

## **COMMITTEE OF THE WHOLE (WORKING SESSION) – JUNE 6, 2018**

### **COMMUNICATIONS**

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#### **Distributed June 1, 2018**

#### **Item**

C1. Memorandum from the City Clerk, dated June 6, 2018.

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#### **Distributed June 4, 2018**

C2. Mr. Gerry Sciara, dated June 4, 2018.

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C3. Antonio Longo & Family, dated June 4, 2018.

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#### **Distributed June 5, 2018**

C4. Mr. Renzo Ranalli, dated June 4, 2018.

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C5. Babak Jamali, dated June 5, 2018.

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C6. Eduard, dated June 5, 2018.

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#### **Distributed June 6, 2018**

C7. Andrej Selickij & Alexandra Nikiforova, dated June 5, 2018.

2

C8. Mr. Mario Marmora, dated June 5, 2018.

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C9. Confidential memorandum from the City Solicitor and the Chief Financial Officer and City Treasurer, dated June 6, 2018.

2

C10. Presentation material.

2

C11. Presentation material.

1

C12. Mr. Renzo Ranalli, dated June 6, 2018.

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#### **Disclaimer Respecting External Communications**

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**Please note there may be further Communications.**

**DATE:** June 6, 2018

**TO:** Mayor and Members of Council

**FROM:** Todd Coles, City Clerk

**RE:** **ITEM #1: COMMITTEE OF THE WHOLE (WORKING SESSION)**  
**MEETING: JUNE 6, 2018 – CORPORATE POLICY DEVELOPMENT AND MODERNIZATION – APPROVAL AUTHORITIES AND PRIORITIZATION**

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### Purpose

The purpose of this communication is to advise Council of the following necessary administrative corrections to Attachment No. 1 “Recommended Approval Authorities” (pg. 14) and administrative corrections to information contained on pg. 6 of the report.

### Recommendations

1. That Attachment No. 1 “Recommended Approval Authorities” in the above noted report be replaced with the following revised wording:

Policy	Policy No.	Last Revised	Recommended Approval Authority
Waste Collection Design Standards Policy	ES-002	5/7/2007	Recommended for Repeal

2. That in consideration of identifying this policy for repeal, that the “Waste Collection Design Standards” policy be amended to be included in Attachment No. 2 “Policies Recommended for Repeal” and that Attachment No. 2 be amended to include the following information:

Policy	Rationale
Waste Collection Design Standards Policy	Policy contents are included in the by-law to “establish and maintain a system for the collection of Collectible Waste in the City of Vaughan, and to repeal and replace by-law 217-2010” (135-2017).

**Background**

Accordingly, subsequent to the recommendations above, the report must be amended to reflect three minor administrative corrections:

1. That the information contained under the heading "Repealing outdated, duplicate and non-compliant policies supports a streamlined and accountable approach" on pg. 6 be amended to read "78 policies have been identified as policies which are no longer required suitable for repeal and have met at least one of the following rationale characteristics to support the recommended repeal".
2. That the heading on pg. 6 be amended to read "Policy categorization will comply with the revised Policy on Corporate Policy Development (03.C.01) and the Delegation of Approval of Administration Policy by-law (033-2018)".
3. That the information contained under the heading "Policy categorization will comply with the revised Policy on Corporate Policy Development (03.C.01) and the Delegation of Approval of Administration Policy by-law (033-2018)" on pg. 6 be amended to read "It should be noted that the majority of policies (58 policies) are considered to be "Council" policies and as such, would be subject to Council's approval in the future for any substantive amendments to or repeal of those policies".

There are no further changes required to the report.

Respectfully submitted,



**Todd Coles**  
City Clerk  
(ext. 8281)

**From:** Gerry Sciara [REDACTED]  
**Sent:** June-04-18 11:10 AM  
**To:** Iafrate, Marilyn  
**Cc:** Council; Clerks@vaughan.ca  
**Subject:** Sports Village Berkeley Academy and Entertainment Centre

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Good Morning Councillor Iafrate, I wish to voice my objection to this proposed project wanting to be build on City Park Lands.

I have no problem with the project itself, I would have no issue with it being build on private property, but I do have great concerns that this group of developers want to build it on City Owned Property, Parkland. Vaughan needs MORE PARKLAND not less.

Berkeley Academy held a meeting with no City representation and especially NO CITY COUNCILLORS being present. They alluded that they had a right under some special bylaw that allows them to expand their project. They also said that they had meetings with the City of Vaughan and that they are negotiating to buy the land for \$1,000.000.00 per acre, Councillor Iafrate there is NO WAY that the City Should be Selling Parkland to a Private Developer, the \$1,000.000.00 per acre, if the City Did sold the land for that price it would be giving it away almost for free, what is going on here, please tell me.

Councillor Iafrate, how can the City of Vaughan even entertain the idea of selling precious PARKLAND to a PRIVATE DEVELOPER so the developer can make profit from it, this must not happen. I would like to know who this group of people have been talking to at the City of Vaughan.

We as a group will be attending the meeting June 6th, at 1.00pm to voice our strongest objection to this proposal.

