CARRIED

*Refer to Minute No. 136 for further disposition regarding this matter.*

## **COUNCIL MEETING MINUTES – NOVEMBER 29, 2022**

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**135. RECONSIDERATION OF ITEM 2  
SPECIAL COMMITTEE OF THE WHOLE (WORKING SESSION),  
REPORT NO. 42  
BILL 23, MORE HOMES BUILT FASTER ACT, 2022**

Moved by Regional Councillor Racco  
seconded by Regional Councillor Ferri

That Item 2, Special Committee of the Whole (Working Session), Report No. 42,  
be reconsidered.

CARRIED UPON A 2/3 VOTE

**136. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

**SPECIAL COMMITTEE OF THE WHOLE (WORKING SESSION) REPORT NO.  
42**

(Refer to Committee Report for complete recommendations and documentation on  
all Committee items.)

ITEM - 2 BILL 23, MORE HOMES BUILT FASTER ACT, 2022

MOVED by Councillor Iafrate  
seconded by Regional Councillor Racco

THAT Item 2, Special Committee of the Whole (Working Session), be  
adopted and amended, as follows:

By approving that a meeting be convened with the local MPP's to discuss  
the impact and solutions with respect to Bill 23.

CARRIED AS AMENDED

**137. RESOLUTION TO RESOLVE INTO CLOSED SESSION**

MOVED by Councillor DeFrancesca  
seconded by Councillor Martow

That Council resolve into Closed Session for the purpose of discussing the  
following matter:

1. WEST RUTHERFORD PROPERTIES INC  
OFFICIAL PLAN AMENDMENT FILE OP.11.012  
ZONING BY-LAW AMENDMENT FILE Z.11.043  
SITE DEVELOPMENT FILE DA.11.114  
3660 RUTHERFORD ROAD

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VICINITY OF RUTHERFORD ROAD AND VELLORE WOODS  
BOULEVARD

(Committee of the Whole (Closed Session) Report No. 39, Item 2)  
(solicitor/client privilege)

CARRIED

Council recessed at 1:33 p.m.

MOVED by Regional Councillor Ferri  
seconded by Councillor Ainsworth

THAT Council reconvene at 1:58 p.m.

CARRIED

Council reconvened at 1:58 p.m. with the following members present:

Steven Del Duca, Mayor, Chair  
Regional Councillor Mario Ferri  
Regional Councillor Gino Rosati  
Councillor Adriano Volpentesta  
Councillor Rosanna DeFrancesca  
Councillor Chris Ainsworth  
Councillor Gila Martow

### **138. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

#### **COMMITTEE OF THE WHOLE (CLOSED SESSION) REPORT NO. 39**

(Refer to Committee Report for complete recommendations and documentation on all Committee items.)

ITEM - 2 WEST RUTHERFORD PROPERTIES INC. OFFICIAL PLAN  
AMENDMENT FILE OP.11.012, ZONING BY-LAW  
AMENDMENT FILE Z.11.043, SITE DEVELOPMENT FILE  
DA.11.114 - 3660 RUTHERFORD ROAD, VICINITY OF  
RUTHERFORD ROAD AND VELLORE WOODS  
BOULEVARD

MOVED by Councillor DeFrancesca  
seconded by Councillor Volpentesta

THAT Item 2, Committee of the Whole (Closed Session) Report No. 39, be adopted and amended, as follows, and the confidential recommendations made public upon Council ratification:

## COUNCIL MEETING MINUTES – NOVEMBER 29, 2022

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By approving the confidential recommendation of the November 29, 2022 Council (Closed Session), as follows:

1. That Staff be directed to proceed with Option 4 - Plover Heights Extension full-moves intersection at Hawkview Blvd as outlined in Communication C6;

By approving the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated November 22, 2022; and

By receiving Communication C6, confidential memorandum from the Deputy City Manager, Infrastructure Development and the Deputy City Manager, Administrative Services and City Solicitor, dated November 29, 2022.

CARRIED

### 139. **BY-LAWS**

MOVED by Councillor Ainsworth  
seconded by Regional Councillor Rosati

By approving the recommendations in Communication C1, memorandum from Deputy City Manager, Planning and Growth Management, dated November 24, 2022, as it relates to By-Law 254-2022; and

THAT the following by-laws be enacted:

BY-LAW NUMBER 232-2022      A By-law to dedicate certain lands as part of the public highway. (Millway Avenue, Portage Parkway (Block 30), Part of Lots 6 and 7, Concession 5) (Delegation By-law 005-2018)

BY-LAW NUMBER 233-2022      A By-law to dedicate certain lands as part of the public highway and to repeal By-law 79-81. (Ashbridge Circle, Part 19 on M-1943) (Delegation By-law 005-2018)

BY-LAW NUMBER 234-2022      A By-law to assume Municipal Services in respect of Registered Plan 65M-4244. (Woodland Valley Subdivision Phase 3, 19T-92020) (Delegation By-law 005-2018)

BY-LAW NUMBER 235-2022      A By-law to assume Municipal Services in respect of Registered Plan 65M-4396. (1275620 Ontario Inc. Phase 3 Subdivision, 19T-02V10) (Delegation By-law 005-2018)

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- BY-LAW NUMBER 236-2022 A By-law to assume Municipal Services in respect of Registered Plan 65M-4599. (Nido Residential Subdivision, 19T-15V004) (Delegation By-law 005-2018)
- BY-LAW NUMBER 237-2022 A By-law to amend the Consolidated Traffic By-Law 284-94, as amended, to govern and control traffic in the City of Vaughan. (Delegation By-law 005-2018)
- BY-LAW NUMBER 238-2022 A By-law to amend the Consolidated Traffic By-law 284-94, as amended, to govern and control traffic in the City of Vaughan and to repeal By-law 002-2013. (Item 9, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 239-2022 A By-law of The Corporation of the City of Vaughan to amend Fees and Charges By-law 158-2021, as amended. (Items 10, 11, 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 240-2022 A By-law of The Corporation of the City of Vaughan to amend Administrative Monetary Penalties By-law 063-2019, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 241-2022 A By-law of The Corporation of the City of Vaughan to amend Encroachment By-law 034-2017, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 242-2022 A By-law of The Corporation of the City of Vaughan to amend Fire Burn Permit By-law 149-99, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 243-2022 A By-law of The Corporation of the City of Vaughan to amend Newspaper Box By-law 372-2004, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 244-2022 A By-law of The Corporation of the City of Vaughan to repeal Pesticide By-law 88-2008, as amended. (Item 12, Committee of the Whole, Report No. 38)

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- BY-LAW NUMBER 245-2022 A By-law of The Corporation of the City of Vaughan to amend Property Standards By-law 231-2011, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 246-2022 A By-law of The Corporation of the City of Vaughan to amend Sign By-law 140-2018, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 247-2022 A By-law of The Corporation of the City of Vaughan to repeal Wrecking Yards By-law 2549-1961, as amended. (Item 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 248-2022 A By-law to amend the Business Licensing By-law, as amended, to:
- update by-law references;
  - to state that photographs are required to be submitted with applications for certain mobile and stationary business licence applications;
  - to confirm that directors of corporations must submit criminal background checks in their applications for adult entertainment parlours, body rub parlours and second hand goods licence;
  - to state that applicants for body rub parlour operator licences are required to submit a criminal background check and identification as part of their applications; and
  - to license snowplow contractors.
- (Items 11, 12, Committee of the Whole, Report No. 38)
- BY-LAW NUMBER 249-2022 A By-law to amend City of Vaughan By-law 1-88. (Z.16.018, Related File 19T-16V003, Blocks 45, 46 and 47, Plan 65M-4550, Celvin Estates Inc., located north of Major Mackenzie Drive and west of Weston Road, in Part of Lots 21 and 22, Concession 6, City of Vaughan.) (Council, September 28, 2022, Item 2, Committee of the Whole, Report No. 32)
- BY-LAW NUMBER 250-2022 A By-law to amend City of Vaughan By-law 001-2021, as amended by By-law 058-2022. (Z.22.021, Related Files: Z.20.030, DA.20.053, 2118349 Ontario Inc., located at the northwest corner of Langstaff Road and Huntington Road,



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in Part of Lot 11, Concession 10, City of Vaughan, and known municipally as 8554 Huntington Road.) (Council, March 22, 2022, Item 18, Committee of the Whole, Report No. 12)

BY-LAW NUMBER 251-2022 A By-law to amend City of Vaughan By-law 1-88, as amended by By-law 059-2022. (Z.22.021, Related Files: Z.20.030, DA.20.053, 2118349 Ontario Inc., located at the northwest corner of Langstaff Road and Huntington Road, in Part of Lot 11, Concession 10, City of Vaughan, and known municipally as 8554 Huntington Road.) (Council, March 22, 2022, Item 18, Committee of the Whole, Report No. 12)

BY-LAW NUMBER 252-2022 A By-law to amend City of Vaughan By-law 1-88. (Z.21.014, Related File OP.21.010, York Major Holdings Inc., located at 10,000 Dufferin Street (a portion of) on the east side of McNaughton Road East, part of Lots 21 and 22 Concession 3, City of Vaughan.) (Council, September 28, 2022, Item 5, Committee of the Whole, Report No. 36)

