



**CITY OF VAUGHAN  
COUNCIL MEETING  
AGENDA**

**This is an Electronic Meeting. The Council Chamber will not be open to the public.  
Public comments can be submitted by email to [clerks@vaughan.ca](mailto:clerks@vaughan.ca)**

Tuesday, January 26, 2021

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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(By-law Number 006-2021)
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(By-law Number 007-2021)
11. ANATOLIA INVESTMENTS CORP.ZONING BY-LAW AMENDMENT FILE Z.18.027 SITE DEVELOPMENT FILE DA.18.067 9151 HUNTINGTON ROAD VICINITY OF HUNTINGTON ROAD AND RUTHERFORD ROAD (REFERRED)  
(By-law Number 008-2021)
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14. PRESENTATION - MR. RINO MOSTACCI, SOLMAR DEVELOPMENT CORP., RE: MINISTERIAL ZONING ORDER (MZO) FOR PARK AVENUE PLACE PHASE 2, (9095 JANE ST.) AND FOR BELLARIA II (9291 JANE ST.)

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  2. LORWOOD HOLDINGS INC. ZONING BY-LAW AMENDMENT FILE Z.20.033 DRAFT PLAN OF SUBDIVISION FILE 19T-20V006 3180 TESTON ROAD VICINITY OF JANE STREET AND TESTON ROAD
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(By-law Number 014-2021)
13. UPDATES TO PROCEDURE BY-LAW – CHAIRING OF ELECTRONIC MEETINGS  
(By-law Number 016-2021)
14. RESTORATION, ADDITION AND NEW OFFICE-RESIDENTIAL MIXED-USE CONSTRUCTION – ADAPTIVE REUSE OF EXISTING HERITAGE STRUCTURE LOCATED AT 46 CENTRE STREET, THORNHILL HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)
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16. RELOCATION AND INTEGRATION OF BUILT HERITAGE RESOURCE ON SITE AND NEW TOWNHOMES CONSTRUCTION LOCATED AT 9773 KEELE STREET, MAPLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)
17. PRESENTATION – KATHRYN WATSON, KLEINBURG BINDER TWINE FESTIVAL COMMITTEE
18. OTHER MATTERS CONSIDERED BY THE COMMITTEE
19. COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION JANUARY 25, 2021.

4. COMMITTEE OF THE WHOLE (CLOSED SESSION) REPORT NO. 4

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1. FUTURE NEIGHBOURHOOD PARK SITE IN THE VICINITY OF BATHURST STREET AND CENTRE STREET - SITE DEVELOPMENT FILE DA. 18.107
2. LOCAL PLANNING APPEAL TRIBUNAL APPEALS - LPAT CASE NO. PL160978, DUFFERIN VISTAS LTD., 230 GRAND TRUNK AVENUE, Z.16.016, 19T-16V001
3. APPOINTMENT OF ACTING FIRE CHIEF
4. UPDATE ON VPFFA NEGOTIATIONS
5. SENIOR STAFFING UPDATE
6. EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE REQUEST TO FILL VACANCY (Referred from January 25, 2021, Committee of the Whole Report 3, Item 8)

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 002-2021  
(LPAT, March 28, 2019, Case No. PL180311)  
  
A By-law to designate by Number an amendment to City of Vaughan By-law 1-88, as effected by the Local Planning Appeal Tribunal in its' decision dated the 28th day of March 2019 in LPAT Case File No. PL180311. (LPAT File No. PL180311, Z.04.049, Related File 19T-04V12, Part of Lot 25 Concession 2, Evelyn Charters)
  
2. BY-LAW NUMBER 003-2021  
(Council, June 29, 2020, Item 8, Committee of the Whole, Report No. 25)  
  
A By-law to amend City of Vaughan By-law 1-88, as amended by By-law 213-2005. (Z.17.021, Related File DA.17.046, Part of Lot 30, Concession 1, Peter Edrey, located on the southeast corner of Centre Street and Elizabeth Street, municipally known as 39 Centre Street, City of Vaughan.)
  
3. BY-LAW NUMBER 004-2021  
(Council, June 19, 2018, Item 39, Committee of the Whole, Report No. 21)  
  
A By-law to amend City of Vaughan By-law 1-88 as amended by By-law 22-2020. (Z.17.024, Related File 19T-17V008, Nashville Developments (Barons) Inc., located east of Huntington Road and south of Nashville Road, being Lots 3, 10, 22, 29, 31, 49 and 50 in Draft Plan of Subdivision 19T-17V008, in Part of Lot 25, Concession 9, City of Vaughan.)
  
4. BY-LAW NUMBER 005-2021  
(Council, October 21, 2020, Item 1, Committee of the Whole, Report No. 44)  
  
A By-law to amend City of Vaughan By-law 1-88. (Z.19.004, Related File 19T-19V001, Nashville Developments (South) Inc. and Nashville Major Developments Inc., located north of Major Mackenzie Drive and east of Huntington Road being Part of the West Half of Lot 21 and Part of Lot 22, Concession 9, City of Vaughan.)
  
5. BY-LAW NUMBER 006-2021  
(Item 9, Committee of the Whole, Report No. 1)  
  
A By-law to amend City of Vaughan By-law 1-88. (Z.18.025, Related Files 19T-18V009, DA.18.065, Part of Lot 13, Concession 9, Anatolia Capital Corp., located east of Huntington Road, between Rutherford Road and Langstaff Road and are municipally known as 8811 Huntington Road, City of Vaughan.)

6. BY-LAW NUMBER 007-2021

(Item 10, Committee of the Whole, Report No. 1)

A By-law to amend City of Vaughan By-law 1-88. (Z.18.026, Related Files 19T-18V010, DA.18.066, Part of Lot 11, Concession 9, Anatolia Capital Corp., located east of Huntington Road and north of Langstaff Road and are municipally known as 6560 Langstaff Road, City of Vaughan.)

7. BY-LAW NUMBER 008-2021

(Item 11, Committee of the Whole, Report No. 1)

A By-law to amend City of Vaughan By-law 1-88. (Z.18.027, Related Files 19T-18V011, DA.18.067, Part of Lot 15, Concession 9, Anatolia Investments Corp., located east of Huntington Road and south of Rutherford Road and are municipally known as 9151 Huntington Road, City of Vaughan.)

8. BY-LAW NUMBER 009-2021

(LPAT, January 18, 2019, Case No. PL171117)

A By-law to amend City of Vaughan By-law 1-88 as amended by By-law 080-2020. (Z.20.034, Related Files DA.19.016, Z.16.049, 19T-16V009, 1834375 Ontario Inc., bounded by a rail line (Metrolinx) to the west, Regional Road 7 to the south and North Rivermede Road to the east and in part of lot 6, Concession 3, City of Vaughan.)

9. BY-LAW NUMBER 010-2021

(Delegation By-law 005-2018)

A By-law to exempt parts of Plan 65M-4672 from the provisions of Part Lot Control. (PLC.20.013, Paradise Homes Kleinburg Inc., located east of Huntington Road, between Nashville Road and Major Mackenzie Drive, being Lots 1 to 7, 14 to 29, 63 to 70, 106 to 117, 123 to 138, 147 to 156, 175 to 181 and 192 to 199 and Blocks 212 to 214, 217 to 219, 222, 223, 226 and 227 on Registered Plan 65M-4672, in Part of Lot 25, Concession 9, City of Vaughan.)

10. BY-LAW NUMBER 011-2021

(Delegation By-law 005-2018)

A By-law to exempt parts of Plan 65M-3918 from the provisions of Part Lot Control. (PLC.20.014, Part of Lot 16, Concession 2, Firstgreen (BT) Corp., located southeast corner of Ilan Ramon Boulevard and George Kirby Street, being part of Block 23 on Registered Plan 65M-3918, designated as Part 1 on Plan 65R38647, City of Vaughan.)

11. BY-LAW NUMBER 012-2021  
(Item 1, Committee of the Whole, Report No. 3)  
  
A By-law to provide for the issuance of the 2021 interim property tax billing.
12. BY-LAW NUMBER 013-2021  
(Item 2, Committee of the Whole, Report No. 3)  
  
A By-law to authorize the temporary borrowing of a sum that shall not exceed \$79,475,000 during the year 2021.
13. BY-LAW NUMBER 014-2021  
(Item 12, Committee of the Whole, Report No. 3)  
  
A By-Law to declare the proposed Neighbourhood Park in Block 59, municipally known as 55 Line Drive and legally described as Parts 1, 2 and 3 on 65R-37046, as surplus and that staff dispose of the Property by means of invited tender to two abutting landowners.
14. BY-LAW NUMBER 015-2021  
(Council, December 15, 2020, Item 8, Committee of the Whole, Report No. 57)  
  
A By-law of the Corporation of the City of Vaughan to amend the Fees and Charges By-law 171-2013, as amended, to include a Fence By-law deposit fee.
15. BY-LAW NUMBER 016-2021  
(Item 13, Committee of the Whole, Report No. 3)  
  
A By-law to amend By-law 7-2011 (Procedure By-law) which governs the proceedings of Council and Committees of Council.

**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  
DECEMBER 15, 2020**

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**CITY OF VAUGHAN**

**COUNCIL MEETING**

**TUESDAY, DECEMBER 15, 2020**

**MINUTES**

Council convened in the Municipal Council Chamber in Vaughan, Ontario, at 1:03 p.m.

The following members were present:

Council Member	In-Person	Electronic Participation
Hon. Maurizio Bevilacqua, Mayor, Chair	X	
Regional Councillor Mario Ferri		X
Regional Councillor Gino Rosati		X
Regional Councillor Linda Jackson		X
Councillor Marilyn Iafrate	X	
Councillor Tony Carella		X
Councillor Rosanna DeFrancesca		X
Councillor Sandra Yeung Racco		X
Councillor Alan Shefman		X

**183. CONFIRMATION OF AGENDA**

MOVED by Councillor Shefman  
seconded by Regional Councillor Jackson

THAT the agenda be confirmed.

CARRIED

**184. DISCLOSURE OF INTEREST**

*Regional Councillor Rosati declared an interest with respect to Item 5, Committee of the Whole (Closed Session) Report No. 62, LOCAL PLANNING APPEAL TRIBUNAL APPEALS LPAT CASE NOS. PL190339 & PL190340 FRIENDS TO CONSERVE KLEINBURG INC. COMPLAINT OPA 47 & OPA 48, as his daughter's property abuts the subject property.*

**185. CEREMONIAL PRESENTATIONS**

1. Mayor and Members of Council recognized the accomplishments of the

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following four young entrepreneurs who received support through the City's Summer Company training and grant program this year:

Anthony Tovbis, Alan Nemirovski, Eric Pimentel and Ananya Vishwanath

2. Mayor and Members of Council recognized the City of Vaughan's Corporate and Strategic Communications department for receiving six 2020 MarCom Awards. Vaughan earned two Platinum awards, which is the highest honour, for the City's COVID-19 Crisis Communications Response Plan and the Municipal World Article titled Communicating in the midst of a global pandemic. The City received one Gold award for the 2020 Celebrate Vaughan Magazine, and three Honourable Mentions for the City Hall Connects Newsletter, the vaughan.ca landing page refresh, as well as a column submitted to the Smart City Journal.

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

MOVED by Councillor Carella  
seconded by Councillor Yeung Racco

THAT the minutes of the Council meeting of November 17, 2020 be adopted as presented.

CARRIED

### **187. COMMUNICATIONS**

MOVED by Councillor DeFrancesca  
seconded by Regional Councillor Ferri

THAT Communications C1 to C12 inclusive be received and referred to their respective items on the agenda.

CARRIED

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

The following items were identified for separate discussion:

Committee of the Whole Report No. 57

Item 7

Special Committee of the Whole (Budget) Report No. 60

Item 1

## **COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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### Committee of the Whole Report No. 61

Items 4, 8, 9, 10, and 13

### Committee of the Whole (Closed Session) Report No. 62

Item 5

MOVED by Councillor Iafrate  
seconded by Councillor DeFrancesca

THAT Items 1 to 4 of the Special Committee of the Whole Report No. 56, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 13 of the Committee of the Whole Report No. 57, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 and 2 of the Committee of the Whole (Public Meeting) Report No. 58, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 and 2 of the Committee of the Whole (Working Session) Report No. 59, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 and 2 of the Special Committee of the Whole (Budget) Report No. 60, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 17 of the Committee of the Whole Report No. 61, with the exception of the items identified for separate discussion, BE APPROVED and the recommendations therein be adopted; and

THAT Items 1 to 5 of the Committee of the Whole (Closed Session) Report No. 62, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted.