Sincerely

Gerry Sciara  
[REDACTED]

City of Vaughan  
Members of Council/Clerks Office  
2141 Major Mackenzie Drive  
Vaughan ON L6A 1T1

June 4, 2018

Dear City Councillors/Clerk:

**Re: Sports Village Berkeley Academy and Entertainment Centre Proposal**

On May 30, 2018 we received a notice from our Ward Councillor about the upcoming Committee of the Whole Working Session meeting on June 6th, 2018 at 1:00PM with regards to the above item. Unfortunately, I am unable attend the meeting, but respectfully submit this letter as formal communication.

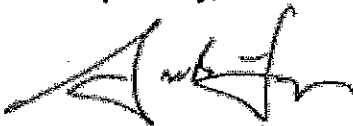
We have serious concerns with the proposal by the Mentana Group to acquire the entire Vaughan Sports Village lands for the purpose of creating a privately owned school academy and entertainment centre including student residences, larger stadium style arena for year round events and outdoor amphitheatre for concerts and additional sports fields. The proposal is ambitious and extensive, as it encompasses the entire foot print and results in the loss of existing park land.

We believe that the City should not be selling precious park land, as it can never be replaced in this community. We do not see how private ownership allows for the community to freely access the private facilities for leisure and recreational use at any time. This will only eliminate the public's ability to access valuable and important park land.

As abutting land owners, we believe this will greatly affect our quality of life. Simultaneous events at the amphitheatre, arenas and entertainment venues will greatly increase noise levels, as well as people and vehicle traffic spilling over to the surrounding neighbourhoods. This has the ability create health and safety issues, as well as congestion throughout the community.

Our position is that the City should not be selling off valuable public park land to private companies and therefore object to this proposal.

Respectfully,



Antonio Longo & Family  




Marilyn Iafrate  
Councillor, Ward 1

May 30, 2018

Dear Residents:

**RE: Sports Village Berkeley Academy and Entertainment Centre**

It's come to my attention that the Sports Village invited residents of Hollybush Drive to information sessions on Friday May 18<sup>th</sup> and Thursday May 24<sup>th</sup>, 2018.

These meetings were not City of Vaughan sanctioned meetings. These were private meetings held by the individual. My office was not invited to either meeting.

This is an unsolicited proposal by a private individual. In 2015, the individual made a deputation. Council asked staff to investigate the proposal. Any proposal for these lands must go through a public process.

Residents of Hollybush contacted my office following these meetings and made me aware of an amphitheatre which can affect the surrounding community. I have always maintained that the abutting neighbours must be part of any process wherein their land value and quality of life may be affected.

I have grave concerns for any loss of parkland in Maple because there is no opportunity to replace it elsewhere. My office will be working with the residents to bring their issues forward.

In closing, senior staff confirmed that this item will be coming forward to the Committee of the Whole Working Session meeting on June 6<sup>th</sup>, 2018 at 1pm. I urge you along with your neighbours to attend this meeting. If you cannot attend the meeting, **your voice will be heard by forwarding an email to all members of Council, & the Clerk's office before June 6<sup>th</sup> at: [council@vaughan.ca](mailto:council@vaughan.ca); [clerks@vaughan.ca](mailto:clerks@vaughan.ca);**

For those who have already contacted my office, thank you, we have your email contact and will forward you details of the meeting as soon as the Clerk's office distributes the material. For further information, please contact me at 905.832.8585 ext. 8344 or via e-mail at [marilyn.iafrate@vaughan.ca](mailto:marilyn.iafrate@vaughan.ca).

Respectfully,



Marilyn Iafrate  
Councillor, Ward 1  
Maple/Kleinburg

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**Subject:** FW: Committe of the Whole Working Session (June 6, 2018) - Item-Vaughan Sports Village  
**Attachments:** Vaughan Sports Village Land.pdf

-----Original Message-----

From: Tony Longo [REDACTED]  
Sent: Monday, June 04, 2018 10:10 AM  
To: Clerks@vaughan.ca; Council <Council@vaughan.ca>  
Cc: lafrate, Marilyn <Marilyn.lafrate@vaughan.ca>  
Subject: Committe of the Whole Working Session (June 6, 2018) - Item-Vaughan Sports Village

Good morning,

Please accept this letter as my formal communication submission regarding the above Item for the upcoming Committee of the Whole Working Session meeting June 6th, 2018 at 1:00PM.

Regards,

Antonio Longo  
[REDACTED]



**Subject:** FW: Proposal for Development of Sports Village into Berkeley Academy and Entertainment Centre

**From:** Ranalli, Renzo [REDACTED]  
**Sent:** Monday, June 04, 2013 10:29 PM  
**To:** Council <[Council@vaughan.ca](mailto:Council@vaughan.ca)>; [Clerks@vaughan.ca](mailto:Clerks@vaughan.ca)  
**Subject:** Proposal for Development of Sports Village into Berkeley Academy and Entertainment Centre

To Members of Council and Clerk's Office of the City of Vaughan:

I am writing to express my deep concern with the proposal we were presented by Mr Tony Furiato to purchase and redevelop the property currently housing the Municipal Capital Facility of the Sports Village.