BY-LAW NUMBER 253-2022 A By-law to adopt Amendment Number 91 to the Vaughan Official Plan 2010 for the Vaughan Planning Area. (OP.21.010, Related File Z.21.014, York Major Holdings Inc., located at 10,000 Dufferin Street (a portion of) on the east side of McNaughton Road East, north of Major Mackenzie Drive West, part of Lots 21 and 22, Concession 3, in the City of Vaughan.) (Council, September 28, 2022, Item 5, Committee of the Whole, Report No. 36)

BY-LAW NUMBER 254-2022 A By-law to amend City of Vaughan By-law 1-88, as amended by By-law 052-2019 and to rescind By-law 216-2022, being a prior by-law to amend By-law 052-2019. (Z.18.021, Related File OP.18.014, 2748355 Canada Inc., located on the south side of Interchange Way and west of Jane Street in Part of Lot 4, Concession 5, in the Vaughan Metropolitan Centre, City of Vaughan.) (Council, May 1, 2019, Item 3, Committee of the Whole, Report No. 14)

## COUNCIL MEETING MINUTES – NOVEMBER 29, 2022

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BY-LAW NUMBER 255-2022      A By-law to amend City of Vaughan By-law 069-2019, being a By-law to establish procedures for the City of Vaughan Committee of Adjustment. (Item 14, Committee of the Whole, Report No. 38)

CARRIED

### 140. **CONFIRMING BY-LAW**

MOVED by Regional Councillor Ferri  
seconded by Councillor Ainsworth

THAT By-law Number 256-2022, being a by-law to confirm the proceedings of Council at its meeting on November 29, 2022, be enacted.

CARRIED

### 141. **ADJOURNMENT**

MOVED by Councillor Volpentesta  
seconded by Councillor DeFrancesca

THAT the meeting adjourn at 1:59 p.m.

CARRIED

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Steven Del Duca, Mayor

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Todd Coles, City Clerk



**CITY OF VAUGHAN  
REPORT NO. 43 OF THE  
COMMITTEE OF THE WHOLE**

*For consideration by the Council  
of the City of Vaughan  
on December 13, 2022*

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The Committee of the Whole met at 1:01 p.m., on December 6, 2022.

Present:

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Regional Councillor Mario Ferri, Chair	X	
Regional Councillor Linda Jackson, Deputy Mayor	X	
Regional Councillor Gino Rosati	X	
Regional Councillor Mario G. Racco	X	
Councillor Marilyn Iafrate	X	
Councillor Adriano Volpentesta	X	
Councillor Rosanna DeFrancesca	X	
Councillor Chris Ainsworth	X	
Councillor Gila Martow	X	

**1. 1529749 ONTARIO INC. (TORGAN GROUP) PHASE 1 ZONING BY-LAW AMENDMENT FILE Z.20.019 7700 BATHURST STREET VICINITY OF BATHURST STREET AND CENTRE STREET**

**The Committee of the Whole recommends:**

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management dated December 6, 2022, be approved; and**
- 2) That the following Communications be received:**
  - C3. Joe Hoffman, Goodmans LLP, Bay Street, Toronto, dated December 5, 2022; and**
  - C4. Mary Flynn-Guglietti, McMillan LLP, Bay Street, Toronto, dated December 5, 2022.**

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FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022**

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**Recommendations**

THAT the Ontario Land Tribunal ('OLT') be advised that Vaughan Council ENDORSES the following Recommendations:

1. THAT Zoning By-law Amendment File Z.20.019 (1529749 ONTARIO INC.) BE APPROVED, to amend Zoning By-Law 1-88 to rezone the Subject Lands shown on Attachment 1, from "C2 General Commercial Zone" to "RA3 Apartment Residential Zone" with a Holding Symbol ("H"), together with the site-specific zoning exceptions identified in Table 1 of this report.
2. That the Holding Symbol "H" shall not be removed from Phase 1 of the Subject Lands or any portion thereof, until the following conditions are addressed to the satisfaction of the City:
  - a. The Owner shall successfully obtain approval of a Site Development Application, to the satisfaction of the City.
  - b. The Owner shall enter into a Development Agreement, or any other arrangements satisfactory to the City, to satisfy all conditions, financial or otherwise, of the City with regard to such matters the municipality may consider necessary including payment of the development levies, the provision of roads, parks, walkways and municipal services, design and construction of external sanitary sewer, as well as land conveyance for the potential widening of North Promenade containing daylight triangles, 0.3m reserves, flarings, and any auxiliary turning lanes per applicable standards, landscaping and fencing. The said agreement shall be registered against the lands to which it applies and to the satisfaction of the City.
  - c. In accordance with the City's Sewer Use By-law, the Owner shall obtain written authorization in the form of a private easement from the owner of the lands abutting to the south for the purposes of directing overland flow drainage and storm sewer discharge to the said adjacent lands and private sewers located thereon, all to the satisfaction of the City. The said private easement shall identified on a reference plan and registered on title.

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- d. The Owner shall enter into a cost sharing agreement to the satisfaction of the City with the benefitting landowners in the Promenade Centre Secondary Plan Area.
  - e. The Owner shall demonstrate that proper access to the Phase 1 subject lands is feasible and available to the satisfaction of the City.
    - The Owner shall provide a title opinion from the solicitors of the owners of Promenade Circle confirming that existing easement registered on title permits the continued use of the easement for the high-rise mixed-use development including access, the creation of a new driveway and construction activities related to the development. If the existing easement is not sufficient the Owner shall obtain a new easement that permits such until such time that as appropriate segments on the Promenade Centre Secondary Plan transportation network are constructed and the development has access to full moves intersection to the satisfaction of the City.
  - f. Water and sanitary servicing capacity shall be identified and allocated by Vaughan Council for the Development.
3. THAT the implementing Zoning By-law Amendment include the following provisions:
- a. Site-specific parking requirements for Residential Parking shall be 0.7 spaces/unit;
  - b. Site-specific parking requirements for Visitor Parking shall be 0.2 spaces/unit;
  - c. Eating establishments within the commercial area, cannot be greater than 20% of the commercial GFA;
  - d. The minimum driveway width shall be 7.5 m at the property line;
  - e. No shared-parking opportunity exists between the required number of residential visitor spaces and retail visitor spaces;
  - f. Parking shall be provided for any outdoor patios in accordance with the requirements of zoning by-law 1-88; and
  - g. The minimum parking space width shall be 2.6 m.

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4. THAT should the Ontario Land Tribunal ('OLT') approve Zoning By-law Amendment File Z.20.019, either in whole or in part, that the OLT withhold its final Order on until such a time that:
  - a. The implementing Zoning By-law Amendment is prepared to the satisfaction of the City; and
5. THAT the Owner be permitted to apply for a Minor Variance Application(s) to the Vaughan Committee of Adjustment, if required, before the second anniversary of the day on which the implementing Zoning By-law for the subject lands comes into effect, to permit minor adjustments to the implementing Zoning By-law, if required.
6. THAT City of Vaughan Staff be directed to attend the OLT proceedings in support of the Recommendations contained in this report for Zoning By-law Amendment File Z.20.019.

**2. ROAD CLOSURE - PART OF BARONS STREET**

**The Committee of the Whole recommends approval of the recommendation contained in the report of the Deputy City Manager, Infrastructure Development, dated December 6, 2022:**

**Recommendations**

1. That portions of Barons Street located on the north-east corner of East's Corners Boulevard and Barons Street legally described as Part of Barons Street, Plan 65M-4373, designated as Parts 2, 3 and 4 on Reference Plan 65R-34793, as shown on Attachment #1, be approved to be stopped up and closed; and
2. That Council enact By-law to Stop Up and Close the Lands.

**3. ENFORCEMENT OPTIONS FOR UNLAWFUL USES OF AGRICULTURAL LANDS**

**The Committee of the Whole recommends:**

- 1) **That the recommendations of the Committee of the Whole (Closed Session) be approved;**
- 2) **That comments from the following speakers and Communications be received:**
  1. **Ms. Alexandra Ne, King Vaughan Road, Woodbridge;**

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2. Ms. Mina Zeppieri, King Vaughan Road, Vaughan, and C5, dated December 4, 2022;
  3. Ms. Giovanna Luciani, Cold Creek Road, Kleinburg;
  4. Ms. Christina Oddi, King Vaughan Road, Woodbridge;
  5. Mr. John Bartella, Diana Drive, Nobleton;
  6. Ms. Maria Perrella, Cooperage Road, Kleinburg, representing her parents residing at Highway 27, Vaughan;
  7. Mr. Eric Sant, Cold Creek Road, Kleinburg;
  8. Mr. Ron Sant, Cold Creek Road, Kleinburg;
  9. Mr. Mark Tenaglia, Albion Vaughan Road, Kleinburg;
  10. Mr. Ranjit Lallie, Old Castlemore Road, Vaughan, and C6 submitted at the meeting; and
  11. Mr. Mark Hopkins, Cold Creek Road, Kleinburg;
- 3) That Communication C1, Confidential Memorandum from the Deputy City Manager, Legal and Administrative Services & City Solicitor, dated December 6, 2022, be received; and
- 4) That the report of the Deputy City Manager, Planning and Growth Management dated December 6, 2022, be received.