CARRIED

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

### **COMMITTEE OF THE WHOLE REPORT NO. 57**

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

ITEM - 7      ALLOCATION OF SERVICING CAPACITY ANNUAL DISTRIBUTION AND UPDATE

## COUNCIL MEETING MINUTES – DECEMBER 15, 2020

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MOVED by Councillor Iafrate  
seconded by Councillor Shefman

THAT Item 7, Committee of the Whole Report No. 57 be adopted and amended, as follows:

By approving the following in accordance with communication C7, from the Deputy City Manager, Infrastructure Development, dated December 11, 2020:

- 1) That the recommendations and the report of the Deputy City Manager, Infrastructure Development dated December 1, 2020 titled Allocation of Servicing Capacity Annual Distribution and Update, be amended as follows:
  1. That Recommendation 6 be added as follows:
    - 6) That staff be authorized to enter into any necessary agreements with the Block 27 Landowners Group Inc., related to servicing capacity allocation to Block 27, as agreed to in an executed Prepaid Development Charge Credit / Reimbursement Agreement between the Regional Municipality of York and Block 27 Landowners Group Inc.
  2. That paragraph 4 in the section titled Broader Regional Impacts / Considerations in the subject report be deleted and replaced with:

As part of the Draft Prepaid Development Charge Credit / Reimbursement Agreement (Agreement), an item related to Regional servicing capacity specific to Block 27 has been included. The City understands this final servicing capacity assignment is currently being discussed between the parties and has yet to be finalized. Upon successful execution of the Agreement, City staff will work closely with York Region and the Block 27 Developer Group Trustee to ensure Regional servicing capacity is efficiently, effectively and appropriately allocated to Block 27, pursuant to the terms of the Agreement, the conclusions and recommendations of the Interim Servicing Strategy Study and the City's Servicing Capacity Distribution Policy in effect.

CARRIED

## COUNCIL MEETING MINUTES – DECEMBER 15, 2020

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### SPECIAL COMMITTEE OF THE WHOLE (BUDGET) REPORT NO. 60

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

#### ITEM - 1 DRAFT 2021 BUDGET AND 2022 FINANCIAL PLAN

MOVED by Councillor Iafrate  
seconded by Regional Councillor Ferri

THAT Item 1, Committee of the Whole Report No. 60 be adopted and amended, as follows:

By replacing the words “skating rink” in Special Committee of the Whole (Budget) recommendation 4) with the words “outdoor skating trail”.

CARRIED

### COMMITTEE OF THE WHOLE REPORT NO. 61

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

#### ITEM - 4 CITY PARK (WOODBIDGE GATES NORTH) INC. OFFICIAL PLAN AMENDMENT FILE OP.17.015 ZONING BY-LAW AMENDMENT FILE Z.17.041 SITE DEVELOPMENT FILE DA.17.108 - 248, 252, 256, and 260 WOODBRIDGE AVENUE VICINITY OF KIPLING AVENUE AND WOODBRIDGE AVENUE

MOVED by Councillor DeFrancesca  
seconded by Regional Councillor Jackson

THAT Item 4, Committee of the Whole Report No. 61 be adopted and amended, as follows:

By receiving communication C6, from the Village of Woodbridge Ratepayers Association, dated December 14, 2020.

CARRIED

*Councillor Carella did not declare an interest with respect to this matter, however, he recused himself from participating in the discussion and did not vote on the matter.*

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ITEM - 8 ANATOLIA CAPITAL CORP. ZONING BY-LAW AMENDMENT FILE Z.18.025 SITE DEVELOPMENT FILE DA.18.065 - 8811 HUNTINGTON ROAD VICINITY OF HUNTINGTON ROAD AND LANGSTAFF ROAD (REFERRED)

MOVED by Regional Councillor Jackson  
seconded by Councillor DeFrancesca

THAT Item 8, Committee of the Whole Report No. 61 be adopted and amended, as follows:

By approving that consideration of this matter be deferred to the Committee of the Whole meeting of January 19, 2021; and

By receiving the following communications:

- C4 John McGovern, Rice Group, Tiverton Court, Markham, dated December 11, 2020; and
- C9 Deputy City Manager, Infrastructure Development, dated December 15, 2020.

CARRIED

ITEM - 9 ANATOLIA CAPITAL CORP. ZONING BY-LAW AMENDMENT FILE Z.18.026 SITE DEVELOPMENT FILE DA.18.066 - 6560 LANGSTAFF ROAD VICINITY OF LANGSTAFF ROAD AND HUNTINGTON ROAD (REFERRED)

MOVED by Regional Councillor Jackson  
seconded by Councillor DeFrancesca

THAT Item 9, Committee of the Whole Report No. 61 be adopted and amended, as follows:

By approving that consideration of this matter be deferred to the Committee of the Whole meeting of January 19, 2021; and

By receiving the following communications:

- C4 John McGovern, Rice Group, Tiverton Court, Markham, dated December 11, 2020; and
- C10 Deputy City Manager, Infrastructure Development, dated December 15, 2020.

CARRIED

## COUNCIL MEETING MINUTES – DECEMBER 15, 2020

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ITEM - 10 ANATOLIA INVESTMENTS CORP. ZONING BY-LAW AMENDMENT FILE Z.18.027 SITE DEVELOPMENT FILE DA.18.067 - 9151 HUNTINGTON ROAD VICINITY OF HUNTINGTON ROAD AND RUTHERFORD ROAD (REFERRED)

MOVED by Regional Councillor Jackson  
seconded by Councillor DeFrancesca

THAT Item 10, Committee of the Whole Report No. 61 be adopted and amended, as follows:

By approving that consideration of this matter be deferred to the Committee of the Whole meeting of January 19, 2021; and

By receiving the following communications:

- C4 John McGovern, Rice Group, Tiverton Court, Markham, dated December 11, 2020; and
- C11 Deputy City Manager, Infrastructure Development, dated December 15, 2020.

CARRIED

ITEM - 13 BILL 229 – SCHEDULE 6, AMENDMENTS TO THE CONSERVATION AUTHORITIES ACT

MOVED by Councillor Iafrate  
seconded by Councillor Yeung Racco

THAT Item 13, Committee of the Whole Report No. 61 be adopted and amended, as follows:

By approving the recommendation contained in communication C12, resolution from Councillor Iafrate, dated December 15, 2020.

FAILED TO CARRY UPON A RECORDED VOTE

YEAS

Councillor Shefman  
Councillor Iafrate  
Councillor Yeung Racco

NAYS

Councillor DeFrancesca  
Councillor Carella  
Regional Councillor Rosati  
Regional Councillor Ferri  
Regional Councillor Jackson  
Mayor Bevilacqua



## **COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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MOVED by Councillor DeFrancesca  
seconded by Regional Councillor Ferri

THAT Item 13, Committee of the Whole Report No. 61 be adopted and amended, as follows:

By receiving the following communications:

- C8 Deputy City Manager, Administrative Services and City Solicitor, dated December 13, 2020; and
- C12 Councillor Iafrate, dated December 15, 2020.

CARRIED

### **COMMITTEE OF THE WHOLE (CLOSED SESSION) REPORT NO. 62**

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

ITEM - 5 LOCAL PLANNING APPEAL TRIBUNAL APPEALS LPAT  
CASE NOS. PL190339 & PL190340 FRIENDS TO  
CONSERVE KLEINBURG INC.  
COMPLAINT OPA 47 & OPA 48

MOVED by Regional Councillor Jackson  
seconded by Councillor Yeung Racco

THAT Item 5, Committee of the Whole Report No. 62 be adopted without amendment.

CARRIED

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

### **190. BY-LAWS**

MOVED by Regional Councillor Ferri  
seconded by Councillor DeFrancesca

THAT the following by-laws be enacted:

BY-LAW NUMBER 176-2020 A By-law to amend By-law 403-87 as amended by By-law 146-2016, a by-law to designate the George Munshaw House, in the City of Vaughan, Regional Municipality of York, as being of architectural and historical value under

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Section 29 of the Ontario Heritage Act, R.S.O.1990. (Council, November 19, 2019, Item 10, Committee of the Whole, Report No. 34)

BY-LAW NUMBER 177-2020 A By law to regulate backflow prevention and cross connections in the City of Vaughan in order to protect the City’s drinking water system from contamination, and to repeal and replace By-law 004-2018. (Council, November 17, 2020, Item 2, Committee of the Whole, Report No. 51)

BY-LAW NUMBER 178-2020 A By-law to authorize a lease renewal with Bethridge Developments Inc. for recreation space at One Sonoma Boulevard, Units 5, 6, 7 and 8, Building B. (Item 1, Committee of the Whole (Closed Session), Report No. 62)

BY-LAW NUMBER 179-2020 A By-law to amend By-law Number 098-2015 being a By-law to authorize the acquisition of lands for road widening and parkland, and the execution of an Agreement of Purchase and Sale by the Mayor and City Clerk. (Item 2, Committee of the Whole (Closed Session), Report No. 62)

BY-LAW NUMBER 180-2020 A By-law to amend City of Vaughan By-law 1-88. (Z.19.024, Related Files: OP.19.009, 19T-19V004, DA.19.075, GB (Vaughan Seven) Limited Partnership, located on the south side of Highway 7 between Maplecrete Road and Creditstone Road, within the Vaughan Metropolitan Centre, and are municipally known as 2851 Regional Road 7, in Part of Lot 5, Concession 4, City of Vaughan.) (Item 1, Committee of the Whole, Report No. 57)

BY-LAW NUMBER 181-2020 A By-law to adopt Amendment Number 59 to the Vaughan Official Plan 2010 for the Vaughan Planning Area. (OP.19.009, Related Files: Z.19.024, 19T-19V004, DA.19.075, GB (Vaughan Seven) Limited Partnership, located immediately on the south side of Highway 7, between Maplecrete Road and Creditstone Road, within the Vaughan Metropolitan Centre, and are municipally known as 2851 Regional Road 7, in Part of Lot 5, Concession 4, City of Vaughan.) (Item 1, Committee of the Whole, Report No. 57)

## COUNCIL MEETING MINUTES – DECEMBER 15, 2020

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- BY-LAW NUMBER 182-2020 A By-law to amend City of Vaughan By-law 1-88 as amended by By-law 033-2019. (Z.18.023, Related File: DA.18.047, Dulcina Investments Inc., municipally known as 9000 Jane Street and are located on the west side of Jane Street, south of Rutherford Road in part of Lots 14 and 15, Concession 5, City of Vaughan.) (LPAT, September 17, 2018, Case No. PL110420)
- BY-LAW NUMBER 186-2020 A By-law to authorize the Mayor and City Clerk to execute an amendment to the Shared Services Agreement between The Corporation of the City of Vaughan and Alectra Services Corporation. (Item 3, Committee of the Whole, Report No. 61)
- BY-LAW NUMBER 187-2020 A By-law of the Corporation of the City of Vaughan to amend Licensing By-law 315-2005, as amended. (Item 6, Committee of the Whole, Report No. 61)
- BY-LAW NUMBER 188-2020 A By-law of the Corporation of the City of Vaughan to amend the Administrative Monetary Penalties By-law 063-2019, as amended, to include the Fence By-law. (Item 8, Committee of the Whole, Report No. 57)
- BY-LAW NUMBER 189-2020 A By-law to regulate Fences in the City of Vaughan, such as the Height, permitted materials and standards for Fences and Swimming Pool Enclosures, and to repeal the Fence By-law 80-90, and its amending by-laws, 240-99, 162-2004, 203-2006, 208-2007 and 29-2014. (Item 8, Committee of the Whole, Report No. 57)
- BY-LAW NUMBER 190-2020 A By-law of the Corporation of the City of Vaughan to amend By-law 7-2011 (Procedure By-law), as amended, which governs the proceedings of Council and Committees of Council. (Item 1, Committee of the Whole, Report No. 61)

CARRIED

## **COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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### **191. CONFIRMING BY-LAW**

MOVED by Councillor Yeung Racco  
seconded by Regional Councillor Rosati

THAT By-law Number 191-2020, being a by-law to confirm the proceedings of Council at its meeting on December 15, 2020, be enacted.