I am not only concerned that this proposal will result in the loss of prime parkland in Maple but also that the Mentana Group, should they acquire the property, will push the boundaries of any new agreement, as they have done with the original agreement, because they will need to find ways to recoup the substantial investment that will be required.

I am concerned because if they build it and they don't come as expected, the structures will deteriorate and left unmaintained will be a complete sore for the City to bail out.

I am concerned for the escalation of noise that will come from large crowds, chillers and compressor and for the garbage and waste that will blow in the wind onto the back of my property – there is already mini duping yard at the rear east of the facility, imagine if they expanded it to 2000 parking spots.

I am concerned with what digging almost 5 stories into the ground to build the arena bowl will do to the ecology of the nearby Don River tributary.

I am concerned that the already snarled traffic in the area will be even more unbearable on show evenings.

I have read on numerous occasions that the Sports Village MCF is a great success attracting 2.4 million visitors per year and I think an expanded plan for the private school can be accomplished with some expansion to the facilities, but mostly using the existing facility. Why the City would want to roll the dice and dispose of this valuable asset in return for what amounts to an equivalent ¼ pad of ice and a 3% uptick in attendance does not make any sense to me.

I look forward to hearing council look past the glitz being sold by Mentana and take a critical, citizen's view of what is being proposed and find a compromise that protects the original spirit of these lands.

Thank You,

Renzo Ranalli  
[REDACTED]  
[REDACTED]

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**Subject:** FW: Proposal by Mentana Group for Development of Sports Village into Berkeley Academy and Entertainment Centre

**From:** Babak Jamali [REDACTED]  
**Sent:** Tuesday, June 05, 2018 11:43 AM  
**To:** Council <Council@vaughan.ca>; Clerks@vaughan.ca  
**Subject:** Proposal by Mentana Group for Development of Sports Village into Berkeley Academy and Entertainment Centre

Hello Members of Council and Clerk's Office of the City of Vaughan,

I am writing this email to express my concern about the new proposal presented by Mr. Tony Furiato on behalf of the Mentana Group, regarding the expansion of the Sport Village facility and Berkeley Academy. Below is a summary of my concerns, each point can be further expanded upon request.

- The facility is suppose to be used as a private school in the morning and parts of the afternoon. The private school is proposed to accommodate 750 students at this location. The impact of the private school is completely ignored in the report drafted by the city.
- Relationship between Berkeley Academy and Hill Academy: Mr. Furiato speaks highly about his success with introducing new sport athletes to the community. I believe this to be the success of Hill Academy. Mentana Group owns a separate school/academy called Berkeley Academy which is an ESL school for adults and kids. The relationship between Berkeley Academy and Hill Academy is unknown to me.
- The existing Sport Village facility includes two parking lots which have a history of poor maintenance. The outdoor ice rink is another example of miss-managed facilities. The two noted items exhibit lower than average management acumen of the Mentana Group and I believe our community deserves better.
- The existing facility at the Sport Village includes four hockey arena. Mentana Group is proposing a fifth arena at this location. Isn't it more efficient and displays better city planning for this new arena to be constructed at some other location within the city boundary?
- The new development significantly deteriorates the standard of living for Hollybush residents to near unlivable. Symptoms of this reduced standard include noise from the mechanical facilities, lighting of the area (specially the roof top track), noise from the shows and people leaving the stadium late at night, parking on our street, etc. This is something that completely ignored in the reports drafted by the City.
- The fifth proposed hockey arena has capacity of more than 5000 people. There is not enough parking space at the location to accommodate the noted capacity. All extra cars will be parked on nearby streets. Hollybush could be the preferred parking spot for the visitors.
- Traffic on Melville Avenue will become unbearable as a result of increased development in the area (specifically development of the hospital). Adding the proposed facility will add to the already elevated traffic levels.
- Once the parkland property is sold to a developer, it would be difficult to stop the developer from proposing extra development to the area.

I am looking forward to get my answers on the June 6<sup>th</sup> hearing, organized by the city.

Regards,  
[REDACTED]  
[REDACTED]

**Subject:** FW: Proposal by Mentana Group for Development of Sports Village - community concerns

**From:** edy . [REDACTED]

**Sent:** Tuesday, June 05, 2018 3:10 PM

**To:** Council <Council@vaughan.ca>; Clerks@vaughan.ca

**Subject:** Proposal by Mentana Group for Development of Sports Village - community concerns

Hello Members of Council and Clerk's Office of the City of Vaughan,

I am writing this email to express my concerns about the new proposal presented by Mr. Tony Furiato in respect with the expansion of the Sport Village facility and Berkeley Academy.