**Recommendation**

1. That this report be received for information.

**4. A CULTURE AND HERITAGE CENTRE FEASIBILITY STUDY**

**The Committee of the Whole recommends approval of the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated December 6, 2022:**

**Recommendations**

1. THAT Council endorse the undertaking of a Feasibility Study that evaluates the financial and operational impact of a proposed Vaughan Heritage Centre facility;
2. THAT Council endorse and support the applications for funding to commission through RFP the Feasibility Report for the Vaughan Heritage Centre; and
3. THAT Council authorise the City Clerk to sign agreements for FedDev and Provincial grants on behalf of the City.

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**5. NORTH MAPLE REGIONAL PARK KEELE STREET TRAFFIC CONTROL SIGNALS**

**The Committee of the Whole recommends approval of the recommendations contained in the resolution of Deputy Mayor & Regional Councillor Jackson, dated December 6, 2022.**

**Member's Resolution**

Submitted by Deputy Mayor & Regional Councillor Linda Jackson

**Whereas**, the 900-acre North Maple Regional Park (NMRP) is the largest and most ambitious park project in the City's history; and

**Whereas**, in April 2018, Council endorsed a bold vision for NMRP to create a nationally significant public sport, recreation and cultural venue; and

**Whereas**, the City is advancing Enabling Works which include site preparation, grading and servicing 130 acres of the park for future development of recreational facilities and park amenities based on the NMRP Phase 2 concept design (Attachment 1); and

**Whereas**, Enabling Works are in-progress and approximately 30% complete, including grading of recreational park areas, pond rehabilitation works, wetland improvements and extension of Vaughan CARES Way; and

**Whereas**, NMRP will only have one full-turn access point to the Regional road network on Keele Street, which is not currently controlled by traffic control signals; and

**Whereas**, technical traffic analysis and field investigations through the Enabling Works contract recommend new traffic control signals be installed at the intersection of Keele Street and the existing NMRP entrance as part of the Phase 2 park developments; and

**Whereas**, the intersection of Keele Street and NMRP will ultimately require traffic control signals when the Block 27 lands to the west are developed; and

**Whereas**, advancing the installation of traffic control signals at this intersection would improve safety and provide increased ease and comfort for the community to access Keele Street, particularly during weekday rush hour and during major park events; and

**Whereas**, York Region has previously advised that, based on Regional policy, traffic control signals are not warranted at this time; and

**Whereas**, York Region Council has previously authorized the installation of unwarranted traffic control signals, subject to the local municipality accepting responsibility for all installation and annual maintenance costs,



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until such time that the intersection satisfies the Region's policy criteria;  
and

**Whereas**, York Region staff have advised the estimated Capital cost for installing traffic control signals is \$250,000 and the estimated annual Operating cost for this traffic control signal is \$7,800, with ten years of operating costs (\$78,000) payable in year one; and

**Whereas**, the design, construction and operating costs for the traffic control signals can be funded through approved capital budget PK-6636-19 NMRP Program.

**It is therefore recommended:**

1. THAT Council request York Region to authorize the installation of unwarranted traffic control signals at Keele Street and NMRP for operation as soon as possible;
2. THAT York Region be requested to reimburse the City of Vaughan for all associated installation costs once the warrants are met for this intersection;
3. THAT the Block 27 Development Landowners Group be requested to reimburse the City of Vaughan for capital costs associated with the traffic control signal, as applicable and determined through the development approval process; and
4. THAT the operating costs for the traffic control signal be recovered on a permanent basis from York Region.

**6. LARGE VEHICLE PROHIBITION ON LOCAL ROADS IN BLOCK 61**

**The Committee of the Whole recommends approval of the recommendations contained in the resolution of Councillor Iafrate, dated December 6, 2022.**

**Member's Resolution**

Submitted by Councillor Marilyn Iafrate

**Whereas**, subdivision developments are under construction in the north area of block 61; and

**Whereas**, several subdivisions are already within their respective maintenance periods or assumed; and

**Whereas**, the construction of Garnet Williams Way is nearing completion; and

**Whereas**, the MTO is completing the widening of the 427 offramp to Major Mackenzie Drive ; and

## REPORT NO. 43 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022

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**Whereas**, cut-through traffic, including transport trucks and container trailers, are using Barons Street at Major Mackenzie Drive, and using Mactier Drive, Algoma Drive and East's Corners Boulevard from Huntington Road, to cut-through to access either Major Mackenzie Drive or Nashville Road; and

**Whereas**, safety concerns and resident complaints have been received by the city related to speeding and safety concerns in the residential areas and abutting school and park blocks; and

**Whereas**, the intersection of Mactier Drive and Huntington Road should ultimately be the sole entrance point to access the construction areas to the north of Block 61 by construction vehicles; and

**Whereas**, restricting transport trucks, including container trailers, accessing from Barons Street, Mactier Drive, Algoma Drive and East's Corners Boulevard would eliminate speeding vehicles, improve safety, and provide increased ease and comfort for the block 61 community; and

**Whereas**, Huntington Road is no longer a through street to access the road network to the south; and

**Whereas**, York Region should be consulted to authorize the installation of traffic control signage on Major Mackenzie Drive at Barons Street and city staff be authorized to install traffic control signage on Huntington Road at East's Corners Boulevard, Algoma Drive and Mactier Drive to restrict transport trucks including container trailers from entering the community and to direct construction traffic to use Huntington Road, via Garnet Williams way, Major Mackenzie and the 427.

### **It is therefore recommended:**

1. That Council request York Region to authorize the installation of traffic control signage along Major Mackenzie Drive to restrict transport trucks including container trailer access northbound;
2. That city staff work with the block 61 Landowner Group to install traffic control signage along Huntington Road at East's Corners Boulevard, Algoma Drive and at Mactier Drive to restrict transport trucks including container trailer access eastbound on East's Corners Boulevard, Algoma Drive and Mactier Drive and within block 61, where appropriate, to minimize infiltration and be funded by the block 61 landowners group;
3. That the installation of all signage be timed to be in place with the opening of both the MTO 427 offramp and Garnet Williams Way;
4. That the Mactier Drive and Huntington Road intersection should ultimately be the sole entrance point to access the construction areas to the north of Block 61 by construction vehicles; and

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5. That the necessary signage by-laws be enacted to facilitate the sign installation as soon as the roads are open to the public.

**7. SPECIAL COUNCIL (CLOSED SESSION) EDUCATION AND TRAINING SESSION – DECEMBER 7, 2022**

**The Committee of the Whole recommends approval of the recommendation contained in the report of the Deputy City Manager, Legal and Administrative Services & City Solicitor dated December 6, 2022.**

**Recommendation**

1. That Council resolve into Closed Session on December 7, 2022, at 9:30 AM, for the purpose of an education and training session on the following topics:
  - a. Code of Conduct
  - b. Lobbyist Registry

**8. OFFICIAL OPENING OF THE SPORTS VILLAGE SKATE TRAIL**

**The Committee of the Whole recommends approval of the recommendation contained in the resolution of Councillor Iafrate, dated December 6, 2022.**

**Member's Resolution**

Submitted by Councillor Marilyn Iafrate

**Whereas**, The City of Vaughan has acquired The Sports Village, a premier sports and recreation facility, from Mentana Group Inc. located at 2600 Rutherford Rd. The Sports Village includes four NHL-sized ice rinks, five new outdoor beach volleyball courts, a 30,000 square-foot outdoor sports park and more; and

**Whereas**, This is exciting news for Vaughan residents and sports enthusiasts – The Sports Village is a one-of-a-kind facility that will further distinguish the City's and its offerings amongst the Greater Toronto Area; and

**Whereas**, The City will work towards delivering a new outdoor skating trail there, while continuing to provide excellent levels of service to residents and visitors within the facility; and

**Whereas**, Construction of this skating trail is underway and is expected to be complete in early 2023; and

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**Whereas**, The City is committed to providing recreational opportunities and amenities for residents, and this new outdoor skating trail amenity – which will be free to use – will provide another option for people to stay active throughout the winter.

**It is therefore recommended:**

1. THAT, City staff be directed to host an official opening event to promote the newly constructed outdoor skating trail upon its completion in early 2023 weather permitting.

**9. PRESENTATION – ERIK VENEMAN, DIRECTOR, DISTRIBUTED ENERGY SOLUTIONS, ALECTRA UTILITIES – MUNICIPAL SUPPORT RESOLUTION FOR INDEPENDENT ELECTRICITY SYSTEM OPERATOR (IESO)**

**The Committee of the Whole recommends:**

- 1) That the presentation by Erik Veneman, Director, Distributed Energy Solutions, Alectra Utilities, be received and referred to staff for a report and resolution to be brought forward at the December 13, 2022, Council meeting; and
- 2) That Communication C2, presentation material titled “*Municipal Council Resolution Request*” be received.

**10. OTHER MATTERS CONSIDERED BY THE COMMITTEE**

**10.1 RECESS INTO CLOSED SESSION**

**The Committee of the Whole recessed into Closed Session at 3:10 p.m. for the purpose of considering the following matter:**

**ITEM 3:**

**ENFORCEMENT OPTIONS FOR UNLAWFUL USES OF AGRICULTURAL LANDS**

(solicitor/client privilege)

**The Committee of the Whole reconvened into Open Session at 4:47 p.m. with the following Members present:**

**Regional Councillor Mario Ferri, Chair  
Regional Councillor Gino Rosati  
Regional Councillor Mario G. Racco**

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**Councillor Marilyn Iafrate  
Councillor Rosanna DeFrancesca  
Councillor Chris Ainsworth  
Councillor Gila Martow.**

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The meeting adjourned at 4:48 p.m.