CARRIED

### **192. ADJOURNMENT**

MOVED by Councillor Carella  
seconded by Councillor Iafrate

THAT the meeting adjourn at 2:33 p.m.

CARRIED

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Hon. Maurizio Bevilacqua, Mayor

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Todd Coles, City Clerk



**CITY OF VAUGHAN  
SPECIAL COUNCIL MINUTES  
DECEMBER 15, 2020**

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**CITY OF VAUGHAN**  
**SPECIAL COUNCIL MEETING**  
**TUESDAY, DECEMBER 15, 2020**  
**MINUTES**

Council convened in the Municipal Council Chamber in Vaughan, Ontario, at 7:05 p.m.

The following members were present:

Council Member	In-Person	Electronic Participation
Hon. Maurizio Bevilacqua, Mayor, Chair	X	
Regional Councillor Mario Ferri		X
Regional Councillor Gino Rosati		X
Regional Councillor Linda Jackson		X
Councillor Marilyn Iafrate	X	
Councillor Tony Carella		X
Councillor Rosanna DeFrancesca		X
Councillor Sandra Yeung Racco		X
Councillor Alan Shefman		X

**193. CONFIRMATION OF AGENDA**

MOVED by Regional Councillor Ferri  
seconded by Councillor Yeung Racco

THAT the agenda be confirmed.

CARRIED

**194. DISCLOSURE OF INTEREST**

There was no disclosure of interest by any member.

**195. COMMUNICATIONS**

MOVED by Regional Councillor Ferri  
seconded by Councillor Iafrate

THAT Communications C1 and C2 inclusive be received and referred to their respective items on the agenda.

# **SPECIAL COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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CARRIED

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

### **SPECIAL COMMITTEE OF THE WHOLE (BUDGET) REPORT NO. 63**

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

#### **ITEM – 1 DRAFT 2021 BUDGET AND 2022 FINANCIAL PLAN (REFERRED)**

MOVED by Regional Councillor Rosati  
seconded by Regional Councillor Ferri

THAT Item 1, Special Committee of the Whole (Budget) Report No. 63 be adopted and amended, as follows:

By approving the recommendation contained in the report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated December 2, 2020;

By approving the recommendation of the Special Committee of the Whole (Budget) meeting of December 2, 2020;

By approving the recommendation of the Special Committee of the Whole (Budget) meeting of December 8, 2020;

By receiving the presentation of the Deputy City Manager, Corporate Services and Chief Financial Officer and communication C2, presentation material;

By receiving the comments from the following speakers:

1. Martha Bell;
2. Richard Lorello, Treelawn Boulevard, Kleinburg; and
3. Victor Lacaria, Weston Downs Ratepayers Association.

#### **AMENDMENT**

MOVED by Councillor Iafrate  
seconded by Regional Councillor Ferri

THAT Item 1, Special Committee of the Whole (Budget) Report No. 63 be further amended, as follows:

## **SPECIAL COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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By approving the recommendation of the Special Committee of the Whole (Budget) meeting of December 2, 2020, subject to the following:

That the words “skating rink” in recommendation 4) be replaced with the words “outdoor skating trail”.

CARRIED

### AMENDMENT

MOVED by Councillor Yeung Racco  
seconded by Councillor Carella

THAT Item 1, Special Committee of the Whole (Budget) Report No. 63 be further amended, as follows:

By deferring communication C1, from the Senior Art Curator and Planner, the Senior Financial Analyst, the Acting Director, Economic and Cultural Development, and the Director, Financial Planning and Development Finance, dated December 15, 2020, titled “Follow-Up: Acquisition of Original Works of Art Depicting Vaughan’s Natural and Built Environments”, pending further investigation and a comprehensive acquisition plan.

CARRIED

### Voting Upon the question of the Main Motion as amended, as follows:

By approving the recommendation contained in the report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated December 2, 2020;

By approving the recommendation of the Special Committee of the Whole (Budget) meeting of December 2, 2020, subject to the following:

That the words “skating rink” in recommendation 4) be replaced with the words “outdoor skating trail”;

By approving the recommendation of the Special Committee of the Whole (Budget) meeting of December 8, 2020;

By receiving the presentation of the Deputy City Manager, Corporate Services and Chief Financial Officer and communication C2, presentation material;

By deferring communication C1, from the Senior Art Curator and Planner, the Senior Financial Analyst, the Acting Director, Economic and Cultural



## **SPECIAL COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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Development, and the Director, Financial Planning and Development Finance, dated December 15, 2020, titled “Follow-Up: Acquisition of Original Works of Art Depicting Vaughan’s Natural and Built Environments”, pending further investigation and a comprehensive acquisition plan; and

By receiving the comments from the following speakers:

1. Martha Bell;
2. Richard Lorello, Treelawn Boulevard, Kleinburg; and
3. Victor Lacaria, Weston Downs Ratepayers Association.

CARRIED UNANIMOUSLY UPON A RECORDED VOTE

YEAS

NAYS

Regional Councillor Ferri  
Councillor Carella  
Councillor Shefman  
Regional Councillor Rosati  
Councillor Yeung Racco  
Councillor Iafrate  
Regional Councillor Jackson  
Councillor DeFrancesca  
Mayor Bevilacqua

### **197. BY-LAWS**

MOVED by Councillor Iafrate  
seconded by Councillor Shefman

THAT the following by-laws be enacted:

BY-LAW NUMBER 192-2020      A By-law of The Corporation of the City of Vaughan to amend By-law 050-2018, as amended, to provide for classes of permits and fees for the calendar years 2021 and 2022. (Item 1, Special Committee of the Whole (Budget), Report No. 63)

BY-LAW NUMBER 193-2020      A By-law of The Corporation of the City of Vaughan to amend By-law 040-2009 to provide for fees and charges under the Planning Act for Committee of Adjustment applications, as amended, for the calendar years 2021 and 2022. (Item 1, Special Committee of the Whole (Budget), Report No. 63)

## **SPECIAL COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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- BY-LAW NUMBER 194-2020 A By-law of The Corporation of the City of Vaughan to amend By-law 191-2019, as amended, to impose a Tariff of Fees for Planning Applications, for the calendar year 2021. (Item 1, Special Committee of the Whole (Budget), Report No. 63)
- BY-LAW NUMBER 195-2020 A By-law of The Corporation of the City of Vaughan to amend By-law 171-2013, as amended, to provide for fees and charges for the calendar years 2021 and 2022. (Item 1, Special Committee of the Whole (Budget), Report No. 63)
- BY-LAW NUMBER 196-2020 A By-law of The Corporation of the City of Vaughan to amend By-law 315-2005, as amended, to provide fees schedule for the calendar years 2021 and 2022. (Item 1, Special Committee of the Whole (Budget), Report No. 63)
- BY-LAW NUMBER 197-2020 A By-law to amend City of Vaughan By-Law Number 177-2016, as amended, with respect to Water rates and to repeal By-Law 195-2019. (Item 1, Special Committee of the Whole (Budget), Report No. 63)
- BY-LAW NUMBER 198-2020 A By-law to amend City of Vaughan By-Law Number 087-2016, as amended, with respect to Wastewater rates and to repeal by-law 196-2019. (Item 1, Special Committee of the Whole (Budget), Report No. 63)
- BY-LAW NUMBER 199-2020 A By-law to set out current Stormwater rates and to repeal By-Law 197-2019. (Item 1, Special Committee of the Whole (Budget), Report No. 63)

CARRIED

### **198. CONFIRMING BY-LAW**

MOVED by Councillor Yeung Racco  
seconded by Regional Councillor Rosati

## **SPECIAL COUNCIL MEETING MINUTES – DECEMBER 15, 2020**

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THAT By-law Number 200-2020, being a by-law to confirm the proceedings of Council at its meeting on December 15, 2020, be enacted.

CARRIED

### **199. ADJOURNMENT**

MOVED by Councillor Carella  
seconded by Regional Councillor Jackson

THAT the meeting adjourn at 8:26 p.m.

CARRIED

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Hon. Maurizio Bevilacqua, Mayor

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Todd Coles, City Clerk



**CITY OF VAUGHAN**  
**REPORT NO. 1 OF THE**  
**COMMITTEE OF THE WHOLE**  
*For consideration by the Council*  
*of the City of Vaughan*  
*on January 26, 2021*

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The Committee of the Whole met at 1:02 p.m., on January 19, 2021.

Council Member	In-Person	Electronic Participation
Councillor Sandra Yeung Racco, Chair	X	
Hon. Maurizio Bevilacqua, Mayor		X
Regional Councillor Mario Ferri		X
Regional Councillor Gino Rosati		X
Regional Councillor Linda Jackson		X
Councillor Marilyn Iafrate	X	
Councillor Tony Carella		X
Councillor Rosanna DeFrancesca		X
Councillor Alan Shefman		X

The following items were dealt with:

**1. ACTIVE DEVELOPMENT APPLICATIONS - UPDATE**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021:**

**Recommendations**

1. THAT this report be received for information

**2. YORK REGION SITE DEVELOPMENT FILE DA.20.037 2960 TESTON ROAD VICINITY OF TESTON ROAD AND JANE STREET**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved;**
- 2) That the comments from Mr. Sebastian Lubczynski, Thomas Brown Architects, Spadina Avenue, Toronto, on behalf of the applicant, be received; and**

**REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE  
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- 3) That the coloured elevations submitted by the applicant be received.

**Recommendations**

1. THAT Site Development File: DA.20.037 (York Region) BE DRAFT APPROVED SUBJECT TO CONDITIONS of Site Plan Approval included on Attachment 1, to the satisfaction of the Development Planning Department, to permit a paramedic response station with two ambulance bays as shown on Attachments 3 to 6.
3. **PORTSIDE DEVELOPMENTS (KIPLING) INC. SITE DEVELOPMENT FILE DA.18.030 7476 KIPLING AVENUE VICINITY OF KIPLING AVENUE SOUTH OF HIGHWAY 7**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved; and
- 2) That the coloured elevations submitted by the applicant be received.

**Recommendations**

1. THAT Site Development File DA.18.030 (Portside Developments (Kipling) Inc.) BE DRAFT APPROVED SUBJECT TO CONDITIONS included on Attachment 1, to the satisfaction of the Development Planning Department, to permit 42, 3-storey (plus mechanical/amenity room) stacked townhouse units served by 55 parking spaces, as shown on Attachments 3 to 6.
2. THAT prior to the execution of the Site Plan Agreement:
- a) the implementing Zoning By-law for the subject lands shall be in full force and effect, and
- b) the Owner shall withdraw their appeal of Vaughan Official Plan 2010 (Appeal 116 - PL111184) for the Subject Lands to the satisfaction of the Deputy City Manager Administrative Services & City Solicitor and the Deputy City Manager Planning & Growth Management.
3. THAT the Owner be permitted to apply for a Minor Variance Application(s) from the Committee of Adjustment if required, to permit minor adjustments to the in-effect Vaughan Zoning By-law before the second anniversary of the day on which the implementing Zoning By-law for the Subject Lands comes into effect.
4. THAT Vaughan Council adopt the following resolution for the allocation of water and sewage capacity:

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“IT IS HEREBY RESOLVED THAT Site Plan Development File DA.18.030 (Portside Developments (Kipling) Inc.) be allocated servicing capacity from the York Sewage Servicing / Water Supply System for a total of 42 residential stacked townhouse units (129 persons equivalent). The allocation of said capacity may be redistributed (at the discretion of the City), in accordance with the City’s Allocation of Servicing Capacity Policy, if the development does not proceed to registration and/or Building Permit issuance within 36 months”.