1. **Traffic.** As today the traffic in the area it is already unbearable. Adding an indoor arena that holds 6500 people and outdoor events arena that holds 3000 people that will choke the traffic completely.
2. **Noise.** The new buildings ACs , mechanical units and the crowd gatherings will exceed the allowed noise level and considering that this events/concerts will occur periodically the noise will be day and night.
3. **Cleanliness.** Due to the poor management from Mr. Furiato of the area we as hollybush dr community are cleaning the green area after his employees and students. Imagine the mess over 6000 people will leave behind.
4. **Parking.** The plans presented by Mr Furiato shows only 700 parking spots way less for the volume that arenas can hold. This being said all the extra drivers will park on Hollybush dr and the nearest streets.
5. **Green space.** Obviously there will be no more green space in the area after this development.
6. **Plans inaccuracy.** Mr. Furiato assured us that the buildings will be at least 50M away from our fences and mature trees will be planted between buildings and our backyards, but based on the plans he presented that is not accurate. The distance is way less then what he claimed and no new trees. And how anybody can guarantee that after the land is sold the developer will do what was proposed initially. Based on Mr. Furiato history he never accomplished what he has promised.
7. **Real estate impact.** This development will have negative impact on the real estate prices further more if we choose to live this will directly impact our future likelihood.
8. **Safety - the greatest concern for our community.** Some of the attendants to this events/shows/concerts will drink and do drugs behind our back yards and/or on our streets. That will be a huge impact on our lives and our children's future.

I am looking forward to get my answers on the hearing organized by the city tomorrow.

kind regards

eduard  
[REDACTED]

**From:** And B [REDACTED]  
**Sent:** June-05-18 6:07 PM  
**To:** Iafrate, Marilyn; Council; Clerks@vaughan.ca  
**Subject:** Regarding Sports Village expansion plans

To Members of Council and Clerk's Office of the City of Vaughan,

I would like to share my concerns about Mentana Group plans to expand Sport Village facilities.

As future parents me and my wife are completely discouraged with presentation held by Mr Furiato.

First of all, we have no other Green Spaces within short walking distance from our home. Secondly, noise. I can only imagine noise level from new facilities, especially during events or concerts.

Third, garbage. It is already an issue in our neighbourhood. Other guaranteed problems that will worsen quality of living: parking on our street during events, safety, traffic, decreasing value of our homes, uncertainty of future plans and possible extra development.

Looking forward for your unbiased examination of this matter and clear answers.

Best regards,  
Andrej Selickij & Alexandra Nikiforova  
[REDACTED]

June 5, 2018

C 8  
COMMUNICATION  
CW (WS) - June 6 / 2018  
ITEM - 4.2

Dear Mayor, Members of Council

**RE: Sports Village/Berkley Academy proposal**

I am writing to you with regards to the proposed development on the Vaughan Sports Village parkland by the Mentana group. The Mentana group has proposed to develop the 33 acre site, as you know, into a state of the art private entertainment complex/campus that will be the home to over 750 students.

It shocks me to think that this is actually being considered. To remove 33 acres of parkland, that not only does the entire community use but also many residents within the City of Vaughan, at their leisure, and replace it with a privately owned facility that the community will possibly have access to only after the students have completed their day and if the City does not permit out the facility. Also, it was proposed that the purchase price for these 33 acres in the centre of the City is only \$10 million dollars, this is well below the fair market value of land in this area. The tax payers will be funding a privately owned facility with minimal, if any benefit to the community.

I have lived in this community for almost 19 years and I watched the Sports Village being built. I purchased my home at a premium because it backed on to a park. Not only did the salesperson at Midpark homes confirm that the land behind my home will be a park but I also confirmed this with the City of Vaughan planning department, that this land behind Hollybush Drive would be a District Park. We decided to raise a family here and I was excited to learn when the Sports Village had an outdoor skate path. This path only lasted three or four years, when the Sports Village operators were trying to charge residents \$5 for use of the free outdoor skate path. This didn't generate much money and the rink was no longer operational the following year. Also to be removed was the free skateboard park that is now a money generating volleyball league. Unlike other communities in Vaughan, the Sports Village has never hosted a free skate day for the community. My point is that any free community use venue at the Sports Village has been removed. If this past record of the Mentana group is any indication of things to come, the community will not have any access to this area, this would be a horrible.

My family is also concerned about the increase in noise level and the increase in traffic volume this expansion would cause. We already hear the music from the volleyball courts, which is bearable, and the trains at night, which is at times unbearable. Having a 5000 seat arena and an outdoor amphitheatre would turn Rutherford Rd into a parking lot. It is already extremely difficult to move around this area because of Wonderland, Vaughan Mills and the GO train. The infrastructure can not sustain another large venue even when Rutherford is increased to three lanes.

The Sports Village is a park, prime parkland in Maple is precious and **should not** be sold and handed over to developers. Parkland should be enhanced for all community members to enjoy an enhanced quality of life, young and old. This park has the potential to be the jewel of Vaughan, as High Park is to Toronto. Would you develop a campus like entertainment centre in High Park? I think not. Please do not allow this wonderful parkland to be sold.

Mario Marmora  


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**From:** M M [REDACTED]  
**Sent:** June-06-18 1:22 AM  
**To:** Council; Clerks@vaughan.ca; Ciampa, Gina; Iafrate, Marilyn  
**Subject:** Committee of the Whole Working Session (June 6, 2018) - Item-Vaughan Sports Village  
**Attachments:** SportsVillage letter to Council.docx

Hello,

Please accept this letter as my formal communication submission regarding the above Item for the upcoming Committee of the Whole Working Session meeting June 6th, 2018 at 1:00PM.