Respectfully submitted,

Regional Councillor Mario Ferri, Chair



**CITY OF VAUGHAN  
REPORT NO. 44 OF THE  
COMMITTEE OF THE WHOLE  
(PUBLIC MEETING)**

*For consideration by the Council  
of the City of Vaughan  
on December 13, 2022*

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The Committee of the Whole (Public Meeting) met at 7:00 p.m., on December 6, 2022.

Present:

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Regional Councillor Mario Ferri, Chair	X	
Steven Del Duca, Mayor	X	
Regional Councillor Linda Jackson, Deputy Mayor		X
Regional Councillor Gino Rosati	X	
Regional Councillor Mario Racco	X	
Councillor Marilyn Iafrate	X	
Councillor Adriano Volpentesta	X	
Councillor Rosanna DeFrancesca		X
Councillor Chris Ainsworth	X	
Councillor Gila Martow	X	

The following items were dealt with:

1. **NASHVILLE MAJOR DEVELOPMENTS INC. ZONING BY-LAW AMENDMENT Z.22.027 BLOCK 226 AND PART OF BLOCK 227, PLAN 65M-4373 VICINITY OF MAJOR MACKENZIE DRIVE AND HUNTINGTON ROAD**

**The Committee of the Whole (Public Meeting) recommends:**

1. **That the recommendations contained in the following report of the Deputy City Manager, Planning & Growth Management, dated December 6, 2022, be approved;**
2. **That the comments by Steven McIntyre, Planner, Malone, Given, Parsons, Renfrew Drive, Markham, on behalf of the applicant, and Communication C11, presentation material, dated December 6, 2022, be received; and**

**REPORT NO. 44 OF THE COMMITTEE OF THE WHOLE (PUBLIC MEETING) FOR CONSIDERATION BY COUNCIL DECEMBER 13, 2022**

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3. That the following Communications be received:
  - C5. Michael Mikhail, dated November 22, 2022
  - C8. Wilson Taveria, Resident, dated November 23, 2022
  - C27. Carolyn Smith, Hopewell Street, dated December 5, 2022

**Recommendations**

1. THAT the Public Meeting report for Zoning By-law Amendment File Z.22.027 (Nashville Major Developments Inc.) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a comprehensive report to the Committee of the Whole.
  
2. **2668654 ONTARIO INC. OFFICIAL PLAN AMENDMENT FILE OP.20.010 ZONING BY-LAW AMENDMENT FILE Z.20.031 VICINITY OF KIPLING AVENUE AND WOODBRIDGE AVENUE**

**The Committee of the Whole (Public Meeting) recommends:**

1. That the recommendations contained in the following report of the Deputy City Manager, Planning & Growth Management, dated December 6, 2022, be approved;
2. That the comments by Adam Grossi, Director, Planning & Development, First Avenue, Highway 7, Vaughan, on behalf of the applicant, and Communication C35, presentation material, dated December 6, 2022, be received;
3. That a working group be established with the applicant, Residents, Ratepayers and Local and Regional Councillors, to continue negotiations regarding the issue;
4. That the comments of Gina Pietrangelo, James Street, Vaughan, be received; and
5. That the following Communications be received:
  - C2. Kingsley Lai, Resident, dated November 16, 2022
  - C6. Sarah Cribari Paglino, Dunstan Crescent, Vaughan, dated November 23, 2022
  - C7. Nicholas Paglino, Dunstan Crescent, Vaughan, dated November 23, 2022
  - C10. Canada Pacific Railway – Real Estate Canada, Ogden Dale Road S.E., Calgary, Alberta, dated November 29, 2022



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- C20. Nicholas Paglino, Dunstan Crescent, Vaughan, dated December 3, 2022**
- C21. D. Ventura & F. Calabrese, Sedan Court, Woodbridge, dated December 3, 2022**
- C22. Dan & Elizabeth Ventura, Janus Place, Woodbridge, dated December 3, 2022**
- C23. Grace Ariemma, Dunstan Crescent, Woodbridge, dated December 4, 2022**
- C24. Daniela Bellissimo, Resident, dated December 4, 2022**

**Recommendations**

- 1. THAT the Public Meeting report for Official Plan and Zoning By-law Amendment Files OP.20.010 and Z.20.031 (2668654 Ontario Inc.) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a technical report to a future Committee of the Whole meeting.
  
- 3. **RIOCAN REAL ESTATE INV TRUST OFFICIAL PLAN AMENDMENT FILES OP.22.002 & OP.22.005 3555 HIGHWAY 7, 7501, 7575, 7601 & 7621 WESTON ROAD, 10, 11, 20, 21, 30, 31, 40, 41, 55 & 67 COLOSSUS DRIVE AND 16, 21, 30 & 31 FAMOUS ROAD VICINITY OF HWY 7 & WESTON ROAD**

**The Committee of the Whole (Public Meeting) recommends:**

- 1. That the Public Meeting for Official Plan Amendment Files OP.22.002 and OP.22.005 (RioCan Real Estate INV Trust) be re-scheduled for a new Public Meeting at the earliest opportunity and that any communications received be forwarded to that rescheduled Public Meeting;
- 2. That Communication C26, presentation material, from Urban Strategies, Spadina Avenue, Toronto, on behalf of the applicant, dated December 6, 2022, be received; and
- 3. That the following Communications be received:
  - C3. Nino Cecatini, Pine Valley Drive and Highway 7, Vaughan, dated November 16, 2022**
  - C4. John-Paul Cautillo, dated November 21, 2022**
  - C9. Toula & George Nanos, Olive Green Road, Woodbridge, dated November 25, 2022**
  - C12. Lina Jammehdiabadi, Resident, November 30, 2022**

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- C13. Michael Mendes, Highway 7 and Weston Road, dated November 30, 2022**
- C14. Sabrina Onorati, Resident, dated November 30, 2022**
- C15. Stephen Albanese, Arcadis IBI Group, St. Clair Avenue West, Toronto, dated December 1, 2022**
- C16. Rina Loccisano, Flushing Avenue, Vaughan, dated December 1, 2022**
- C17. Gino Pecora, Resident, dated November 30, 2022**
- C18. Lina Jammehdiabadi, Resident, November 30, 2022**
- C19. Steve V., Resident, dated December 2, 2022**
- C25. Massimo & Sergio Pecchia, Resident, dated December 5, 2022**
- C28. Sabrina Palermo, Resident, dated December 5, 2022**
- C29. Angela Orsini, Resident, dated December 5, 2022**
- C30. Franca Stirpe, Wycliffe Avenue, Woodbridge, dated December 5, 2022**
- C31. Irene Ford, Resident, dated December 5, 2022**
- C32. Libby Parente, Resident, dated December 5, 2022**
- C33. Irene Ford, Resident, dated December 5, 2022**
- C34. Anna Tomaino, Resident, dated December 5, 2022**

**Recommendations**

1. THAT to be consistent with a previous Council resolution for planning applications within the Weston Road and Highway 7 Secondary Plan area, dated September 29, 2020, June 22, 2021 and May 17, 2022, the Applications do not proceed in advance of the Weston Road and Highway 7 Secondary Plan being considered by Council;
2. THAT Staff be directed to continue to process Official Plan Amendment Files OP.22.002 and OP.22.005 (RioCan Real Estate INV Trust) and receive technical comments; and
3. THAT the Public Meeting report for Official Plan Amendment Files OP.22.002 and OP.22.005 (RioCan Real Estate INV Trust) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a technical report to the Committee of the Whole.

**REPORT NO. 44 OF THE COMMITTEE OF THE WHOLE (PUBLIC MEETING) FOR CONSIDERATION BY COUNCIL DECEMBER 13, 2022**

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**4. DANIELS BAIF THORNHILL INC. ZONING BY-LAW AMENDMENT FILE Z.22.033 - 7950 BATHURST STREET VICINITY OF BATHURST STREET AND BEVERLY GLEN BOULEVARD**

**The Committee of the Whole (Public Meeting) recommends:**

- 1. That the recommendations contained in the following report of the Deputy City Manager, Planning & Growth Management, dated December 6, 2022, be approved; and**
- 2. That the comments by Valentina Chu, Planner, Goldberg Group, Avenue Road, Toronto, on behalf of the applicant, and Communication C1 presentation material, dated December 6, 2022, be received.**

**Recommendations**

- 1. THAT the Public Meeting report for Zoning By-law Amendment File Z.22.033 (Daniels Baif Thornhill Inc.) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a comprehensive report to the Committee of the Whole.**

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The meeting adjourned at 7:46 p.m.

Respectfully submitted,

Regional Councillor Mario Ferri, Chair





**CITY OF VAUGHAN  
 REPORT NO. 45 OF THE  
 COMMITTEE OF THE WHOLE  
 (WORKING SESSION)**

*For consideration by the Council  
 of the City of Vaughan  
 on December 13, 2022*

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The Committee of the Whole (Working Session) met at 1:04 p.m., on December 7, 2022.