**4. PORTSIDE DEVELOPMENTS (KLEINBURG) INC. OFFICIAL PLAN AMENDMENT FILE OP.18.021 ZONING BY-LAW AMENDMENT FILE Z.17.018 SITE DEVELOPMENT FILE DA.17.042 10568 ISLINGTON AVENUE VICINITY OF ISLINGTON AVENUE AND NASHVILLE ROAD**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved; and**
- 2) That the coloured elevations submitted by the applicant be received.**

**Recommendations**

1. THAT Official Plan Amendment File OP.18.021 (Portside Developments (Kleinburg) Inc.) (the “Owner”), BE APPROVED, to amend Vaughan Official Plan 2010 (‘VOP 2010’), Volume 2, Area Specific Exception 12.4 - Kleinburg Core to permit the following:
  - a. a maximum building height of 12 m (three-storeys), as shown on Attachments 7 and 8, whereas VOP 2010 permits a maximum building height of 9.5 m (2.5-storeys);
  - b. a residential use (apartment dwelling units) on the third floor, whereas VOP 2010 permits a residential use only on the second floor;
  - c. parking located at the side (along the east property line) of the principal building, as shown on Attachment 4, whereas VOP 2010 requires parking to be located at the rear of the principal building; and
  - d. amend Volume 1, Schedule and 14C and Volume 2, Map 12.4.A: Kleinburg Core to make the necessary mapping changes to implement the proposed development.

## REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021

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2. THAT Zoning By-law Amendment File Z.17.018 (Portside Developments (Kleinburg) Inc.) BE APPROVED, to amend Zoning By-law 1-88 to rezone the Subject Lands from “R1 Residential Zone” to “C11 Mainstreet Commercial Zone” in the manner shown on Attachment 4, together with the site-specific zoning exceptions identified in Table 1 of this report.
3. THAT the Owner be permitted to apply for a Minor Variance Application(s) to the Vaughan Committee of Adjustment before the second anniversary of the day on which the implementing Zoning By-law for the Subject Lands came into effect, to permit minor adjustments to the implementing Zoning By-law, if required.
4. THAT Site Development File DA.17.042 (Portside Developments (Kleinburg) Inc.) BE DRAFT APPROVED AND SUBJECT TO THE CONDITIONS included on Attachment 1, to the satisfaction of the Development Planning Department, to permit a three-storey (12 m) mixed-use building consisting of 558.44 m<sup>2</sup> of gross floor area (‘GFA’) at-grade commercial uses and a total of 16 rental residential units on the second and third floors, as shown on Attachments 4 to 9.
5. THAT Vaughan Council adopt the following resolution for the allocation of water and sewage servicing capacity:

“THAT Site Plan Development Application DA.17.042 be allocated servicing capacity from the York Sewage Servicing / Water Supply System for a total of 16 residential apartment units (31 persons equivalent). The allocation of said capacity may be redistributed (at the discretion of the City) in accordance with the City’s Servicing Capacity Allocation Policy if the development does not proceed to registration and/or building permit issuance within 36 months.”

### 5. **STAKEHOLDER AND COMMUNITY ENGAGEMENT POLICY**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the City Manager, dated January 19, 2021, be approved; and
- 2) That staff presentation and Communication C2 presentation material, entitled “Community Engagement Citizens, stakeholders and the City of Vaughan”, be received.

#### **Recommendations**

1. That the Stakeholder and Community Engagement Policy (Attachment #4) and Procedures (Attachment #5), substantially in the form attached, be approved.



**REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE  
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**6. NAPIER STREET ROAD CLOSURE STATUS UPDATE**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Public Works, dated January 19, 2021:

**Recommendations**

1. That this report be received for information.

**7. NORTH MAPLE REGIONAL PARK PHASE 2 DEVELOPMENT UPDATE  
JANUARY 2021**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021:

**Recommendations**

1. That this report be received for information.

**8. HIGHWAY 427 EXPANSION - JOHN LAWRIE STREET LEGAL  
AGREEMENT AMENDMENT**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021:

**Recommendations**

1. That the Mayor and the City Clerk be authorized to enter into an amending agreement to amend the Agreement dated February 3, 2017, between the Ministry of Transportation of Ontario and the City, in accordance with the terms and conditions as outlined within this report from the Deputy City Manager, Infrastructure Development, in a form satisfactory to Legal Services; and
2. That all necessary by-laws be enacted.

**9. ANATOLIA CAPITAL CORP. ZONING BY-LAW AMENDMENT FILE  
Z.18.025 SITE DEVELOPMENT FILE DA.18.065 8811 HUNTINGTON  
ROAD VICINITY OF HUNTINGTON ROAD AND LANGSTAFF ROAD  
(REFERRED)**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 1, 2020, be approved subject to the following amendments, in accordance with Communication C21, memorandum from the City Manager, dated January 19, 2021, as follows:

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**That the Recommendations and staff report for Anatolia Capital Corp., Zoning By-law Amendment File Z.18.025 & Site Development File DA.18.065 be amended as follows:**

- 1. That Recommendation 1 be amended as follows:
  - i) be deleted and replaced with the following:  
  
THAT Zoning By-law Amendment File Z.18.025 (Anatolia Capital Corp.) BE APPROVED to amend Zoning By-law 1-88, to rezone the Subject Lands from “A Agricultural Zone” to “EM1 Prestige Employment Area Zone”, “EM2(H) General Employment Area Zone” with the Holding Symbol “(H)”, and “OS1 Open Space Conservation Zone”, in the manner shown on Attachment 3, together with the site-specific zoning exceptions identified in Table 1 of this report;****
- 2. That reference to the term “EM1(H) Prestige Employment Area Zone with the Holding Symbol “(H)”” be deleted throughout the report;**
- 3. That Attachment 3 “Proposed Zoning and Site Plan” be replaced the Attachment 3 (affixed hereto as Attachment 1) to remove the Holding Symbol “(H)” from the EM1 Prestige Employment Area Zone;**
- 4. That Recommendation 3 be amended as follows:
  - ii) 3b) be deleted and replaced with the following:  
  
3b) All remaining Block 59 conditions of Block Plan approval as they relate to the Block 59 West Landowners;**
  - iii) 3c) be deleted and replaced with the following:  
  
3c) For the lands zoned EM2(H) General Employment Area Zone with the Holding Symbol “(H)” as shown on Attachment 3 lot consolidation is required with the abutting property to the south;**
  - iv) Adding the following condition:  
  
3d) until a complete servicing strategy is developed to the satisfaction of the City that will have no negative impact on the Blocks 57/58;****
- 5. That reference to the term “Block 59 Landowners Group” and “Block 59 Developer’s Group” be deleted**

**REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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and replaced with “Block 59 West Landowners” throughout the report and in Attachments 1 and 8; and

6. That Attachment 7 – “Block 59 Land Use Distribution and Landowner Participation” be deleted;
- 2) That the following Communications be received:
    - C1. Mr. Michael E. Oldham, WSP, Commerce Valley Drive West, Thornhill, January 4, 2021;
    - C5. Mr. Michael E. Oldham, WSP, Commerce Valley Drive West, Thornhill, dated January 4, 2021; and
    - C20. Memorandum from the City Manager dated January 19, 2021.

**Recommendations**

Council, at its meeting of December 15, 2020 recommended the following (Item 8, Committee of the Whole, Report No. 61):

Council recommendation of December 15, 2020:

By approving that consideration of this matter be deferred to the Committee of the Whole meeting of January 19, 2021; and

By receiving the following communications:

- C4 John McGovern, Rice Group, Tiverton Court, Markham, dated December 11, 2020; and
- C9 Deputy City Manager, Infrastructure Development, dated December 15, 2020.

Committee of the Whole recommendation of December 8, 2020:

The Committee of the Whole recommends:

- 1) That consideration of this matter be deferred to the Council meeting of December 15, 2020; and
- 2) That the following Communications be received:
  - C2. Mr. Rosario Sacco, Block Engineer – Block 57/58 Landowners Group, Urban Ecosystems Limited, Weston Road, Woodbridge, dated November 30, 2020;
  - C4. Mr. Joseph Sgro, General Manager and Partner, ZZEN Group of Companies Limited, Zenway Boulevard, Vaughan, dated November 30, 2020;
  - C5. Mr. Joseph Sgro, General Manager and Partner, ZZEN

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FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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Group of Companies Limited, Zenway Boulevard, Vaughan,  
dated December 2, 2020;

C7. Ms. Susan Rosenthal, DAVIES HOWE LLP, Adelaide  
Street West, Toronto, dated December 7, 2020; and

C8. Memorandum from the Deputy City Manager,  
Infrastructure Development dated December 7, 2020.

The Committee of the Whole, at its meeting of December 1, 2020  
recommended the following (Item 4, Report No. 57):

Recommendation of the Committee of the Whole meeting of December 1,  
2020:

The Committee of the Whole recommends that consideration of this  
matter be deferred to the Committee of the Whole meeting of December 8,  
2020, to allow staff to report back on the issues raised.

Recommendations of the Deputy City Manager, Infrastructure  
Development, dated December 1, 2020:

Recommendations

1. THAT Zoning By-law Amendment File Z.18.025 (Anatolia Capital Corp.) BE APPROVED to amend Zoning By-law 1-88, to rezone the Subject Lands from “A Agricultural Zone” to “EM1 Prestige Employment Area Zone”, “EM1(H) Prestige Employment Area Zone” with the Holding Symbol “(H)”, “EM2(H) General Employment Area Zone” with the Holding Symbol “(H)”, and “OS1 Open Space Conservation Zone”, in the manner shown on Attachment 3, together with the site-specific zoning exceptions identified in Table 1 of this report.
2. THAT the Owner, (Anatolia Capital Corp.), enter into an agreement with the City of Vaughan to provide securities and commit to undertaking works based on the preliminary design for the provision of external municipal services including municipal storm sewers and stormwater outlet to Rainbow Creek (via future John Lawrie Street as shown on Attachment 6) complete with appropriate easements to facilitate the development of the Subject Lands, all to the satisfaction of the City and the Toronto and Region Conservation Authority. This agreement shall be executed prior to enactment of the Zoning By-law unless alternative arrangements are made to the satisfaction of the City.
3. THAT the Holding Symbol “(H)” shall not be removed from the Subject Lands or any portion thereof, until the following conditions are satisfied:

**REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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- a) Draft Plan of Subdivision File 19T- 18V009 is approved by Vaughan Council;
  - b) All remaining Block 59 conditions of Block Plan approval as shown on Attachment 8;
  - c) For the lands zoned EM1(H) Prestige Employment Area Zone with the Holding Symbol “(H)” and EM2(H) General Employment Area Zone with the Holding Symbol “(H)” as shown on Attachment 3 lot consolidation is required for the portion of each lot located on the abutting property to the south;
4. 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.
5. THAT Site Development File DA.18.065 BE DRAFT APPROVED AND SUBJECT TO THE CONDITIONS included in Attachment 1 to the satisfaction of the Development Planning Department, to permit one employment building on the Subject Lands, identified as “Building 1” on Attachments 3 to 5:
- 10. ANATOLIA CAPITAL CORP.ZONING BY-LAW AMENDMENT FILE Z.18.026 SITE DEVELOPMENT FILE DA.18.066 6560 LANGSTAFF ROAD VICINITY OF LANGSTAFF ROAD AND HUNTINGTON ROAD (REFERRED)**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 1, 2020, be approved subject to the following amendments, in accordance with Communication C22, memorandum from the City Manager, dated January 19, 2021, as follows:**

**That the Recommendations and staff report for Anatolia Capital Corp., Zoning By-law Amendment File Z.18.026 & Site Development File DA.18.066 be amended as follows:**

- 1. That Recommendation 3 be amended as follows:**
  - i) 3b) be deleted and replaced with the following:**

**3b) All remaining Block 59 conditions of Block Plan approval as they relate to the Block 59 West**

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**Landowners;**

2. That reference to the term “Block 59 Landowners Group” and “Block 59 Developer’s Group” be deleted and replaced with “Block 59 West Landowners” throughout the report and in Attachments 1 and 9; and
  3. That Attachment 8 – “Block 59 Land Use Distribution and Landowner Participation” be deleted; and
- 2) That the following Communications be received:
- C1. Mr. Michael E. Oldham, WSP, Commerce Valley Drive West, Thornhill, January 4, 2021;
  - C5. Mr. Michael E. Oldham, WSP, Commerce Valley Drive West, Thornhill, dated January 4, 2021; and
  - C20. Memorandum from the City Manager dated January 19, 2021.