Thank you,

*Mario Marmora*  
[REDACTED]

# **MENTANA GROUP PROPOSAL: SPORTS VILLAGE BERKELEY ACADEMY AND ENTERTAINMENT CENTRE**

COMMITTEE OF THE WHOLE WORKING SESSION  
JUNE 6, 2018



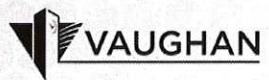
## **MENTANA GROUP PROPOSAL:**

### **SPORTS VILLAGE BERKELEY ACADEMY AND ENTERTAINMENT CENTRE**

- Seeks to acquire the Sports Village site to create a privately held, publicly accessible, Community Hub for community recreation and park facilities and events, in addition to a private educational facility with student residences.
- To ensure that current service levels are maintained or enhanced into the future and that fair market value for the property is attained.
- The financial analysis undertaken by the City and its consultants has assessed the financial benefits through 2040 of the existing agreement for the facilities compared to the proposal offered by Mentana.
- Considerations in the assessment of the proposal include the enhancements to the site, coupled with the intangible benefits the City and its residents could receive from the proposed expansion, such as the broader tourism economic impact and expanded recreation and culture benefits. This could make the proposal more beneficial than the current agreement if the associated risks related to the City's disposal of the property can be adequately mitigated.
- Mentana will be required to follow the development planning process if the site is acquired by Mentana.



Existing  
Sports Village  
Site





Existing  
Sports Village  
Site with overlay  
of proposed  
expansion





MENTANA GROUP PROPOSAL:  
SPORTS VILLAGE BERKELEY ACADEMY AND ENTERTAINMENT CENTRE [“Fly Through Video”](#)



Vaughan Rangers



Vaughan Panthers



Vaughan Vikings



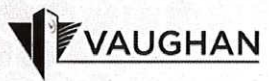
Vaughan Flames



Vaughan Kings



Questions?

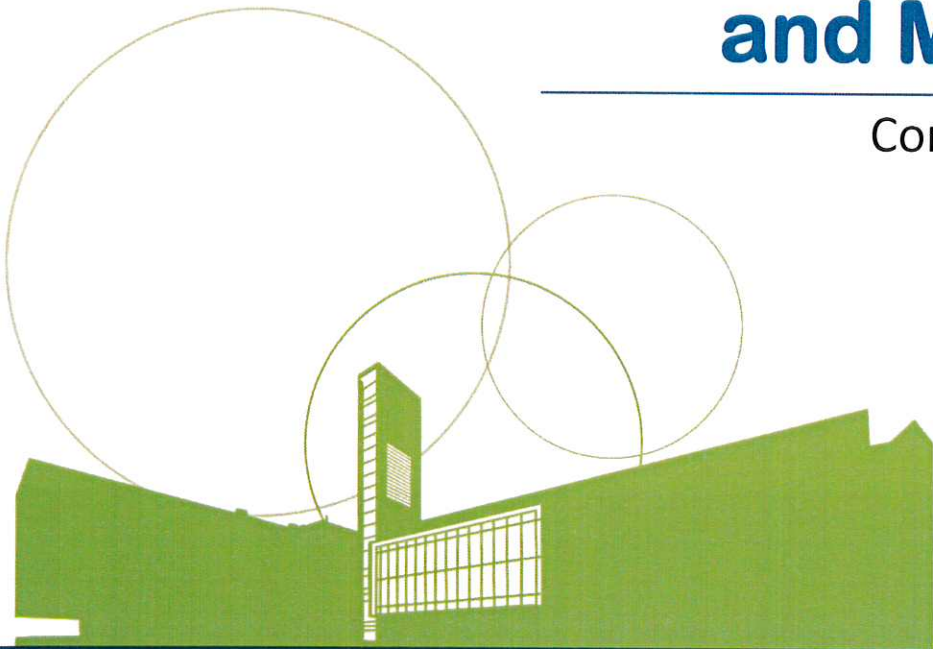




# Corporate Policy Development and Modernization Update

Committee of the Whole (Working Session)

June 6, 2018





# Overview

## 1. Policy Review and Modernization

- Background
- Accomplishments
- Approval authority framework
- Review and modernization Approach
  - Phase 1: Review

## 2. By-law Review

## 3. Next steps

- Workplan summary
- Ongoing review and assessment

# Policy Review and Modernization

# Background

## Policy Committee

- Held inaugural meeting on January 26, 2017
- Co-Chairs; City Manager and City Clerk
- Comprised of CMT members
- Provides a venue for departments to present new or updated policies for either Administrative approval, or approval to proceed to Council
- Reviews existing policies to identify and prioritize gaps, inconsistencies and/or policies requiring review and update

***Mandate: To improve the City's policy-making process, governance and standardization.***

# Accomplishments

## COW(W.S) Report and Presentation

Presented on February 21, 2018

Definitions of approval  
authorities  
(Council /  
Administration) ✓

Revised policy on  
Corporate Policy  
Development  
(03.C.01) ✓

Revised delegation of  
authority by-law  
(033-2018) ✓

New Corporate policy  
and procedure  
templates ✓

# Approval Authority Framework

## Council Approval

***“Council policies are policies that set overall direction for administrative staff, set standards of performance, define a city position on public issues, have an external focus on the community or are required by provincial legislation. Due to the higher level and external orientation of these policies, these policies are approved by Council.”***