Present:

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Regional Councillor Mario Ferri, Chair	X	
Steven Del Duca, Mayor	X	
Regional Councillor Linda Jackson, Deputy Mayor	X	
Councillor Adriano Volpentesta	X	
Councillor Rosanna DeFrancesca	X	
Councillor Chris Ainsworth	X	
Councillor Gila Martow	X	

**1. ASSET MANAGEMENT PLAN – NON-CORE ASSETS**

**The Committee of the Whole (Working Session) recommends:**

- 1) That the recommendation contained in the report of the Deputy City Manager, Infrastructure Development dated December 7, 2022, be approved; and**
- 2) That the presentation by Christiaan Lombard, Asset Management Leader, AECOM Canada Ltd., and Communication C1, presentation material, be received.**

**Recommendation**

1. That Council endorse the Asset Management Plans for Non-Core Assets and approve making them accessible to the public on the City’s website (as specified by O. Reg. 588/17) from the Infrastructure Planning and Corporate Asset Management webpage.

**REPORT NO. 45 OF THE COMMITTEE OF THE WHOLE (WORKING SESSION) FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022**

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**2. CITY OF VAUGHAN LONG-RANGE FISCAL PLAN**

The Committee of the Whole (Working Session) recommends:

- 1) That the recommendation contained in the report of the Deputy City Manager, Corporate Services, City Treasurer and Chief Financial Officer dated December 7, 2022, be approved; and
- 2) That the presentation by Craig Binning, Partner, Hemson Consulting Ltd., Toronto, and C2, presentation material be received.

**Recommendation**

1. That this report be received for information.
- 

The meeting adjourned at 2:00 p.m.

Respectfully submitted,

Regional Councillor Mario Ferri, Chair

**CITY OF VAUGHAN  
REPORT NO. 46 OF THE  
COMMITTEE OF THE WHOLE**

*For consideration by the Council  
of the City of Vaughan  
on December 13, 2022*

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The Committee of the Whole met at 1:02 p.m., on December 12, 2022.

Present:

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Regional Councillor Mario Ferri, Chair	X	
Steven Del Duca, Mayor	X	
Regional Councillor Gino Rosati		X
Regional Councillor Mario G. Racco	X	
Councillor Marilyn Iafrate		X
Councillor Adriano Volpentesta	X	
Councillor Rosanna DeFrancesca	X	
Councillor Chris Ainsworth	X	
Councillor Gila Martow		X

The following items were dealt with:

**1. 2023 INTERIM APPROPRIATIONS**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Corporate Services and City Treasurer, dated December 12, 2022:**

**Recommendations**

1. THAT Council approve 2023 Interim Appropriations for property tax supported operating expenditures not exceeding \$99,960,314, which represents 30 percent of the 2022 gross operating budget of \$333,201,046 as detailed in Attachment 1.
2. THAT Council approve 2023 Interim Appropriations for rate supported operating expenditures not exceeding \$53,880,000, which represents 30 percent of the 2022 gross operating budget of \$179,600,000 as detailed in Attachment 1.

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**2. PROPOSED AMENDMENT TO VAUGHAN OFFICIAL PLAN 2010, VOLUME 1, POLICY 10.1.3 AND BY-LAW 278-2009 AS AMENDED IN RESPONSE TO BILL 109 (MORE HOMES FOR EVERYONE, 2022) FILE 25.7**

The Committee of the Whole recommends:

1. That the following be approved in accordance with Communication C1, Memorandum from the Deputy City Manager, Planning and Growth Management, dated December 7, 2022; and

THAT Item #2, to the Committee of the Whole (2) of December 12, 2022, be deferred to a future Committee of the whole meeting in early 2023 to allow for further review and discussions with other municipalities.

2. That the following Communications be received:

C2. David Falletta, Partner, Bousfields Inc., Main Street East, Hamilton, dated December 9, 2022;

C5. Leigh McGrath, Partner, Urban Strategies Inc., Spadina Avenue, Toronto, dated December 9, 2022;

C6. Don Given, Founder, Malone, Given, Parsons, Renfrew Drive, Markham, dated December 9, 2022;

C8. David Bronskill, LLP, Goodmans LLP, Bay Street, Toronto, dated December 9, 2022; and

C9. David Bronskill, LLP, Goodmans LLP, Bay Street, Toronto, dated December 9, 2022.

**Recommendations**

1. THAT Official Plan Amendment File 25.7 BE APPROVED, to amend the City of Vaughan Official Plan 2010, Volume 1, Policy 10.1.3 respecting the Pre-Consultation and Complete Application Submission Requirements; and
2. THAT the amendment to By-law 278-2009, as amended by By-law 125-2013, BE APPROVED, to update the City of Vaughan Pre-Consultation process.

**3. METROLINX INITIATIVES UPDATE – FALL 2022**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 12, 2022:



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**Recommendations**

1. THAT Council receive this report for information

**4. PARKING SPACES IN KLEINBURG VILLAGE**

The Committee of the Whole recommends:

1. That consideration of this matter be deferred to the Committee of the Whole meeting of January 17, 2023, for staff to meet with the Local Councillor, area residents and Kleinburg BIA;
2. That the comments of the following speakers be received; and
  1. Donna Rotondo, Treelawn Boulevard, Kleinburg;
  2. Ester Maglio, Islington Avenue, Kleinburg; and
  3. Frank Greco, Islington Avenue Kleinburg.
3. That the following Communications be received:
  - C3. Cinzia Recine, Kleinburg BIA Chair, Kleinburg, dated December 9, 2022;
  - C4. Cinzia Recine, Kleinburg BIA Chair, Kleinburg, dated December 8, 2022 (includes Petition); and
  - C10. Donna Rotondo, Treelawn Boulevard, Kleinburg (includes Petition).

**Recommendations**

1. THAT this report be received for information purposes.

**5. SINGLE SOURCE AWARD APPROVAL FOR LIGHTING AUTOMATION UPGRADE AT VAUGHAN CITY HALL**

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 12, 2022, subject to the following changes in accordance with C7, memorandum from the Deputy City Manager, Infrastructure Development, dated December 9, 2022:

- “1. That Recommendation No. 1 to be replaced with the following revised wording:

**THAT Council authorize a single source procurement with Lutron Electronics Inc., to implement and install the required hardware and software for the lighting automation system at the Vaughan City Hall;**

**REPORT NO. 46 OF THE COMMITTEE OF THE WHOLE  
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2. That Recommendation No. 2 be replaced with the following revised wording:

**THAT the Director of Procurement Services be authorized to execute any necessary agreement(s) related to the single source procurement described in this Report, on behalf of the City, all in a form satisfactory to Legal Services.**

3. That Recommendation No. 3 be deleted.”

**Recommendations**

1. THAT the City Manager be authorized to award a single source contract greater than \$100,000 to assess, implement and install the required hardware and software for the lighting automation system at the Vaughan City Hall;
2. THAT the City retain the services of Lutron to complete this scope of work; and
3. THAT Council authorize the City Clerk to sign any necessary documents to execute any related or required agreements.

**6. NOISE EXEMPTION REQUEST FOR CONSTRUCTION OF MIXED-USE RESIDENTIAL BUILDING AT 2851 HIGHWAY 7, VAUGHAN**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Community Services, dated December 12, 2022:**

**Recommendations**

1. THAT the applicant, GB (Vaughan 7) Inc., be granted a noise exemption, in accordance with the City’s Noise Control By-Law 121-2021, for the purposes of construction of two mixed-use, residential buildings located at 2851 Highway 7, December 14, 2022, to December 14, 2023, 6:00 a.m. to 7:00 p.m., Monday through Friday, except on statutory holidays.
2. THAT the applicant be able to renew the noise exemption through an administrative renewal for two additional one-year, and one six-month exemptions; and
3. THAT this request for exemption be granted with the following conditions for the Applicant:
  - a. That construction communication notices be sent to surrounding residents and business owners within a 60-metre radius, in a manner approved by the City;

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- b. That the construction communication notices to residents and businesses include 24-hour contact information for the Applicants, including the construction supervisor and/or any person having care, control and over-sight over all construction activity taking place on the subject property;
- c. That the Applicant monitor, investigate and respond to any complaints received regarding construction noise;
- d. That the applicant take measures to minimize any unnecessary noise, including but not limited to idling of construction vehicles, unnecessary revving of engines, use of air brakes, and to maintain equipment in good working order (including muffling devices) to minimize noise impacts; and
- e. That no construction outside of hours permitted by the by-law take place on Saturdays, Sundays, or Statutory Holidays.