**Recommendations**

Council, at its meeting of December 15, 2020 recommended the following (Item 9, Committee of the Whole, Report No. 61):

Council recommendation of December 15, 2020:

By approving that consideration of this matter be deferred to the Committee of the Whole meeting of January 19, 2021; and

By receiving the following communications:

- C4 John McGovern, Rice Group, Tiverton Court, Markham, dated December 11, 2020; and
- C10 Deputy City Manager, Infrastructure Development, dated December 15, 2020.

Committee of the Whole recommendation of December 8, 2020:

The Committee of the Whole recommends:

- 1) That consideration of this matter be deferred to the Council meeting of December 15, 2020; and
- 2) That the following Communications be received:
  - C2. Mr. Rosario Sacco, Block Engineer – Block 57/58 Landowners Group, Urban Ecosystems Limited, Weston Road, Woodbridge, dated November 30, 2020;
  - C3. Mr. J.A. (Jim) Bacchus, Vice President, The Municipal Infrastructure Group Ltd. (TMIG), Dufferin Street, Vaughan, dated November 30, 2020;

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- C4. Mr. Joseph Sgro, General Manager and Partner, ZZEN Group of Companies Limited, Zenway Boulevard, Vaughan, dated November 30, 2020;
- C5. Mr. Joseph Sgro, General Manager and Partner, ZZEN Group of Companies Limited, Zenway Boulevard, Vaughan, dated December 2, 2020;
- C7. Ms. Susan Rosenthal, DAVIES HOWE LLP, Adelaide Street West, Toronto, dated December 7, 2020; and
- C9. Memorandum from the Deputy City Manager, Infrastructure Development dated December 7, 2020.

The Committee of the Whole, at its meeting of December 1, 2020 recommended the following (Item 5, Report No. 57):

Recommendation of the Committee of the Whole meeting of December 1, 2020:

The Committee of the Whole recommends that consideration of this matter be deferred to the Committee of the Whole meeting of December 8, 2020, to allow staff to report back on the issues raised.

Recommendations of the Deputy City Manager, Infrastructure Development, dated December 1, 2020:

Recommendations

1. THAT Zoning By-law Amendment File Z.18.026 (Anatolia Capital Corp.) BE APPROVED to amend Zoning By-law 1-88, to rezone the Subject Lands from “A Agricultural Zone” to “EM1 Prestige Employment Area Zone”, “EM1(H) Prestige Employment Area Zone” with the Holding Symbol “(H)”, “EM2(H) General Employment Area Zone” with the Holding Symbol “(H)”, and “OS1 Open Space Conservation Zone”, in the manner shown on Attachment 3, together with the site-specific zoning exceptions identified in Table 1 of this report.
2. THAT the Owner, (Anatolia Capital Corp.) enter into an agreement with the City of Vaughan to provide securities and commit to undertaking works based on the preliminary design for the provision of external municipal services including the construction of the stormwater pond on external lands and external watermain and associated works, and commit to enter into agreements with the external landowners and the City to facilitate the development of the Subject Lands, all to the satisfaction of the City and York Region. This agreement shall be executed prior to enactment of the Zoning By-law unless alternative arrangements are made to the satisfaction of the City.

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3. THAT the Holding Symbol “(H)” shall not be removed from the Subject Lands or any portion thereof, until the following conditions are satisfied:
    - a) Draft Plan of Subdivision File 19T-18V010 is approved by Vaughan Council; and
    - b) All remaining Block 59 conditions of Block Plan approval as shown on Attachment 9.
  4. 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.
  5. THAT Site Development File DA.18.066 BE DRAFT APPROVED AND SUBJECT TO THE FOLLOWING CONDITIONS included in Attachment 1, to the satisfaction of the Development Planning Department, to permit two employment buildings on the Subject Lands, as identified as “Building 1” and “Building 2” on Attachments 3 to 6:
- 11. ANATOLIA INVESTMENTS CORP.ZONING BY-LAW AMENDMENT  
FILE Z.18.027 SITE DEVELOPMENT FILE DA.18.067 9151  
HUNTINGTON ROAD VICINITY OF HUNTINGTON ROAD AND  
RUTHERFORD ROAD (REFERRED)**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 1, 2020, be approved subject to the following amendments, in accordance with Communication C23, memorandum from the City Manager, dated January 19, 2021, as follows:

**That the Recommendations and staff report for Anatolia Investments Corp., Zoning By-law Amendment File Z.18.027 & Site Development File DA.18.067 be amended as follows:**

1. That Recommendation 2 be amended as follows:
  - i) 2b) be deleted and replaced with the following:

**2b) All remaining Block 59 conditions of Block Plan approval as they elate to the Block 59 West Landowners;**



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- ii) Adding the following condition:
    - 2c) until a complete servicing strategy is developed to the satisfaction of the City that will have no negative impact on the Blocks 57/58;
  - 2. That reference to the term “Block 59 Landowners Group” and “Block 59 Developer’s Group” be deleted and replaced with “Block 59 West Landowners” throughout the report and in Attachments 1 and 8; and
  - 3. That Attachment 7 – “Block 59 Land Use Distribution and Landowner Participation” be deleted; and
- 2) That the following Communications be received:
- C1. Mr. Michael E. Oldham, WSP, Commerce Valley Drive West, Thornhill, January 4, 2021;
  - C5 Mr. Michael E. Oldham, WSP, Commerce Valley Drive West, Thornhill, dated January 4, 2021; and
  - C20. Memorandum from the City Manager dated January 19, 2021.

**Recommendations**

Council, at its meeting of December 15, 2020 recommended the following (Item 10, Committee of the Whole, Report No. 61):

Council recommendation of December 15, 2020:

By approving that consideration of this matter be deferred to the Committee of the Whole meeting of January 19, 2021; and

By receiving the following communications:

- C4 John McGovern, Rice Group, Tiverton Court, Markham, dated December 11, 2020; and
- C11 Deputy City Manager, Infrastructure Development, dated December 15, 2020.

Committee of the Whole recommendation of December 8, 2020:

The Committee of the Whole recommends:

- 1) That consideration of this matter be deferred to the Council meeting of December 15, 2020; and
- 2) That the following Communications be received:

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- C2. Mr. Rosario Sacco, Block Engineer – Block 57/58 Landowners Group, Urban Ecosystems Limited, Weston Road, Woodbridge, dated November 30, 2020;
- C4. Mr. Joseph Sgro, General Manager and Partner, ZZEN Group of Companies Limited, Zenway Boulevard, Vaughan, dated November 30, 2020;
- C5. Mr. Joseph Sgro, General Manager and Partner, ZZEN Group of Companies Limited, Zenway Boulevard, Vaughan, dated December 2, 2020;
- C7. Ms. Susan Rosenthal, DAVIES HOWE LLP, Adelaide Street West, Toronto, dated December 7, 2020; and
- C10. Memorandum from the Deputy City Manager, Infrastructure Development dated December 7, 2020.

The Committee of the Whole, at its meeting of December 1, 2020 recommended the following (Item 6, Report No. 57):

Recommendation of the Committee of the Whole meeting of December 1, 2020:

The Committee of the Whole recommends that consideration of this matter be deferred to the Committee of the Whole meeting of December 8, 2020, to allow staff to report back on the issues raised.

Recommendations of the Deputy City Manager, Infrastructure Development, dated December 1, 2020:

Recommendations

1. THAT Zoning By-law Amendment File Z.18.027 (Anatolia Investments Corp.) BE APPROVED to amend Zoning By-law 1-88, to rezone the Subject Lands from “A Agricultural Zone” to “EM1 Prestige Employment Area Zone”, “EM1(H) Prestige Employment Area Zone” with the Holding Symbol “(H)”, “EM2(H) General Employment Area Zone” with the Holding Symbol “(H)”, and “OS1 Open Space Conservation Zone”, in the manner shown on Attachment 3, 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 the Subject Lands or any portion thereof, until the following conditions are satisfied:
  - a) Draft Plan of Subdivision File 19T-18V011 is approved by Vaughan Council; and
  - b) All remaining Block 59 conditions of Block Plan approval as shown on Attachment 8.

**REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE  
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3. 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.
4. THAT Site Development File DA.18.067 BE DRAFT APPROVED AND SUBJECT TO THE CONDITIONS included in Attachment 1 to the satisfaction of the Development Planning Department, to permit one employment building on the Subject Lands, identified as “Building 1” on Attachments 3 to 5.

**12. MARKING THE SECOND ANNIVERSARY OF NIAGARA UNIVERSITY IN ONTARIO IN VAUGHAN**

**The Committee of the Whole recommends:**

- 1) **That the recommendations contained in the resolution of Mayor Bevilacqua, dated January 19, 2021, be approved; and**
- 2) **That the comments by Mr. Vince Rinaldo, Niagara University, Hwy 7 West, Vaughan, be received.**

**Member's Resolution**

Submitted by Mayor Bevilacqua

**Whereas**, on Jan. 21, 2019, Mayor Maurizio Bevilacqua and Niagara University President Rev. James J. Maher, C.M. first announced the arrival of Niagara University in Ontario to Vaughan. Founded in 1856, Niagara University, with its main campus located in Lewiston, N.Y., chose Vaughan for the school's new bi-national site; and

**Whereas**, Niagara University is an important investment and presence in the Vaughan Metropolitan Centre (VMC) – the city's emerging downtown core. The school's 12,000-square-foot site includes classrooms, faculty and administration offices and student lounge areas. The site is also walking distance from the VMC subway station and further connected by viva Next bus rapid transit service; and

**Whereas**, on Feb. 13, 2019, Mayor Bevilacqua presented Father Maher with the Key to the City, to recognize and pay tribute to the important relationship between Vaughan and Niagara University; and

**Whereas**, in Nov. 2019, Niagara University took part in the joint City of Vaughan — Vaughan Chamber of Commerce business mission to Israel. The delegation met researchers at Tel Aviv University, Israel's largest post-secondary institution, to discuss the future of Smart City technology and its role in developing autonomous vehicles to improve urban transportation; and

## REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021

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**Whereas**, in Feb. 2020, Niagara University took part in the City's annual Vaughan Business Expo organized and led by the City's Economic and Cultural Development department; and

**Whereas**, in May 2020, Niagara University collaborated with the City's Economic and Cultural Development department to launch a new online speaker series to educate, engage and enrich the public from the comfort of their homes during the global COVID-19 pandemic. The speaker series featured members of the university's faculty and alumni, as well as community leaders who explored a series of different topics, including career counselling, working from home and financial security; and

**Whereas**, students studying in Vaughan can enrol in either the school's bachelor of professional studies in education or the master of science in education programs. Niagara University has further announced the addition of three new programs — Master of Business Administration, Master of Science in Finance, and Master of Science in Information Security and Digital Forensics; and

**Whereas**, in Oct. 2020, Niagara University – Vaughan's first university – hosted a virtual convocation for its first graduating class from the Vaughan location; and

**Whereas**, institutions like Niagara University help make Vaughan a Talent City with an educated, hard-working, entrepreneurial and dedicated workforce that is the basis of economic resilience. Opportunities for learning and development being available to Vaughan's citizens is an integral part of supporting a resilient economy.

It is therefore recommended that:

1. The City of Vaughan formally recognize the second anniversary of the expansion of Niagara University in Ontario to the City of Vaughan;
2. City staff continue to collaborate with Niagara University to advance shared priorities that help to enrich the Vaughan community through education, economic and talent development, public information and city-building initiatives.

### 13. **REOPENING OF PUBLIC SKATING RINKS**

**The Committee of the Whole recommends:**

- 1) **That the recommendations contained in the resolution of Councillor Shefman dated January 19, 2021, be amended to read as follows:**

**That a comprehensive management plan focused on ensuring the maximum safety possible for all users and staff be developed immediately with the goal of reopening City skating rinks; and**

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**That the plan be brought back to the Council Meeting on  
January 26, 2021 for consideration; and**

- 2) That the comments by Mr. Matthew Gordon, Kimbergate Way,  
Vaughan, be received.**

**Member's Resolution**

Submitted by Councillor Shefman

Preamble:

It is my belief that we need to do whatever we can to not only protect the residents of the City of Vaughan from COVID-19. At the same time, we need to assist them in dealing with the stress of responding to the pandemic. I am especially concerned for young children and their parents. By providing for some outdoor physical activity such as skating I firmly believe we contribute to people's mental health.

