

CITY OF VAUGHAN
REPORT NO. 26 OF THE
COMMITTEE OF THE WHOLE
(PUBLIC MEETING)

*For consideration by the Council
of the City of Vaughan
on June 28, 2022*

The Committee of the Whole (Public Meeting) met at 7:01 p.m., on May 30, 2022.

Present:

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

The following items were dealt with:

- 1. NCAP NICOLA (HWY 27) LTD. OFFICIAL PLAN AMENDMENT FILE OP.17.016 ZONING BY-LAW AMENDMENT FILE Z.17.046 - 7242 HIGHWAY 27 VICINITY OF HIGHWAY 27 AND HIGHWAY 407**

The Committee of the Whole (Public Meeting) recommends:

- 1) That the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated May 30, 2022, be approved; and**
- 2) That comments from the following speakers be received:**
 - 1. Mr. Paul Tobia, Weston Consulting, Millway Avenue, Concord, on behalf of the Applicant, and C19, presentation material titled “Public Planning Meeting – 7242 Highway 27”, be received; and**

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2. **Mr. Mike Everard, planning consultant for Catholic Cemeteries & Funeral Services, Archdiocese of Toronto, registered owner of Queen of Heaven Cemetery.**

Recommendation

1. THAT the Public Meeting report for Official Plan and Zoning By-law Amendment Files OP.17.016 and Z.17.046 (NCAP Nicola (Hwy 27) Ltd.) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a comprehensive report to the Committee of the Whole.

2. NASHVILLE TEN ACRES DEVELOPMENTS INC. AND NASHVILLE DEVELOPMENTS (BARONS) INC. ZONING BY-LAW AMENDMENT FILE NO. Z.22.001 NORTHEAST CORNER OF MACTIER DRIVE AND BARONS STREET VICINITY OF HUNTINGTON ROAD AND MACTIER DRIVE

The Committee of the Whole (Public Meeting) recommends:

- 1) That the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated May 30, 2022, be approved; and
- 2) That comments from Ms. Joan MacIntyre, Principal, Malone Given Parsons Ltd., Renfrew Drive, Markham, on behalf of the applicant and C27, presentation material titled "*Nashville Ten Acre Developments Inc. & Nashville Developments (Barons) Inc.*" be received.

Recommendation

1. THAT the Public Meeting report for Zoning By-law Amendment File Z.22.001(Nashville Ten Acres Developments Inc. and Nashville Developments (Barons) 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.

3. 8274-8286 ISLINGTON AVENUE INC. OFFICIAL PLAN AMENDMENT FILE OP.22.003 ZONING BY-LAW AMENDMENT FILE Z.22.005 - 8270, 8274 AND 8286 ISLINGTON AVENUE VICINITY OF ISLINGTON AVENUE AND HARTMAN AVENUE

The Committee of the Whole (Public Meeting) recommends:

- 1) That the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated May 30, 2022, be approved;

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- 2) That staff be directed to participate, as required, in any discussions involving the applicant and interested parties;
- 3) That comments from the following speakers be received:
 1. Mr. John Zipay, John Zipay and Associates, Gilbert Court, Burlington, on behalf of the owners of 8274 Islington Avenue, Vaughan, and C28, presentation material titled “*8274-8286 Islington Avenue, City of Vaughan*”;
 2. Mr. Dan Carbonelli, Islington Avenue, Vaughan; and
 3. Ms. Alfreda Riverso; Islington Avenue, Vaughan; and
- 4) That the following Communications be received:
 - C5. Ms. Lisa Melatti, Islington Avenue, Vaughan, dated May 16, 2022;
 - C8. Ms. Maria Mulé, Vero Boutique Building, Islington Avenue, Vaughan dated May 17, 2022;
 - C18. Mr. Stephen Tsui, Islington Avenue, Vaughan, dated May 26, 2022; and
 - C35. Mr. Danny Caon, Waymar Heights Boulevard, Vaughan, dated May 27, 2022.

Recommendation

1. THAT the Public Meeting report for Official Plan and Zoning By-law Amendment Files OP.22.003 and Z.22.005 (8274-8286 Islington Avenue Inc.) BE RECEIVED, and that any issues identified be addressed by the Development Planning Department in a comprehensive technical report to a future Committee of the Whole meeting.
4. **1494096 ONTARIO INC. OFFICIAL PLAN AMENDMENT FILE OP.21.030 ZONING BY-LAW AMENDMENT FILE Z.21.058 - 80 GLEN SHIELDS AVENUE VICINITY OF GLEN SHIELDS AVENUE AND DUFFERIN STREET**

The Committee of the Whole (Public Meeting) recommends:

- 1) That the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated May 30, 2022, be approved;
- 2) That a community meeting be organized at the appropriate time with the applicant and all interested parties at the call of the local Ward Councillor;