# Approval Authority Framework

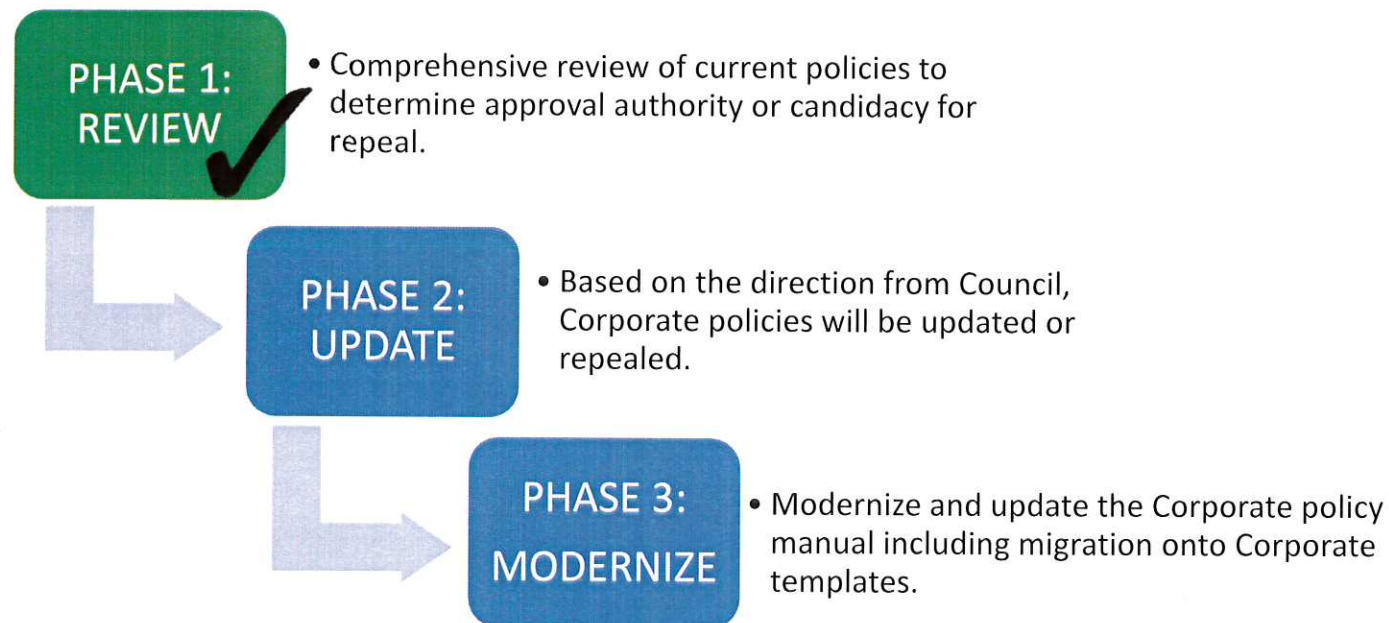
## Administrative Approval

***“Administrative policies are policies that are focused primarily on the internal operations and processes of the municipality. These policies direct staff by setting operational duties and expectations and guiding the administration’s decision-making processes and are approved by the City Manager. This authority may be delegated by the City Manager to another senior administrator (policy owner).”***



# Review and Modernization Approach

*"3-Phase approach to reviewing, updating and modernizing Corporate policies".*

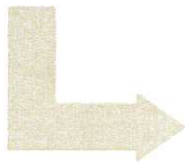


## Phase 1- Review

### PHASE 1: REVIEW



Comprehensive review of current policies to determine approval authority or candidacy for repeal.



Separate and  
recommend  
approval  
authorities  
(Council /  
Administration)

**Step 1**

Review and  
recommend  
policies  
suitable for  
repeal

**Step 2**

Prioritize  
Council-  
approved  
policies

**Step 3**

## Step 1: Recommend Approval Authorities

*“Policy categorization will comply with the revised Corporate Policy Development policy (03.C.01) and Delegation of Approval of Administrative policy by-law (033-2018)”.*

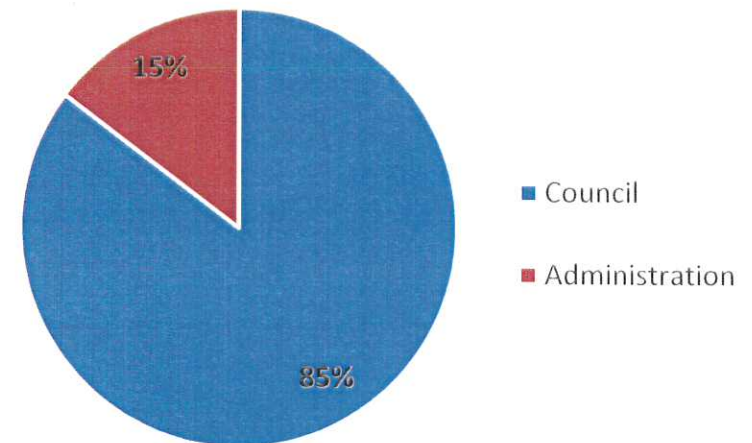
### Approach:

- Reviewed the Corporations existing 148 policies
- Engaged the enacted approval authorities (Council / Administrative) in consideration of those recommended for repeal
- Jurisdictional comparison

### Results:

- 58 Corporate policies are recommended to be approved by Council
- 10 Corporate policies are recommended to be approved by the Administration

Policy Categorization



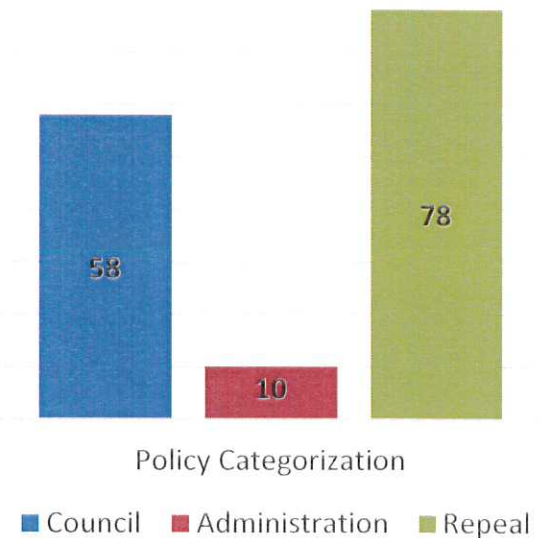


## Step 2: Recommend Policies for Repeal

*“Repealing outdated, duplicate and non-compliant policies supports a streamlined and accountable approach”.*

### Approach:

- Current Corporate policies were reviewed and assessed for repeal eligibility in consideration of the following characteristics:
  1. Program or program funding no longer exists
  2. Regulation or legislation is already in place
  3. Policy has been replaced with another policy or by-law
  4. Policy conflicts with another policy or by-law
  5. Policy is outdated or dysfunctional
  6. Policy is a procedure



### Results:

- 78 policies were identified as policies which are no longer required/suitable for repeal by meeting at least one of the above mentioned characteristics.

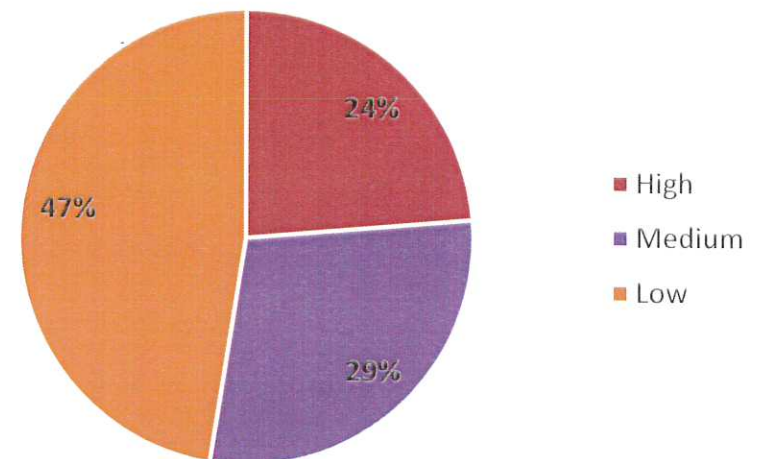
## Step 3: Prioritizing Council-approved Policies

*“Each recommended Council-approved policy has been assessed for priority review”.*

### Approach:

- Council-approved policies were reviewed and assessed for priority review in consideration of the following characteristics:
  1. Currency – Corporate approaches are upheld and the policy supports organizational standards, expectations and performance
  2. Sensitivity – identified gaps, potential risk to organization, financial/legal vulnerability
  3. Legislative Compliance – not reflective of current regulatory or legislative requirements

Results



## Comprehensive review of certain City by-laws



# City by-law review

*“Comprehensive review of certain City by-laws to assess for conformity, ensure consistency and compliance while identifying opportunities to consolidate”.*

## Why

- Identify gaps
- Assess for legislative compliance
- Opportunities for consolidation

## Approach

- Comprehensive document review in consideration of legislative requirements
- Jurisdictional scan of other Canadian Municipal by-laws
- Consultation with staff

## For Consideration

- Review of the City's Procedural by-law (7-2011)
- Development of a Committee of Adjustment Procedural by-law
- Delegation by-laws

## Results

- Support the modernization of the City's policy development, legislative frameworks and compliance
- Streamline decision-making, administration and governance

## Next steps

# Policy Review Workplan Summary

## 1. Separation of policies ✓

Q1-2018

- Applying the revised approval authorities, policies will be separated by these definitions and will be submitted for review

## 2. Council Policy Review and Prioritization ✓

Q2-2018

- Review Council-approved policies and identify review prioritization
- Submit prioritized list to Policy Committee for approval
- Submit prioritized list for Council approval