**7. NOISE EXEMPTION REQUEST FOR CONSTRUCTION OF MIXED-USE RESIDENTIAL AND RETAIL BUILDINGS AT 7950 BATHURST STREET AND 8 BEVERLY GLEN BOULEVARD, VAUGHAN**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Community Services, dated December 12, 2022:**

**Recommendations**

- 1. THAT the Applicant, Daniels Baif Thornhill Inc., be granted a noise exemption, in accordance with the City's Noise Control By-Law 121-2021, for the purposes of construction of four mixed-use residential and retail towers located at 7950 Bathurst Street and 8 Beverly Glen Boulevard, for the period of December 12, 2022, through April 30, 2023, except on Sundays and statutory holidays.
- 2. THAT this request for exemption be granted with the following conditions for the Applicant:
  - a. That construction communication notices be sent to surrounding residents and business owners within a 60-metre radius, in a manner approved by the City;
  - b. That construction communication notices be sent to surrounding residents and business owners within 60-metre radius 24 hours prior to the start of any work which will go past 9:00 pm;

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- c. That the construction communication notices to residents and businesses include 24-hour contact information for the Applicants, including the construction supervisor and/or any person having care, control and over-sight over all construction activity taking place on the subject property;
- d. That the Applicant monitor, investigate, and respond to any complaints received regarding construction noise;
- e. That the applicant takes measures to minimize any unnecessary noise, including but not limited to idling of construction vehicles, unnecessary revving of engines, use of air brakes, and to maintain equipment in good working order (including muffling devices) to minimize noise impacts; and
- f. That no construction outside of hours permitted by the by-law take place on Fridays, Saturdays, Sundays, or Statutory Holidays.

**8. APPOINTMENT OF TOURISM VAUGHAN CORPORATION BOARD OF DIRECTORS FOR 2022-2026 TERM**

**The Committee of the Whole recommends:**

- 1. That the Recommendations 2 and 3 contained in the following report of the City Manager, dated December 12, 2022, be approved; and**
- 2. That Regional Councillor Rosati (Chair), Regional Councillor Ferri (Vice-Chair), and Councillor Martow be appointed to the Tourism Vaughan Corporation Board of Directors.**

**Recommendations**

- 1. THAT Council appoint three members of Council to the Tourism Vaughan Corporation Board of Directors for the 2022-2026 term, and assign the role of Chair and Vice-Chair respectively to two of the three members;
- 2. THAT recruitment be initiated for applications to the Tourism Vaughan Advisory Committee, made up of up to 12 tourism industry stakeholders from a range of sectors, including, but not limited to: accommodations, meetings and conferences, attractions and retail, festivals and events, food and beverage, and industry support organizations; and
- 3. THAT the initial three-member, Council-appointed Tourism Vaughan Corporation Board of Directors be authorized to appoint an additional two Board members, from among the tourism-sector

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business owner/employee representatives of the yet-to-be-established Tourism Vaughan Advisory Committee, to also serve alongside on the Tourism Vaughan Corporation Board of Directors for the 2022-2026 term.

**9. ANNUAL GRANT REPORT 2022**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager, dated December 12, 2022:**

**Recommendations**

1. THAT Council receives this report for information.

**10. ECONOMIC DEVELOPMENT COUNCIL PROCLAMATIONS - 2023**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the City Manager, dated December 12, 2022:**

**Recommendations**

1. THAT Council proclaim the events listed in Table “A” as celebrations in the City of Vaughan; and,
2. THAT Council direct the Office of Communications and Economic Development to use corporate channels where appropriate to communicate the listed economic development-related celebrations.

**11. IMPLEMENTATION OF EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE FINDINGS REPORT RECOMMENDATIONS**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager, dated December 12, 2022:**

**Recommendations**

1. THAT Council receive this report for information.

**12. STATUTORY COMMITTEES AND BOARDS FOR THE 2022-2026 TERM OF COUNCIL**

**The Committee of the Whole recommends:**

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1. That the Recommendations 1 and 3 contained in the following report of the Deputy City Manager, Legal and Administrative Services & City Solicitor, dated December 12, 2022, be approved; and
2. That Members of Council be appointed to the Statutory Committees and Boards for the 2022-2026 Term of Council as follows:
  - a. Councillor Martow (Chair) be appointed to the Accessibility Advisory Committee;
  - b. Councillor DeFrancesca (Chair), Councillor Ainsworth (Vice Chair) and Regional Councillor Rosati be appointed to the Audit Committee;
  - c. Regional Councillor Racco and Councillor lafrate be appointed to the Heritage Vaughan Committee; and,
  - d. Regional Councillor Ferri, Regional Councillor Rosati, Regional Councillor Racco, Councillor Volpentesta, Councillor lafrate and Councillor Ainsworth be appointed to the Vaughan Public Library Board.

**Recommendations**

1. THAT the updated Terms of References for Statutory Advisory Committees and Boards (Attachment 2) for the 2022-2026 term be approved;
2. THAT direction be provided regarding the appointment of Council members to the following; and
  - a. Accessibility Advisory Committee
  - b. Audit Committee
  - c. Heritage Vaughan Committee
  - d. Vaughan Public Library Board
3. THAT staff be directed to commence recruitment of citizen members for all Statutory Advisory Committees and Boards and report back early 2023.

**13. REVIEW OF OUTSTANDING REPORTS LIST FOR THE 2022-2026 TERM OF COUNCIL**

The Committee of the Whole recommends that the recommendation contained in the following report of the Deputy City Manager, Legal and Administrative Services & City Solicitor, dated December 12, 2022, be received:

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**Recommendations**

1. THAT Committee identify the reports on the Outstanding Reports List from the previous Term of Council to be considered during the 2022-2026 Term of Council.

**14. PROCLAMATION REQUESTS - AMYLOIDOSIS AWARENESS MONTH AND REENA'S 50TH ANNIVERSARY**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Legal and Administrative Services & City Solicitor, dated December 12, 2022:**

**Recommendations**

1. THAT March 2023 be proclaimed as "Amyloidosis Awareness Month";
2. THAT January 18, 2023, be proclaimed as "Reena's 50<sup>th</sup> Anniversary"; and,
3. THAT the proclamations be posted on the City's website and the Corporate and Strategic Communications department be directed to promote the above-noted proclamations through the various corporate channels.

**15. VAUGHAN HEALTHCARE CENTRE PRECINCT ADVISORY TASK FORCE FINDINGS REPORT (TRANSMITTAL)**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of Vaughan Healthcare Centre Precinct Advisory Task Force, dated December 12, 2022:**

**Recommendations**

The City Clerk forwards the following recommendations on behalf of the Vaughan Healthcare Centre Precinct Advisory Task Force, as contained in the Findings Report (Attachment 1):

1. THAT a Vaughan Healthcare Centre Precinct Advisory Task Force be approved to continue working towards the realization of the Vaughan Healthcare Precinct; and
2. THAT the revised Terms of Reference as contained in Attachment 1 of this Memorandum, be approved.

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**16. PARTIAL DEMOLITION AND NEW CONSTRUCTION OF A TWO-STOREY HOUSE LOCATED AT 27 MAIN STREET IN THE KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Heritage Vaughan Committee, dated December 12, 2022:**

**Recommendations**

The Heritage Vaughan Committee forwards the following recommendation from its meeting of November 30, 2022 (Item 1, Report No. 6), for consideration:

- 1) THAT the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated November 30, 2022, be approved.

**Recommendation of the Deputy City Manager, Planning and Growth Management, dated November 30, 2022:**

THAT Heritage Vaughan recommend the approval of the proposed development as presented, subject to following conditions:

- a. further minor refinements to building design including material specifications shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division;
- b. any significant changes to the proposal may require reconsideration by Heritage Vaughan Committee, which shall be determined at the discretion of the Director of Development Planning;
- c. that Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the *Ontario Planning Act* or permits or requirements currently under review or to be submitted in the future by the applicant as it relates to the subject application.
- d. That the applicant submits Building Permit stage architectural drawings and building material specifications to the satisfaction of the Urban Design and Cultural Heritage Division and Chief Building Official.

**17. CULTURAL AND ECONOMIC DEVELOPMENT MISSION - BAGUIO CITY, PHILIPPINES**

**The Committee of the Whole recommends:**



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1. That consideration of this matter be deferred to the Council meeting of December 13, 2022; and
2. That the comments of Erlinda Insigne, President, The Filipino Association of Vaughan, Dufferin Street, Vaughan, be received.

**Member's Resolution**

Submitted by Regional Councillor Gino Rosati

**Whereas**, Mayor Lorna Jackson signed Vaughan's international partnership with Baguio City in 1997. Since then, four official delegations from Baguio have visited Vaughan;

**Whereas**, in 2017, Mayor Maurizio Bevilacqua and Members of Council welcomed an eight-person delegation from Baguio City to commemorate the 20th anniversary of the signing of the agreement;

**Whereas**, in November 2022, Mayor Steven Del Duca and Council welcomed a delegation from Baguio City, including Vice Mayor Fasutino Olowan and Councillor Fred Bagbagan of Baguio City, to mark the 25th anniversary of the twinning agreement between the two cities. This meeting and economic development technical briefing marked the first international delegation hosted by Mayor Del Duca and the 2022 to 2026 Council. The visiting delegation also extended an invitation to Council to visit the Philippines;

**Whereas**, since 2004, the City has recognized Filipino Day annually in June to celebrate Philippine Independence Day;

**Whereas**, Vaughan Council has undertaken separate missions to Baguio, including in 2009 for its centennial celebration and the inauguration of the Global Garden, and in 2013, to celebrate the Flower Festival and meet with the Baguio Economic Development Authority;

**Whereas**, Vaughan has a thriving and engaged Filipino community with more than 6,000 residents, many actively involved with the Filipino-Canadian Association of Vaughan (FCAV);

**Whereas**, in July 2022, Regional Councillor Gino Rosati led a meeting with staff from Vaughan's Office of Communications and Economic Development, representatives from Niagara University's Vaughan campus, the FCAV and Consul General Orontes Castro to explore further partnership opportunities;

**Whereas**, Baguio City has strong industry clusters in education with seven post-secondary institutions, a thriving retail and hospitality cluster, and a mining industry in the broader region; and

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**Whereas**, the Philippines are a growing economic (trade and investment) partner with Canada with more than \$2.7 billion in trade in 2021, a total value of more than \$2.6 billion of Canadian investment in the Philippines, and a free-trade agreement being negotiated.