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- 3) That comments from the following speakers and Communications be received:
1. Mr. Jim Kotsopoulos, JKO Planning Services Inc., Field Flower Crescent, Richmond Hill and Mr. Michael Koutsoulas, Studio K Architects, Bur Oak Avenue, Markham, on behalf of the applicant;
 2. Ms. Xiaoping Jin, Cherry Hills Road, Concord and C11, dated May 19, 2022;
 3. Mr. Gino Muia, President, Glen Shields Ratepayers Association, Quaker Ridge Road, Vaughan;
 4. Ms. Mary Prospero, Point o'Woods Drive, Concord;
 5. Mr. Christopher Seepe, Riviera Drive, Concord;
 6. Mr. Jean-François Obregon, Laurel Valley Court, Concord, and C26, presentation material titled "*80 Glen Shields Ave. Deputation*";
 7. Mr. Mario G. Racco, President, Brownridge Ratepayers Association, and pro-bono legal adviser to the Glen Shields Ratepayers Association, Checker Court, Thornhill;
 8. Mr. Joseph Brunaccioni, Maison Parc Court, Thornhill;
 9. Mr. Mark Abaya, Bob O'Link Ave, Concord;
 10. Ms. Sharan Kaur, Cherry Hills Road, Concord;
 11. Ms. Renée Czukar, Cherry Hills Road, Concord;
 12. Ms. Patricia Welch Okraku, Glen Shields Ave, Concord;
 13. Mr. Anaafi Okraku, Glen Shields Ave, Concord;
 14. Mr. Jim Kotsalis, Glen Shields Ave, Concord and C33, dated May 27, 2022;
 15. Ms. Hen Humphries, Cherry Hills Road, Concord;
 16. Ms. Erica Domingues, Oakmount Crescent, Concord;
 17. Ms. Anna Petrisano, 111 Coghill Drive, Vaughan, C1, dated May 13, 2022, and C16, dated May 26, 2022;
 18. Mr. Zia Khan, Quaker Ridge Road, Concord;
 19. Ms. Ludmila Sosnovsky, Laurel Valley Court, Concord;

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- 20. Mr. Yaw Okraku, Glen Shields Avenue, Concord;
- 21. Ms. Oksana Majaski, Glen Shields Avenue, Concord;
- 22. Ms. Debra Tomotsugu, Riviera Drive, Concord;
- 23. Ms. Angie Pacheco, Bay Hill Drive, Concord;
- 24. Mr. Theodore Koutros, Cherry Hills Road, Concord;
- 25. Ms. Samantha Glass, Prairie Dunes Place, Concord;
- 26. Ms. Polina, Bob O'Link Avenue, Concord;
- 27. Mr. Stanislav Kotliar, Royal Colwood Court, Concord;
- 28. Mr. Peter Kotsalis, Glen Shields Avenue, Concord and C33, dated May 27, 2022;
- 29. Ms. Rosenda Brown, Unity Crescent, Concord;
- 30. Mr. Marco Mosquera, Capilano Court, Concord;
- 31. Ms. Roshni Raveenthiran, Spyglass Hill Road, Vaughan;
- 32. Mr. Taavo Rosenberg, Quaker Ridge Road, Concord and C9, dated May 18, 2022; and
- 33. Ms. Anita Laurella, Crooked Stick Road, Vaughan; and

4) That the following Communications be received:

- C2. N. Devani, Cherry Hills Road, Vaughan, dated May 15, 2022;
- C3. Brian Charles, dated May 17, 2022;
- C4. Elle Rosenberg and Family, dated May 17, 2022;
- C6. Ms. Erica Peterson, Brownridge resident, dated May 20, 2022;
- C7. Ms. Margie D'Amata, Glen Shields Avenue, Vaughan dated May 24, 2022;
- C10. Mr. Andrew Lori, Glen Shields resident, dated May 19, 2022;
- C12. Ion Bugantev, Spyglass Hill Road, Concord, dated May 25, 2022;
- C13. Chris Mantelos and Angela Alvarado, New Seabury Drive, Vaughan, dated May 25, 2022;

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- C14. Ms. Linda A. Yearwood, Cog Hill Drive, Vaughan, dated May 25, 2022;**
- C15. Ashley Di Matteo, Peach Tree Place, Glen Shields, Vaughan, dated May 25, 2022;**
- C17. Ralph and Gail Anstey, Glen Shields Avenue, Vaughan, dated May 26, 2022;**
- C20. Ms. Viviana Dominutti, dated May 26, 2022;**
- C21. Ms. Carol DiMatteo, Peachtree Place, Concord, dated May 26, 2022;**
- C22. Genny and Andrew Iori, dated May 26, 2022;**
- C23. Martin Dworkin, dated May 27, 2022;**
- C24. Ms. Rosa Iaboni, Cherry Hills Road, Vaughan, dated May 27, 2022;**
- C25. Ms. Heather Woodhouse-Bedggood, Glen Shields Pharmacy, dated May 27, 2022;**
- C29. Renato Favret, Glen Shields resident, dated May 27, 2022**
- C30. Ms. Lorne Strachan, Riviera Drive, Vaughan, dated May 27, 2022;**
- C31. Ms. Yuliya Dziamyanava, Quaker Ridge Rd, Concord, dated May 27, 2022;**
- C32. Daniel Hempstead, Glen Shields/Bob O'Link resident, Vaughan, dated May 27, 2022;**
- C34. Vlad, Olga, Anna and Katherine German, Point O'Woods Drive, Concord, dated May 27, 2022;**
- C36. Petition; and**
- C37. Petition.**

Recommendation

1. THAT the Public Meeting report for Official Plan and Zoning By-law Amendment Files OP.21.030 and Z.21.058 (1494096 Ontario Inc.) BE RECEIVED, and that any issues identified by the Development Planning Department be addressed in a comprehensive report to the Committee of the Whole.
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The meeting adjourned at 11:23 p.m.

Respectfully submitted,

Councillor Marilyn Lafrate, Chair