Whereas the City of Vaughan's five community ice rinks were closed in response to the latest provincial orders intensifying the lock down in the province, and

Whereas the Provincial orders did not specifically require that skating must be closed, and

Whereas there have been a variety of issues in the operation of the City's rinks relating to demand, failure to distance and behaviours that may not meet the current distancing and mask wearing rules, and

Whereas many municipalities have decided to keep their skating facilities open at this time by using a variety of strategies to address safety concerns, and

Whereas there are a wide variety of systems and procedures in place in other municipalities being used to maximize safety for users of the skating rinks, and

Whereas it is of utmost importance for the City of Vaughan to do everything possible to protect its residents from the spread of COVID-19, and

Whereas there is increasing recognition of the mental stress on residents and especially families with young children of the extended restrictions due to the pandemic, and

Whereas it is necessary for the City to be creative in assisting its residents in any way possible during this difficult time, and

Whereas the staff of the City has shown their extraordinary abilities to develop and implement plans throughout the period of the pandemic.

It is therefore recommended:

## **REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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That a comprehensive management plan focused on ensuring the maximum safety possible for all users and staff be developed immediately with the goal of reopening City skating rinks no later than January 23 be prepared and put in place, and

That a report on the re-opening of the rinks be provided to Members of Council via memo no later than 10 days after the re-opening.

**14. PRESENTATION - MR. RINO MOSTACCI, SOLMAR DEVELOPMENT CORP., RE: MINISTERIAL ZONING ORDER (MZO) FOR PARK AVENUE PLACE PHASE 2, (9095 JANE ST.) AND FOR BELLARIA II (9291 JANE ST.)**

**The Committee of the Whole recommends:**

- 1) That the Ministerial Zoning Order (MZO) request for Park Avenue Place Phase 2, (9095 Jane St.) and for Bellaria II (9291 Jane St.), be refused;**
- 2) That staff review the section of the Procedure By-Law which deals with Presentations with the intent to tighten the rules that will prevent this process from being used to by-pass the public planning process and that the revised process will ensure an opportunity for the public to speak to such matters;**
- 3) That staff report back to a future Committee of the Whole (Closed Session) detailing the settlement agreement for Bellaria II;**
- 4) That this resolution be circulated to all GTHA municipalities;**
- 5) That the comments by Mr. Rino Mostacci, Solmar Development Corp., Romina Drive, Concord, and Communication C4, presentation material, be received; and**
- 6) That the following Communications be received:**
  - C3. Margaret and Vince Sassi, dated January 14, 2021;**
  - C6. Ms. Amanda Maraj, dated January 15, 2021;**
  - C7. Sanja Milicic, dated January 16, 2021;**
  - C8. Mr. Douglas Carl, Kootenay Ridge, Maple, dated January 16, 2021;**
  - C9. Ms. Susan Sigrist, Matterhorn Road, Maple, dated January 16, 2021;**
  - C10. Mr. Joseph Gianna, Laurentian Boulevard, Maple, dated January 17, 2021;**
  - C11. Ms. Antonietta Cina, dated January 17, 2021;**
  - C12. Mahdi and Maryam Tafreshnai, Jane Street, Maple, dated January 17, 2021.**

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- C13. Ms. Maryam Abbasi, Jane Street, Maple, dated January 17, 2021;
- C14. Mr. Jonathan Virtu, Jane Street, Maple, dated January 17, 2021;
- C15. Samantha and Christopher, dated January 17, 2021;
- C16. Mr. Joseph Mazzolino, Jane Street, Maple, dated January 17, 2021;
- C17. Adriana & Rosetta Sinopoli, Rosa & Domenic Meleca, Ezia Archese and Maria Fontes, Jane Street, Maple, dated January 18, 2021;
- C18. Ms. Laura Rinaldo, President, South Maple Ratepayers, dated January 18, 2021;
- C19. Professor Robert Kenedy, dated January 18, 2021;
- C24. Ms. Irene Zeppieri, Irish Moss Court, Vaughan, dated January 18, 2021;
- C25. Ms. Connie Mucci, Jane Street, Maple, dated January 18, 2021; and
- C26. Mr. Andrew Bruno, Jane Street, Maple, dated January 18, 2021.

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

**1. CONSIDERATION OF AD-HOC COMMITTEE REPORT**

The Committee of the Whole recommends:

That the following Ad-Hoc Committee report be received:

- 1. Older Adult Task Force Meeting of November 30, 2020 (Report No. 5);
- 2. Smart City Task Force Meeting of December 1, 2020 (Report No. 3); and
- 3. Effective Governance and Oversight Task Force Meeting of December 9, 2020 (Report No. 8); and

**2. STAFF COMMUNICATION**

The Committee of the Whole received Staff Communication SC1, memorandum from the City Manager, dated January 15, 2021, subject "COVID-19 Vaccine Planning".

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The meeting adjourned at 4:55 p.m.

Respectfully submitted,

**REPORT NO. 1 OF THE COMMITTEE OF THE WHOLE  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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Councillor Sandra Yeung Racco, Chair



**CITY OF VAUGHAN  
REPORT NO. 2 OF THE  
COMMITTEE OF THE WHOLE (PUBLIC MEETING)**

*For consideration by the Council  
of the City of Vaughan  
on January 26, 2021*

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The Committee of the Whole (Public Meeting) met at 7:02 p.m., on January 19, 2021.

Council Member	In-Person	Electronic Participation
Councillor Sandra Yeung Racco, Chair	X	
Mayor Maurizio Bevilacqua		X
Regional Councillor Mario Ferri		X
Regional Councillor Gino Rosati		X
Regional Councillor Linda Jackson		X
Councillor Marilyn Iafrate	X	
Councillor Tony Carella		X
Councillor Rosanna DeFrancesca		X
Councillor Alan Shefman		X

The following items were dealt with:

1. **FLEUR DE CAP DEVELOPMENT INC. & CUENCA DEVELOPMENT INC. ZONING BY-LAW AMENDMENT FILE Z.20.032 DRAFT PLAN OF SUBDIVISION FILE 19T-20V005 10980 JANE STREET VICINITY OF JANE STREET AND TESTON ROAD**

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

- 1) **That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved;**
- 2) **That the comments by the following, representing the applicant, and communication, be received:**

**REPORT NO. 2 OF THE COMMITTEE OF THE WHOLE (PUBLIC MEETING)  
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1. Christine Halis, KLM Planning Partners Inc., Jardin Drive, Concord, and communication C18, presentation material, dated January 19, 2021; and
- 3) That communication C1, from Ada Ruzza, Derian Group Property Management Inc., Richmond St., Vaughan, dated December 29, 2020, be received.

**Recommendations**

1. THAT the Public Hearing report for Zoning By-law Amendment and Draft Plan of Subdivision Files Z.20.032 and 19T-20V005 (Fleur de Cap Development Inc. and Cuenca Development Inc.) BE RECEIVED; and that any issues identified be addressed by the Development Planning Department in a comprehensive report to a future Committee of the Whole.
2. **LORWOOD HOLDINGS INC. ZONING BY-LAW AMENDMENT FILE Z.20.033 DRAFT PLAN OF SUBDIVISION FILE 19T-20V006 3180 TESTON ROAD VICINITY OF JANE STREET AND TESTON ROAD**

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

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved; and
- 2) That the comments by the following, representing the applicant, and communication, be received:
  1. Rosemarie Humphries, Humphries Planning Group, Pippin Road, Vaughan, and communication C18, presentation material, dated January 19, 2021.

**Recommendations**

1. THAT the Public Hearing report for Zoning By-law Amendment and Draft Plan of Subdivision Files Z.20.033 and 19T-20V006 (Lorwood Holdings Inc.) BE RECEIVED; and that any issues identified be addressed by the Development Planning Department in a comprehensive report to a future Committee of the Whole meeting.
3. **NASHVILLE MAJOR DEVELOPMENTS INC. ZONING BY-LAW AMENDMENT FILE Z.20.024 DRAFT PLAN OF SUBDIVISION FILE 19T-20V004 VICINITY OF MAJOR MACKENZIE DRIVE AND HUNTINGTON ROAD**

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

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved;

**REPORT NO. 2 OF THE COMMITTEE OF THE WHOLE (PUBLIC MEETING)  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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2) That the comments by the following, representing the applicant, be received:

1. Joan MacIntyre, Malone Given Parsons Ltd., Renfrew Drive, Markham; and

3) That the communications by the following, be received:

C2 CP Proximity Ontario, Ogden Dale Road SE, Calgary, dated January 4, 2021;

C6 Qi Zhao, Tremblant Crescent, Kleinburg, dated January 12, 2020; and

C15 Renato Putini, Tremblant Crescent, Vaughan, dated January 18, 2021.

**Recommendations**

1. THAT the Public Meeting report for Zoning By-law Amendment and Draft Plan of Subdivision Files Z.20.024 and 19T-20V004 (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.

**4. ROYBRIDGE HOLDINGS LIMITED ZONING BY-LAW AMENDMENT FILE Z.20.036 VICINITY OF HIGHWAY 27 AND MILANI BOULEVARD**

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

1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved; and

2) That the comments by the following, representing the applicant, be received:

1. Ryan Virtanen, KLM Planning Partners Inc., Jardin Drive, Concord.

**Recommendations**

1. THAT the Public Meeting report for Zoning By-law Amendment File Z.20.036 (Roybridge Holdings Limited) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a comprehensive report to the Committee of the Whole.

**REPORT NO. 2 OF THE COMMITTEE OF THE WHOLE (PUBLIC MEETING)  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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**5. 7080 YONGE LIMITED OFFICIAL PLAN AMENDMENT FILE OP.20.011  
ZONING BY-LAW AMENDMENT FILE Z.20.026 7080 YONGE STREET  
VICINITY OF YONGE STREET AND CRESTWOOD ROAD**

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

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated January 19, 2021, be approved;**
- 2) That the comments by the following, representing the applicant, and communication, be received:**
  - 1. Ryan Guetter, Weston Consulting, Millway Avenue, Vaughan, and communication C19, presentation material, dated January 19, 2021; and**
  - 2. Michael Vani, Weston Consulting, Millway Avenue, Vaughan;**
- 3) That the comments by the following, and communications, be received:**
  - 1. Jordan Max, President, Springfarm Ratepayers Association, Green Bush Crescent, Thornhill, and communications C14 and C17, presentation material;**
  - 2. Ashley Manoharan on behalf of Victor Manoharan, Crestwood Road, Thornhill;**
  - 3. Martin Rosen, N Meadow Crescent, Thornhill, and communication C16; and**
  - 4. Eldon Theodore, MHBC, Weston Road, Woodbridge, on behalf of Lucia Antinori, owner of Block 77 to the west; and**
- 4) That the following communications, be received:**
  - C3 A. Milliken Heisey Q.C., Papazian | Heisey | Myers, Barristers & Solicitors/Avocats, King St. W., Toronto, dated January 8, 2021;**
  - C4 A. Milliken Heisey Q.C., Papazian | Heisey | Myers, Barristers & Solicitors/Avocats, King St. W., Toronto, dated January 8, 2021;**
  - C5 Li Poon, dated January 11, 2021;**
  - C7 Ryan Mino-Leahan, KLM Planning Partners, Jardin Drive, Concord, dated December 4, 2021;**
  - C8 Mike Sepe, Crestwood Road, Vaughan, dated January 14, 2021;**

**REPORT NO. 2 OF THE COMMITTEE OF THE WHOLE (PUBLIC MEETING)  
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- C9 Victor Manoharan & Zorina Manoharan, Crestwood Road, Vaughan, dated January 14, 2021;**
- C10 Leslie Girdharry, Resident of Thornhill, Member of GARA, dated January 14, 2021;**
- C11 Emanuella Darrigo, dated January 15, 2021;**
- C12 Victor Manoharan, dated January 17, 2021;**
- C13 Viktoria and Mark Leibel, Green Bush Crescent, Thornhill, dated January 17, 2021; and**
- C20 Al Rezoski, Acting Director, Community Planning, North York District, City of Toronto, Yonge Street, Toronto, dated January 18, 2021.**

**Recommendations**

1. THAT the Public Meeting report for Official Plan Amendment and Zoning By-law Amendment Files OP.20.011 and Z.20.026 (7080 Yonge Limited) 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 8:29 p.m.