**It is therefore recommended:**

1. THAT, in accordance with Corporate Policy 02.C.02, the City undertake a Business and Cultural Mission to Baguio City, Philippines between Q1 and Q3 2023, with supplemental programming to maximize the City's presence in the Philippines, funded up to \$40,000 by the future and to be approved Economic Prosperity Fund (2023) and other city-wide funding sources as required;
2. THAT, up to three Members of Council selected by the Mayor and Council, and two members of City staff, as selected by the City Manager, participate in the Mission; and
3. THAT, City staff submit a post-mission report to a future Committee of the Whole meeting highlighting outcomes of the mission and next steps.

**18. ANNUAL MAYOR AND COUNCIL NEW YEAR'S LEVEE**

**The Committee of the Whole recommends that the recommendation contained in the following resolution of Mayor Del Duca, dated December 12, 2022, be approved.**

**Member's Resolution**

Submitted by Mayor Steven Del Duca

**Whereas**, the City of Vaughan hosts many popular, much-anticipated and celebrated events throughout the year;

**Whereas**, the City is well positioned to build off its success of bringing people together through events by reestablishing an annual City of Vaughan Mayor and Council New Year's Levee;

**Whereas**, Levees are rooted in history, dating back before the 17th Century and remain welcomed and celebrated traditions organized in different formats;

**Whereas**, the traditional and historical purpose of a Levee was for leaders to address their nation, providing a positive outlook for the year ahead;

**Whereas**, other municipalities and levels of government hold annual New Year's Levees, like Mississauga, Brampton, Aurora, Members of Provincial Parliament, Members of Parliament and the Lieutenant Governor's Office; and

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**Whereas**, Levees present an important opportunity for the Mayor and Council to engage, inform and communicate with all members of the public and community groups the municipality's forward-looking vision and priorities that will shape the promise of a New Year.

**It is therefore recommended:**

1. THAT, City staff be directed to organize and promote a free, city-wide, and annual City of Vaughan Mayor and Council New Year's Levee, beginning with one to be held in January 2023.

**19. CITY-WIDE STARTER COMPANY PLUS APPLICATION CLINIC FOR BRICKS-AND-MORTAR SMALL BUSINESSES**

**The Committee of the Whole recommends that the recommendation contained in the following resolution of Mayor Del Duca and Councillor Volpentesta, dated December 12, 2022, be approved.**

**Member's Resolution**

Submitted by Mayor Del Duca and Councillor Volpentesta

**Whereas**, more than 85 per cent of businesses in the City of Vaughan are small businesses;

**Whereas**, Vaughan's business-oriented main streets, like Woodbridge Avenue in Ward 2, are key drivers of the city's overall small business economy;

**Whereas**, the City of Vaughan's Vaughan Business and Entrepreneurship Centre (VBEC) provides business advisory, education, training, mentorship, and provincial grant funding to small businesses in partnership with the Province of Ontario through Small Business Enterprise Centre (SBEC) services, seminars, Summer Company, and Starter Company Plus;

**Whereas**, VBEC annually resolves thousands of business inquiries, delivers hundreds of business advisory consultations, provides dozens of seminars to thousands of participants, and helps more than 200 businesses start or grow;

**Whereas**, VBEC's Starter Company Plus Program provides training, mentorship, and the opportunity to apply for up to \$5,000 Provincial grant to start or expand a business in Vaughan;

**Whereas**, as part of the City of Vaughan's Advantage Vaughan – Phase 3 of the City's Pandemic response increased the 2022/23 number of granted participants in Starter Company Plus from 23 to 58;

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**Whereas**, up to \$65,000 in \$5,000 Starter Company Plus grants is available to small businesses to start or grow to the end of March 2023, with a minimum of \$115,000 available in 2023/24;

**Whereas**, VBEC staff provide frontline level service to applicants in Starter Company Plus to help them complete all forms and materials necessary for adjudication by the Regional Grant Authority (RGA);

**Whereas**, Vaughan's business-oriented main streets like Woodbridge Avenue are affected in the short-term by ongoing infrastructure enhancements that are key for the long-term health of the economy and that enable a climate for business success; and

**Whereas**, VBEC and all Economic Development staff remain committed to identifying and pursuing provincial and federal funding programs and opportunities that strengthen the local small business community.

**It is therefore recommended:**

1. THAT, Economic Development deliver Starter Company Plus Application Clinics monthly in each ward starting in:
  - a. Ward 2 (Woodbridge Ave) in January 2023;
  - b. Ward 3 (Weston and Hwy 7) in February 2023;
  - c. Ward 1 (Kleinburg) in March 2023;
  - d. Ward 4 (VMC and Vaughan Mills Secondary Plan area) in April 2023; and
  - e. Ward 5 (Centre St and Yonge St. Corridor) in May 2023.

**20. STRENGTHENING VAUGHAN BY RECOGNIZING CAUSES, EVENTS AND COMMEMORATIONS OF SIGNIFICANCE**

**The Committee of the Whole recommends that the recommendations contained in the following resolution of Mayor Del Duca, dated December 12, 2022, be approved.**

**Member's Resolution**

Submitted by Mayor Del Duca

**Whereas**, City of Vaughan proclamations are official statements made by, or under the authority of, Members of Vaughan Council to recognize causes, events and commemorations of significance to the City of Vaughan and its citizens;

**Whereas**, proclamation statements contribute to the fabric of Vaughan society by recognizing cultural diversity and the public good;

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**Whereas**, nearly half of Vaughan's population was born abroad and citizens speak 105 different languages;

**Whereas**, proclaiming causes, events and commemorations can inform, engage and empower citizens throughout Vaughan;

**Whereas**, members of the public are actively encouraged and invited to request proclamations for causes, events and commemorations of significance, over and above what has already been approved by Council and those presented in this Member's Resolution; and

**Whereas**, the City's flag raisings and illuminations, among other corporate initiatives and opportunities, are an important opportunity to bring the Vaughan community together.

**It is therefore recommended:**

1. THAT notwithstanding the City of Vaughan's Proclamation Policy (03.C.10), that Council approves proclaiming the following causes, events and commemorations on an annual basis:

- New Year's Day
- Tamil Heritage Month
- Epiphany
- Orthodox Christmas
- Orthodox New Year
- Lunar New Year
- National Day of Remembrance of the Quebec City Mosque Attack and Action Against Islamophobia
- Lohri
- Martin Luther King Day
- Thai Pongal
- Family Day
- Anti-Bullying Day
- Purim
- Holi
- International Women's Day
- Nowruz
- Ramadan
- Persian Heritage Month
- Bangladeshi Heritage Month
- St. Patrick's Day
- Irish Heritage Day
- Sikh Heritage Month
- First Day of Passover
- Easter
- Vaisakhi
- Orthodox Easter
- Yom Hashoah
- Eid al-Fitr

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- Asian Heritage Month
- Vesak
- Mother's Day
- Victoria Day
- South Asian Heritage Month
- Ontario Flag Day
- Father's Day
- Eid al-Adha
- Portuguese Heritage Month
- Portugal Day
- Muharram/Islamic New Year
- August Civic Holiday
- Pakistan Independence Day
- Labour Day
- Rosh Hashanah
- Yom Kippur
- Moon Festival
- Sukkot
- Ukrainian Heritage Day
- Thanksgiving
- Halloween
- Hindu Heritage Month
- National Aboriginal Veterans Day
- Remembrance Day
- Diwali
- Albanian Heritage Month
- Guru Nanak Gurburab (Sikh)
- Chanukah
- Christmas
- Kwanza
- Autism Awareness Month
- Independence Day of the State of Israel
- Italian Heritage Month
- India Independence Day
- Hispanic Heritage Month
- Franco-Ontarian Day
- Filipino Heritage Month

2. THAT City staff be directed to recognize the above-mentioned causes, events and commemorations as appropriate, subject to the availability of corporate resources, including but not limited to flag raisings and illuminations at City Hall, among others.

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**21. WEB SUMMIT 2022 AND INTERNATIONAL ECONOMIC RELATIONS PROGRAM – 2023**

**The Committee of the Whole recommends that consideration of this matter be deferred to the Council meeting of December 13, 2022.**

**Recommendations**

1. THAT, Council approves an international business mission based on the food industry with participation in the Anuga conference in Cologne, Germany and the Food and Food Processing Cluster in Northern Italy, consisting of:
  - a. Mayor (or a designate), one Local and Regional Councillor, and one Local Councillor as chosen by Mayor and Members of Council; and
  - b. The City Manager (or a designate), the Director, Economic Development, Senior Advisor, Strategic Economic Initiatives (or a designate, as decided by the City Manager, in consultation with the Director, Economic Development).
2. THAT the Office of Communications and Economic Development be directed to communicate activities and progress, including highlighting participation by Vaughan-based businesses and partner organizations, and recruiting local company participation;
3. THAT staff return to Committee following the mission to report on outcomes and next steps; and
4. THAT Council receives the Web Summit report regarding outcomes of conference participation.