# Policy Review Workplan Summary

## 3. Delegation of Authority/By-law Review

Q2-2019

- Conduct a comprehensive review of current delegation by-laws
- Consolidate where possible
- Confirm regulatory compliance in tandem with Corporate alignment
- Review with Policy Committee/City Manager
- Submit to Council for approval

## 4. Online Policy Manual (internal and external)

~~Q3-2019~~ Q3-2018

- Design an Administrative policy manual available internally
- Design a Council policy manual available externally/publicly
- Execute a Corporate-wide launch with appropriate training (*completion in 2019*)

## Ongoing Review and Assessment

Inventory Council and Administrative policies Corporate-wide

Format policies to confirm to new Corporate templates

Flag policies requiring a further detailed review

Conduct a gap analysis to support the need for policy development

# Questions and Discussion

**7890To: The Council of the Whole (working session) dated June 6, 2018**

Good afternoon Honourable Mayor Bevilacqua, Members of Council, and City Staff. My name Renzo Ranalli and I am here today representing the South Maple RPA - this RPA was only formed a week ago in response to notices that the Sport Village Municipal Capital Facility (MCF) was going to be redeveloped as early as this October!

I live at [REDACTED] and our family home backs onto the junior diamond of the Sports Village which is in use (weather permitting) every day, in the morning by students and in the evening by local junior ball teams.

I would like to focus our concerns with this proposal on:

1. The success of the current facility;
2. The loss of Parklands in Maple to development contrary to the Active Together Master Plan (ATMP); and
3. The Risks in moving to a multi-use Privately run Elite School and Entertainment Centre contrary to the ATMP;

First off, I have heard on numerous occasions about the success of the current MCF attracting 2.4 mill visitors p.a. and a hub for activity amongst the old and the young. The facility is utilized by numerous community sports teams, senior citizens and the local community and promotes being Active Together both formally and informally. It is also home to two private schooling programs - arrangement of which are unknown to us as it relates to the MCF. These were not part of the original agreement and at this time we are not privy to the arrangement in place with these enterprises and how much they cost or contribute to the MCF - but we will find out. Nevertheless this private enterprise operates in unison with the local community in being Active Together.

Items that were part of the original agreement but that have been allowed to deteriorate include the figure eight skating rink (gone), outdoor ice rink (gone), parking lot and garbage control. Why were these not kept up to a state of general repair? At this point we don't know, but we will find out. I would submit that these items are important to the local community in being Active Together but that they were sacrificed as they could not be made economically viable.

The Hill Academy has been bright spot for the Sports Village. Its success has been apparent and the facilities of the Sports Village have been instrumental in creating this success. Facilities which are operated under an MCF and therefore I must believe that they have been integrated into an Active Together Plan that the Sports Village represents. The point is what level of approval is required in order to alter an existing MCF agreement to expand on the private enterprise portion and destroy existing parklands contrary to the ATMP. At this point we don't know where the MCF ends and the Private Enterprise starts - but we will find out. We know that the community interest comes first and private enterprise co-exists within that. We are



not in favour of flipping this relationship and putting Private interests first – nor do we think it contributes to the City's ATMP.

Development of these parklands were not contemplated when the City entered the MCF agreement using development charges and citizen tax monies and they should not contemplate betraying this trust into any sort of development because these parklands cannot be replaced in Maple.

I commend the Mentana proposal for its emotional attraction and the perception that it will help fill all the City's gaps in meeting its ATMP, Vaughan Vision, tourism, diversity, financial self sustainability and facility services (ie ice time). A wise person once told me when an offer appears too good to be true, it usually is.

I would like the Council to consider about the risk of 'build it and they will come' approach. Sure, Elite hockey academies are popular at this time – there are currently some 126 Hockey Canada licensed and unlicensed academies in Canada. None to my knowledge have enrolments over 100-200 students. Mentana is proposing the middle ground, offering more than just hockey and sports to get enrolment up to 700+ – but think about the strength that has got them where they are. It was hockey and the facilities of the Sports Village. It is another thing entirely to create a technology and innovation centre, 21<sup>st</sup> Century Learning environments that attract symphonies and high end speaking engagements. Mentana's proposal is trying to expand into disciplines they have no experience with and leverage that into being Active Together – but their proposal is anything but Acting Together. Remember our skating rink/figure eight, take a look at the parking lot - if we build it and they don't come, who will maintain this facility in the future and at what cost? Where will the City be with Financial Sustainability then?

Now allow me to get personal. How many of you could honestly say they would want a complex of the nature presented right in their backyard or their community? Apart from concerns with the loss of our beautiful parklands and the ecology of the ravine, we have concerns around safety, noise, garbage, flood lighting, parking, traffic and our general quality of life.

Understand that we are just getting off the ground, but we have a strong group and we oppose this complex – we will run each one of these concerns to the ground before any of this moves forward. We request complete openness of voting and request that closed door sessions like the one held in Dec, 2015 be discontinued. We further request deferral of any decision on this proposal be stayed to provide the citizens most impacted time to review and properly comment.

Generally we feel there is a good opportunity to expand on the school concept but that can be accomplished by investing in the existing facilities and strength in harmony with the existing parklands and community and contribute to the ATMP. Thank you.

Renzo Ranalli [REDACTED]