Respectfully submitted,

Councillor Sandra Yeung Racco, Chair



**CITY OF VAUGHAN  
REPORT NO. 3 OF THE  
COMMITTEE OF THE WHOLE**

*For consideration by the Council  
of the City of Vaughan  
on January 26, 2021*

The Committee of the Whole met at 1:02 p.m., on January 25, 2021.

<b>Council Member</b>	<b>In-Person</b>	<b>Electronic Participation</b>
Councillor Sandra Yeung Racco, Chair	X	
Hon. Maurizio Bevilacqua, Mayor		X
Regional Councillor Mario Ferri, Deputy Mayor		X
Regional Councillor Gino Rosati		X
Regional Councillor Linda D. Jackson		X
Councillor Marilyn Iafrate	X	
Councillor Tony Carella		X
Councillor Rosanna DeFrancesca		X
Councillor Alan Shefman		X

The following items were dealt with:

**1. INTERIM PROPERTY TAX LEVY FOR 2021 – ALL WARDS**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated January 25, 2021, be approved; and**
- 2) That the following be approved in accordance with Communication C2, Memorandum from the Deputy City Manager, Corporate Services, City Treasurer & Chief Financial Officer, and the Director of Financial Services/Deputy City Treasurer dated January 20, 2021:**
  - 1) That the second paragraph in the Background section of the subject report be amended to read as follows:**

## REPORT NO. 3 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021

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### **Background**

As noted above, the Interim levy can be paid in three equal instalments due March, April and May. Further, taxpayers have the option to enroll in the Pre-Authorized Tax Payment (PTP) instalment due date payment plan for interim and final billing or the ten-month instalment plan for 2021. The withdrawals for the due date payment plan will be made on the Interim billings' instalment due date and the withdrawals for the 10-month plan will be made on the first banking day of each month from March to December. The monthly instalment plan for 2021 will be ten (10) instalments due to the transition to new property tax software in January. It is expected that the plan will revert back to the 11-month plan (January to November) for 2022.

### **Recommendation**

1. THAT a by-law be approved to levy interim property taxes for 2021, with three instalments due in March, April and May for all property classes.

### **2. 2021 TEMPORARY BORROWING BY-LAW**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated January 25, 2021:**

### **Recommendation**

1. That a Temporary Borrowing By-law as contained in Attachment 1 to this report be enacted in accordance with Section 407 of the Municipal Act, 2001, for an amount up to \$79,475,000 from the City's Corporate bank of record.

### **3. BILL 197 - THE COVID-19 ECONOMIC RECOVERY ACT - ENHANCED MINISTERIAL POWERS FOR MINISTER'S ZONING ORDERS - CITY OF VAUGHAN FEEDBACK TO THE MINISTRY OF MUNICIPAL AFFAIRS AND HOUSING**

**The Committee of the Whole recommends:**

- 1) That the recommendations contained in the following report of the Deputy City Manager, Infrastructure Development dated January 25, 2021, be approved; and
- 2) That Communication C5, from Mr. Roger Dickinson, Donhill Crescent, Kleinburg dated January 21, 2021, be received:



## REPORT NO. 3 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021

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### Recommendations

- 1 That Staff be authorized to provide feedback to the Ministry of Municipal Affairs and Housing that is consistent with the following:
  - a) That Vaughan Council supports the requirement for inclusionary zoning where the Minister has issued a Minister's Zoning Order;
  - b) That Vaughan Council recommends the Ministry of Municipal Affairs and Housing repeal the authority granted to the Minister, to supersede municipal site plan authority, where the Minister has issued a Minister's Zoning Order; and
  - c) That Vaughan Council does not support the enhanced powers for the Minister to make amendments to Minister's Zoning Orders that use any of these enhanced authorities without first giving public notice.

#### **4. PARKING PROHIBITION – BEVERLEY GLEN BOULEVARD AND NORTH PARK ROAD**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Public Works, dated January 25, 2021:**

### Recommendations

1. That a parking prohibition be implemented on the south side of Beverley Glen Boulevard from 30 metres west of Bathurst Street to 55 metres west of Bathurst Street for Monday to Friday from 7:00 am to 9:00 am, and 4:00 pm to 6:00 pm, and from 55 metres west of Bathurst Street to 90 metres west of Bathurst Street (anytime);
2. That a parking prohibition be implemented on the north side of North Park Road from 34 metres west of Bathurst Street to 74 metres west of Bathurst Street (anytime);
3. That Schedule 1 of Parking By-law Number 064-2019 be amended to add a parking prohibition on the south side of Beverley Glen Boulevard from 30 metres west of Bathurst Street to 55 metres west of Bathurst Street for Monday to Friday from 7:00 am to 9:00 am, and 4:00 pm to 6:00 pm, and from 55 metres west of Bathurst Street to 90 metres west of Bathurst Street (anytime);
4. That Schedule 1 of Parking By-law Number 064-2019 be amended, to add a parking prohibition on the north side of North Park Road from 34 metres west of Bathurst Street to 74 metres west of Bathurst Street (anytime); and
5. That the City Clerk forward a copy of this report to the Region of York.

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**5. PARKING PROHIBITION – CORTELLUCCI VAUGHAN HOSPITAL  
AREA ROAD NETWORK**

**The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Public Works, dated January 25, 2021:**

**Recommendations**

1. That a parking prohibition be implemented on both sides of Frederick Banting Street from Jane Street to Vaughan Healthcare Circle (anytime);
2. That a parking prohibition be implemented on both sides of Vaughan Healthcare Circle from Jane Street to Wellness Way (anytime);
3. That a parking prohibition be implemented on both sides of Wellness Way from Major Mackenzie Drive to Vaughan Healthcare Circle (anytime);
4. That a parking prohibition be implemented on both sides of Darvish Drive from Vaughan Healthcare Circle (north intersection) to Vaughan Healthcare Circle (south intersection) (anytime);
5. That a parking prohibition be implemented on Observation Avenue from Vaughan Healthcare Circle (north intersection) to Vaughan Healthcare Circle (south intersection) (anytime);
6. That Schedule 1 of the Parking By-law Number 064-2019 be amended to add a parking prohibition on both sides of Frederick Banting Street from Jane Street to Vaughan Healthcare Circle (anytime);
7. That Schedule 1 of the Parking By-law Number 064-2019 be amended to add a parking prohibition on both sides of Vaughan Healthcare Circle from Jane Street to Wellness Way (anytime);
8. That Schedule 1 of the Parking By-law Number 064-2019 be amended to add a parking prohibition on both sides of Wellness Way from Major Mackenzie Drive to Vaughan Healthcare Circle (anytime);
9. That Schedule 1 of the Parking By-law Number 064-2019 be amended to add a parking prohibition on both sides of Darvish Drive from Vaughan Healthcare Circle (north intersection) to Vaughan Healthcare Circle (south intersection) (anytime);
10. That Schedule 1 of the Parking By-law Number 064-2019 be amended to add a parking prohibition on both sides of Observation Avenue from Vaughan Healthcare Circle (north intersection) to Vaughan Healthcare Circle (south intersection) (anytime); and
11. That the City Clerk forward a copy of this report to Region of York.

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**6. MEMORANDUM OF UNDERSTANDING WITH YORK REGION PUBLIC HEALTH FOR MASS IMMUNIZATION CLINIC SPACE**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Acting Deputy City Manager, Community Services dated January 25, 2021, be approved;
- 2) That staff work with York Region Public Health to identify, as soon as possible, additional mass immunization centres in the City of Vaughan;
- 3) That the Mayor and the City Clerk be authorized to execute additional Memoranda of Understandings with York Region Public Health to facilitate the use of appropriate additional mass immunization centres in the City of Vaughan, in a form satisfactory to Legal Services; and
- 4) That staff explore opportunities with proper authorities to allow competent members of the public to be trained to administer the COVID-19 vaccines.

**Recommendations**

1. That a By-law be enacted to authorize the Mayor and City Clerk to execute a Memorandum of Understanding with the Region to facilitate a vaccine clinic at the Maple Community Centre, in a form satisfactory to Legal Services.

**7. OLDER ADULT TASK FORCE – RESIGNATION OF TWO (2) MEMBERS**

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor, dated January 25, 2021:

**Recommendations**

1. That the resignations of Bob Bak and Elizabeth Lincoln be received;
2. That the Office of the City Clerk be directed to advertise and recruit 2 (two) members to fill the vacancies caused due to the resignations; and
3. That Council reduce the quorum requirement to the majority of the remaining members, in the interim, until the vacancies are filled.

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**8. EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE  
REQUEST TO FILL VACANCY**

The Committee of the Whole recommends:

- 1) That consideration of this matter be referred to the Committee of the Whole (Closed Session) meeting of January 25, 2021; and
- 2) That Communication C4, Memorandum from the City Clerk dated January 22, 2021, be received.

**Recommendation**

1. That the vacancy on the Effective Governance and Oversight Task Force be filled with a candidate from the applications received in the previous recruitment and set out in this report as Confidential Attachment 1.

**9. DIVERSITY AND INCLUSION TASK FORCE - REVISION OF TERMS  
OF REFERENCE TO EXTEND TERM (TRANSMITTAL REPORT)**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Diversity and Inclusion Task Force dated January 25, 2021 be approved; and
- 2) That staff review the Terms of Reference of all Task Forces and bring forward a report to extend the terms to April 2022.

**Recommendations**

The Diversity and Inclusion Task Force forwards the following recommendation from its meeting of December 17, 2020, for Council's consideration:

1. That Council consider revising the Terms of Reference for the Diversity and Inclusion Task Force and extend its term to April 2022.

**10. REVISION TO THE TERMS OF REFERENCE FOR THE  
TRANSPORTATION AND INFRASTRUCTURE TASK FORCE TO  
EXTEND TERM (TRANSMITTAL REPORT)**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Traffic and Infrastructure Task Force, dated January 25, 2021:

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### Recommendation

The City Clerk, on behalf of the Transportation and Infrastructure Task Force, forwards the following recommendation from its meeting of November 18, 2020 for consideration:

- 1) That the Transportation and Infrastructure Task Force be granted an extension to April 2022 to complete and submit its findings report in accordance with its mandate and that the Terms of Reference for the Transportation and Infrastructure Task Force be amended.

### 11. ILLUMINATION OF CITY HALL TO COMMEMORATE THE ONE YEAR ANNIVERSARY OF KEIRA KAGAN'S MURDER

The Committee of the Whole recommends approval of the recommendations contained in the following resolution of Councillor Yeung Racco, dated January 25, 2021:

### Member's Resolution

Submitted by Councillor Yeung Racco

**Whereas**, the City of Vaughan has received a request from Jennifer Kagan, Keira Kagan's mother, as well as area residents, to consider honouring Keira Kagan's death; and

**Whereas**, on February 9, 2020 Keira Kagan body was found following a short search in a park in Milton, Ontario; and

**Whereas**, it was conclusively determined that Keira Kagan had been murdered by her father in an act of murder-suicide; and

**Whereas**, Keira Kagan was a resident of Thornhill in Ward 4, where she lived primarily with her mother; and

**Whereas**, other municipalities have honoured victims of similar acts of violence with coloured lights and/or illumination on the anniversary of the victim's death; and

**Whereas**, the colour purple is used to represent the Elimination of Violence Against Women and Girls and illuminating City Hall will highlight awareness to this issue and the need for stronger laws to protect victims.

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

- 1) That City Council approve the illumination of City Hall in purple on February 9, 2021 to mark the one year anniversary of Keira's murder; and

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- 2) That Corporate Communications promote the illumination of City Hall prior to the event and issue a news release regarding the commemorative illumination to highlight the importance of recognizing violence against women and girls; and
- 3) That this Member's Resolution be forwarded to York Region, York Region Police all York Region area municipalities, Vaughan's Members of Provincial Parliament and Members of Parliament to continue the conversation on the Elimination of Violence Against Women and Girls.