**22. VAUGHAN FIRE AND RESCUE SERVICE 2021 ANNUAL REPORT**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager, dated December 12, 2022:**

**Recommendations**

1. THAT the 2021 Vaughan Fire and Rescue Service Annual Report be received for information.

**23. NON-STATUTORY COMMITTEES FOR THE 2022-2026 TERM OF COUNCIL**

**The Committee of the Whole recommends:**

**REPORT NO. 46 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022**

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1. That the following non-statutory Committees be established for the 2022-2026 Term of Council, and the following Members of Council be appointed to those Committees:
  - a. Older Adult Advisory Committee – Regional Councillor Ferri (Chair), Regional Councillor Rosati, Councillor DeFrancesca;
  - b. Transportation & Infrastructure Advisory Committee – Councillor DeFrancesca (Chair), Regional Councillor Racco;
  - c. VMC Sub-Committee – Mayor Del Duca (Chair), Deputy Mayor Jackson, Councillor DeFrancesca, Councillor Ainsworth;
  - d. Anti-Hate, Diversity & Inclusion Advisory Committee – Councillor Martow (Chair), Regional Councillor Ferri;
  - e. Vaughan Health Care Precinct Advisory Committee – Mayor Del Duca (Chair), Councillor Iafrate (Vice Chair);
  - f. North Maple Regional Park Advisory Committee – Regional Councillor Ferri (Co-Chair), Councillor Iafrate (Co-Chair);
  - g. Intergovernmental Advisory Committee – Regional Councillor Ferri (Chair), Regional Councillor Racco (Vice Chair), Councillor DeFrancesca;
  - h. Community Safety Advisory Committee – Deputy Mayor Jackson (Chair), Councillor Ainsworth (Vice Chair);
  - i. Official Plan Update Sub-Committee – Deputy Mayor Jackson (Chair), Councillor DeFrancesca (Vice Chair), Regional Councillor Rosati.
2. That staff be directed to develop Terms of Reference for each non-statutory Committee in consultation with the appointed Members of Council to each of those Committees;
3. That staff be directed to recruit for the non-statutory Committees, where public members of the Committees are required, once the Terms of Reference have been drafted; and
4. That the recommendations contained in the following report of the Deputy City Manager, Legal and Administrative Services & City Solicitor, dated December 12, 2022, be received.

**Recommendations**

1. THAT direction be provided regarding non-statutory Committees for the 2022-2026 term of Council.



**REPORT NO. 46 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022**

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**24. MOBILE SIGNS PERMITS**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Community Services, dated December 12, 2022:

**Recommendations**

1. THAT Council adopt an amendment of the City's Sign By-law, establishing the previously approved temporary relief program on a more permanent basis, in a manner acceptable to the City Solicitor.

**25. G GROUP MAJOR MACKENZIE INC. OFFICIAL PLAN AMENDMENT FILE OP.21.019 ZONING BY-LAW AMENDMENT FILE Z.21.040 3812 MAJOR MACKENZIE DRIVE WEST VICINITY OF MAJOR MACKENZIE DRIVE WEST AND WESTON ROAD**

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Planning and Growth Management, dated December 12, 2022:

**Recommendations**

That the Ontario Land Tribunal be advised that City of Vaughan Council ENDORSES the following recommendations:

1. THAT Official Plan Amendment File OP.21.019 (G Group Major Mackenzie Inc.) BE REFUSED, to amend the Vaughan Official Plan to redesignate the subject lands from "Mid-Rise Mixed-Use" to "High-Rise Mixed-Use" with a permitted maximum height of 36 storeys and a Floor Space Index (density) of 5.78 times the area of the lot;
2. THAT Zoning By-law Amendment File Z.21.040 (G Group Major Mackenzie Inc.) BE REFUSED, to amend Zoning By-law 1-88 to rezone the subject lands from "RA3(H) Apartment Residential Zone" with the Holding Symbol "(H)", subject to site-specific Exception 9(1351) to "RA3 Apartment Residential Zone" and "OS2 Open Space Park Zone", as shown on Attachment 2, together with site-specific zoning exceptions identified on Table 1; and
3. THAT Zoning By-law Amendment File Z.21.040 (G Group Major Mackenzie Inc.) BE REFUSED, to amend Zoning By-law 001-2021 to rezone the subject lands from "RM2(H) Multiple Residential Zone 2" with the Holding Symbol "(H)" and "OS1 Public Open Space Zone" by Zoning By-law 001-2021, subject to site-specific exception 14.985 to "HMU High-Rise Mixed-Use Zone" and "OS1 Public Open Space Zone", as shown on Attachment 2, together with the site-specific zoning exceptions identified on Table 2.

**REPORT NO. 46 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022**

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**26. CEREMONIAL PRESENTATION – VAUGHAN PROJECT SEARCH**

The City of Vaughan introduces and recognizes Project SEARCH and its group of first interns.

**27. CEREMONIAL PRESENTATION – 2022 VAUGHAN ACCESSIBILITY CHAMPION AWARD**

The City of Vaughan honours businesses, groups and individuals helping create an accommodating and inclusive community for all.

**28. OTHER MATTERS CONSIDERED BY THE COMMITTEE**

**28.1 CONSIDERATION OF STATUTORY/AD HOC COMMITTEE REPORTS**

The Committee of the Whole recommends:

1. That the following Ad-Hoc Committee reports be received:
  - 1) Accessibility Advisory Committee Meeting of November 30, 2022 (Report No. 5); and
  - 2) Heritage Vaughan Committee meeting of November 30, 2022 (Report No. 6)

**29. COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION DECEMBER 12, 2022**

The following resolution was passed to enable Committee of the Whole (Closed Session) to resolve into closed session for the purpose of discussing the following:

1. **ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-22-004083 G GROUP MAJOR MACKENZIE INC. 3812 MAJOR MACKENZIE DRIVE WEST FILES: OP.21.019 AND Z.21.040**

(litigation or potential litigation)
2. **ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-21-001221 919819 ONTARIO LTD. AND 1891445 ONTARIO INC. 5217 AND 5225 HIGHWAY 7, AND 26 AND 32 HAWMAN AVENUE FILES: OP.18.008 AND Z.18.013**

(litigation or potential litigation)

**REPORT NO. 46 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, DECEMBER 13, 2022**

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- 3. ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-21-001045 VELMAR CENTRE PROPERTY LIMITED 4101 RUTHERFORD ROAD FILES: OP.19.003, Z.19.008 AND DA.19.042**

(litigation or potential litigation)

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The meeting adjourned at 2:55 p.m.

Respectfully submitted,

Regional Councillor Mario Ferri, Chair



**CITY OF VAUGHAN  
REPORT NO. 47 OF THE  
COMMITTEE OF THE WHOLE  
(CLOSED SESSION)**

*For consideration by the Council  
of the City of Vaughan  
on December 13, 2022*

The Committee of the Whole (Closed Session) met at 3:18 p.m. on December 12, 2022, with the following members present:

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Regional Councillor Mario Ferri, Chair	<b>X</b>	
Steven Del Duca, Mayor	<b>X</b>	
Regional Councillor Linda Jackson, Deputy Mayor		<b>X</b>
Regional Councillor Gino Rosati		<b>X</b>
Regional Councillor Mario G. Racco	<b>X</b>	
Councillor Marilyn Iafrate		<b>X</b>
Councillor Adriano Volpentesta	<b>X</b>	
Councillor Rosanna DeFrancesca	<b>X</b>	
Councillor Chris Ainsworth	<b>X</b>	
Councillor Gila Martow		<b>X</b>

The following items were dealt with:

1. **ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-22-004083  
G GROUP MAJOR MACKENZIE INC. 3812 MAJOR MACKENZIE  
DRIVE WEST FILES: OP.21.019 AND Z.21.040**

**The Committee of the Whole (Closed Session) recommends that the confidential recommendation of the Committee of the Whole (Closed Session) be approved.**

2. **ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-21-001221  
919819 ONTARIO LTD. AND 1891445 ONTARIO INC. 5217 AND 5225  
HIGHWAY 7, AND 26 AND 32 HAWMAN AVENUE FILES: OP.18.008  
AND Z.18.013**

**The Committee of the Whole (Closed Session) recommends that the confidential recommendation of the Committee of the Whole (Closed Session) be approved.**

**REPORT NO. 47 OF THE COMMITTEE OF THE WHOLE  
(CLOSED SESSION) FOR CONSIDERATION BY COUNCIL,  
DECEMBER 13, 2022**

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- 3. ONTARIO LAND TRIBUNAL APPEALS OLT CASE NO. OLT-21-001045  
VELMAR CENTRE PROPERTY LIMITED 4101 RUTHERFORD ROAD  
FILES: OP.19.003, Z.19.008 AND DA.19.042**

**The Committee of the Whole (Closed Session) recommends that the  
confidential recommendation of the Committee of the Whole (Closed  
Session) be approved.**

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The meeting adjourned at 4:32 p.m.

Respectfully submitted,

Regional Councillor Mario Ferri, Chair