**12. DISPOSITION OF CITY LANDS 55 LINE DRIVE LEGALLY DESCRIBED AS PARTS 1, 2 & 3 ON 65R-37046**

**The Committee of the Whole recommends:**

- 1) That the recommendations contained in the following report from the Deputy City Manager, Infrastructure Development dated January 25, 2021, be approved; and**
- 2) That C3, Confidential Memorandum from the City Manager and the Deputy City Manager, Infrastructure Development dated January 20, 2021, be received.**

**Recommendations**

1. That Council, pursuant to *Disposal of Property* By-Law No. 121-95:
  - a. Declare as surplus the proposed Neighbourhood Park in Block 59, generally located within the northwest quadrant of Langstaff Road and Highway 27 and being approximately 7.56 acres (3.06 hectares);
  - b. Direct staff to obtain two (2) appraisals of the fair market value of the Neighbourhood Park;
  - c. Authorize the disposition of the Neighbourhood Park by way of invited tender to the two (2) abutting landowners subject to the sale price meeting the minimum fair market value as determined by two (2) independent appraisals to be commissioned by the City and in accordance with terms and conditions satisfactory to the City Manager, Deputy City Manager, Administrative Services and City Solicitor, and the Deputy City Manager of Infrastructure Development;
  - d. Direct staff to report back to a future Committee of the Whole (Closed Session) meeting upon receipt of offers from each of the two (2) abutting landowners for its consideration;

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- e. Direct that notice of the disposition of the Neighbourhood Park be given to the public by method of listing such property on the Council Agenda as property which has been declared surplus and which is to be disposed of; and
- f. Enact a by-law to authorize all of the foregoing.

**13. UPDATES TO PROCEDURE BY-LAW – CHAIRING OF ELECTRONIC MEETINGS**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor dated January 25, 2021, be approved; and**
- 2) That this action be ratified by Council to be effective immediately.**

**Recommendation**

- 1. That Procedure By-law 7-2011, as amended, be further amended to allow the chair of a Council or Committee meetings to participate electronically in an electronic meeting.

**14. RESTORATION, ADDITION AND NEW OFFICE-RESIDENTIAL MIXED-USE CONSTRUCTION – ADAPTIVE REUSE OF EXISTING HERITAGE STRUCTURE LOCATED AT 46 CENTRE STREET, THORNHILL HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)**

**The Committee of the Whole recommends:**

- 1) That the recommendations contained in the following report of the Heritage Vaughan Committee dated January 25, 2021, be approved;**
- 2) That the comments from the following speakers and Communication be received:**
  - 1. Ms. Valerie Burke, Colborne Street, Thornhill and C6, dated January 22, 2021; and**
  - 2. Mr. Barry Nelson, Colborne Street, Thornhill on behalf of the Society for the Preservation of Historic Thornhill (SPOHT); and**
- 3) That the following Communications be received:**
  - C7. Ms. Pam Birrell, President, The Society for the Preservation of Historic Thornhill (SPOHT), dated January 25, 2021; and**
  - C8. Ms. Evelin Ellison, dated January 22, 2021.**

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### Recommendations

The Heritage Vaughan Committee forwards the following recommendation from its meeting of January 20, 2021 (Item 1, Report No. 1), for consideration:

- 1) That the proposed adaptive reuse and renovation of an existing built heritage resource, including a new addition and a separate new office/residential mixed-use construction at 46 Centre Street under Section 42 of Ontario Heritage Act, be refused; and
- 2) That the report of the Deputy City Manager, Infrastructure Development, dated January 20, 2021, be received.

### Recommendation of the Deputy City Manager, Infrastructure Development, dated January 20, 2021:

THAT Heritage Vaughan Committee recommend Council approve the proposed adaptive reuse and renovation of an existing built heritage resource, including a new addition and a separate new office/residential mixed-use construction at 46 Centre Street under Section 42 of Ontario Heritage Act, subject to the following conditions:

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

### **15. RENOVATION AND ADDITION TO EXISTING TWO-STOREY BUILDING AT 65 WALLACE STREET, IN THE WOODBRIDGE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Heritage Vaughan Committee dated January 25, 2021, be approved; and**
- 2) That the comments from Mr. Ibrahim Khan, Wallace Street, Woodbridge, be received:**



## REPORT NO. 3 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021

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### Recommendation

The Heritage Vaughan Committee forwards the following recommendation from its meeting of January 20, 2021 (Item 2, Report No. 1), for consideration:

- 1) That the recommendation contained in the report of the Deputy City Manager, Infrastructure Development, dated January 20, 2021, be approved.

### Recommendation of the Deputy City Manager, Infrastructure Development, dated January 20, 2021:

THAT Heritage Vaughan Committee recommend Council approve the proposed renovation and addition at 65 Wallace Street under Section 42 of Ontario Heritage Act, subject to the following conditions:

- a) Any significant changes to the proposal by the Owner may require reconsideration by the Heritage Vaughan Committee, which shall be determined at the discretion of the Deputy City Manager, Planning & Growth Management.
- b) That Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the Ontario Planning Act or permits currently under review or to be submitted in the future by the Owner as it relates to the subject application.
- c) 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.

### **16. RELOCATION AND INTEGRATION OF BUILT HERITAGE RESOURCE ON SITE AND NEW TOWNHOMES CONSTRUCTION LOCATED AT 9773 KEELE STREET, MAPLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Heritage Vaughan Committee, dated January 25, 2021:**

### Recommendation

The Heritage Vaughan Committee forwards the following recommendation from its meeting of January 20, 2021 (Item 3, Report No. 1), for consideration:

- 1) That the recommendation contained in the report of the Deputy City Manager, Infrastructure Development, dated January 20, 2021, be approved.

## REPORT NO. 3 OF THE COMMITTEE OF THE WHOLE FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021

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### Recommendation of the Deputy City Manager, Infrastructure Development, dated January 20, 2021:

THAT Heritage Vaughan Committee recommend Council approve the proposal to relocate the existing built heritage resource on the subject property and integrate it with a proposal to construct 2 townhouse blocks with a total of 11 townhouse units at 9773 Keele Street under Section 42 of *Ontario Heritage Act*, subject to the following conditions:

- a. Any significant changes to the proposal by the Owner may require reconsideration by the Heritage Vaughan Committee, which shall be determined at the discretion of the Deputy City Manager, Planning & Growth Management.
- b. That Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the *Ontario Planning Act* or permits currently under review or to be submitted in the future by the Owner as it relates to the subject application.
- c. 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. **PRESENTATION – KATHRYN WATSON, KLEINBURG BINDER TWINE FESTIVAL COMMITTEE**

The Committee of the Whole recommends:

- 1) That the presentation by Ms. Kathryn Watson, Kleinburg Binder Twine Festival Committee, and C1, presentation material titled “Kleinburg Binder Twine Festival Sign Proposal” be received; and
- 2) That this matter be referred to the Urban Design Department for review and processing through the Heritage Vaughan Committee.

### 18. **OTHER MATTERS CONSIDERED BY THE COMMITTEE**

#### 18.1 **CONSIDERATION OF AD-HOC COMMITTEE REPORTS**

The Committee of the Whole recommends:

That the following Ad-Hoc Committee reports be received:

1. Transportation and Infrastructure Task Force meeting of November 18, 2020 (Report No. 4);
2. Diversity and Inclusion Task Force Meeting of December 17, 2020 (Report No. 2);

**REPORT NO. 3 OF THE COMMITTEE OF THE WHOLE  
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3. Older Adult Task Force Meeting of December 21, 2020 (Report No. 6); and
4. Heritage Vaughan Committee meeting of January 20, 2021 (Report No. 1).

**19. COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION  
JANUARY 25, 2021.**

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) **FUTURE NEIGHBOURHOOD PARK SITE IN THE VICINITY OF BATHURST STREET AND CENTRE STREET - SITE DEVELOPMENT FILE DA. 18.107**  
(acquisition or disposition on land)
- 2) **LOCAL PLANNING APPEAL TRIBUNAL APPEALS - LPAT CASE NO. PL160978, DUFFERIN VISTAS LTD., 230 GRAND TRUNK AVENUE, Z.16.016, 19T-16V001**  
(litigation or potential litigation)
- 3) **APPOINTMENT OF ACTING FIRE CHIEF**  
(personal matters about identifiable individuals)
- 4) **UPDATE ON VPFFA NEGOTIATIONS**  
(labour relations or employee negotiations)
- 5) **SENIOR STAFFING UPDATE**  
(personal matters about identifiable individuals)
- 6) **EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE - REQUEST TO FILL VACANCY (Referred from January 25, 2021, Committee of the Whole (2) meeting)**  
(personal matters about identifiable individuals)

*Deputy Mayor, Local and Regional Councillor Ferri declared an interest with respect to Item # 2 as it was made known to him that one of his children, in the future, may offer services to a party to the proceedings, and did not take part in the discussion or vote on the matter.*

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The meeting adjourned at 2:50 p.m.

**REPORT NO. 3 OF THE COMMITTEE OF THE WHOLE  
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Respectfully submitted,

Councillor Sandra Yeung Racco, Chair

**CITY OF VAUGHAN  
REPORT NO. 4 OF THE  
COMMITTEE OF THE WHOLE (CLOSED SESSION)**

*For consideration by the Council  
of the City of Vaughan  
on January 26, 2021*

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The Committee of the Whole (Closed Session) convened in Open Session at 3:04 p.m., on January 25, 2021.

<b>Council Member</b>	<b>In-Person</b>	<b>Online</b>
Councillor Sandra Yeung Racco, Chair	<b>X</b>	
Mayor Maurizio Bevilacqua		<b>X</b>
Regional Councillor Mario Ferri		<b>X</b>
Regional Councillor Gino Rosati		<b>X</b>
Regional Councillor Linda Jackson		<b>X</b>
Councillor Marilyn Iafrate	<b>X</b>	
Councillor Tony Carella		<b>X</b>
Councillor Rosanna DeFrancesca		<b>X</b>
Councillor Alan Shefman		<b>X</b>

The Committee of the Whole (Closed Session) recommended that the following item be added to the Agenda:

- 6) EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE - REQUEST TO FILL VACANCY (Referred from January 25, 2021, Committee of the Whole Report 3, Item 8)

The Committee of the Whole (Closed Session) recessed and reconvened at 3:05 p.m. on January 25, 2021 in Closed Session with the following members present:

**REPORT NO. 4 OF THE COMMITTEE OF THE WHOLE (CLOSED SESSION)  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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Present:

<b>Council Member</b>	<b>In-Person</b>	<b>Online</b>
Councillor Sandra Yeung Racco, Chair	<b>X</b>	
Mayor Maurizio Bevilacqua		<b>X</b>
Regional Councillor Mario Ferri		<b>X</b>
Regional Councillor Gino Rosati		<b>X</b>
Regional Councillor Linda Jackson		<b>X</b>
Councillor Marilyn Iafrate	<b>X</b>	
Councillor Tony Carella		<b>X</b>
Councillor Rosanna DeFrancesca		<b>X</b>
Councillor Alan Shefman		<b>X</b>

The following items were dealt with:

**1. FUTURE NEIGHBOURHOOD PARK SITE IN THE VICINITY OF BATHURST STREET AND CENTRE STREET - SITE DEVELOPMENT FILE DA. 18.107**

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

**2. LOCAL PLANNING APPEAL TRIBUNAL APPEALS - LPAT CASE NO. PL160978, DUFFERIN VISTAS LTD., 230 GRAND TRUNK AVENUE Z.16.016, 19T-16V001**

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

Regional Councillor Ferri declared an interest with respect to the forgoing as it was made known to him that one of his children, in the future, may offer services to a party to the proceedings, and was not present nor did he take part in the discussion or vote on the matter.

**3. APPOINTMENT OF ACTING FIRE CHIEF**

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

**REPORT NO. 4 OF THE COMMITTEE OF THE WHOLE (CLOSED SESSION)  
FOR CONSIDERATION BY COUNCIL, JANUARY 26, 2021**

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**4. UPDATE ON VPFFA NEGOTIATIONS**

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

**5. SENIOR STAFFING UPDATE**

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

**6. EFFECTIVE GOVERNANCE AND OVERSIGHT TASK FORCE REQUEST TO FILL VACANCY**

**(Referred from January 25, 2021, Committee of the Whole Report 3, Item 8)**

**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 5:27 p.m.

Respectfully submitted,

Councillor Yeung Racco, Chair