



CITY OF VAUGHAN
REPORT NO. 17 OF THE
COMMITTEE OF THE WHOLE

*For consideration by the Council
of the City of Vaughan
on May 22, 2024*

The Committee of the Whole met at 1:00 p.m., on May 7, 2024, in the Council Chamber, City Hall and via electronic participation. The following members were present at the meeting:

Councillor Adriano Volpentesta, Chair
Steven Del Duca, Mayor
Regional Councillor Linda Jackson, Deputy Mayor
Regional Councillor Gino Rosati
Regional Councillor Mario Ferri
Regional Councillor Mario G. Racco
Councillor Marilyn Iafrate
Councillor Rosanna DeFrancesca
Councillor Chris Ainsworth
Councillor Gila Martow

The following items were dealt with:

1. VAUGHAN OFFICIAL PLAN REVIEW UPDATE REPORT

The Committee of the Whole recommends:

- 1) That the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated May 7, 2024, be approved; and**
- 2) That comments from the following speakers be received:**
 - 1. Kaleem Malik, Vice President, Ahmadiyya Muslim Jama'at, Jane Street, Maple; and**
 - 2. Karim Tahir, Zafarullah Khan Crescent, Maple.**

Recommendation

- 1. THAT an update on the status of the Vaughan Official Plan Review, including the updated project timeline as contained in this report, be received.**

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**2. 2281539 ONTARIO INC.: ZONING BY-LAW AMENDMENT FILE Z.17.014;
DRAFT PLAN OF SUBDIVISION FILE 19T-17V003 – 10 BEVAN ROAD,
VICINITY OF NETHERFORD ROAD AND CLEMSON CRESCENT**

The Committee of the Whole recommends:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated May 7, 2024, be approved; and**
- 2) That comments from the following speakers be received:**
 - 1. Fred J. Cook, Clemson Crescent, Maple; and**
 - 2. Gerry Schiller, Lancer Drive, Maple.**

Recommendations

- 1. THAT Zoning By-law Amendment File Z.17.014 (2281539 Ontario Inc.) BE APPROVED, to amend Zoning By-law 1-88, to rezone the Subject Lands from “A Agricultural Zone” and “R1 Residential Zone” to “R1 Residential Zone”, “R2 Residential Zone”, OS1(H) Open Space Conservation Zone with the Holding Symbol (H), and “OS1 Open Space Conservation Zone”, in the manner shown on Attachment 2.**
- 2. THAT the Holding Symbol “(H)” shall not be removed from the OS1(H) Open Space Conservation Zone with the Holding Symbol “(H)”, until the following conditions is addressed to the satisfaction of the City and Toronto and Region Conservation Authority (TRCA):**
 - a) Confirmation of the extent of the erosion hazard (i.e., physical top of slope and/or long-term stable top of slope) associated with the valley corridor and establishment of an applicable 10 metre setback from the erosion hazard limit, to the satisfaction of TRCA.**
- 3. THAT Draft Plan of Subdivision File 19T-17V003 (2281539 Ontario Inc.) BE APPROVED SUBJECT TO THE CONDITIONS OF DRAFT PLAN OF SUBDIVISION APPROVAL identified on Attachment 3, to create 21 single detached residential lots, an open space block, a public parkway block, and public roads, as shown on Attachment 2;**
- 4. THAT Vaughan Council adopt the following resolution for the allocation of water and sewage servicing capacity:**

“THAT Draft Plan of Subdivision File 19T-17V003 (2281539 Ontario Inc.) be allocated servicing capacity from the York Sewage Servicing/Water Supply System for a total of 21 single-family residential units (75 persons equivalent). The allocation of said capacity may be redistributed (at the discretion of the City), in

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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"

3. TEMPORARY USE BY-LAW APPLICATION FILE Z.22.025: 141 MALOY STREET – VICINITY OF KEELE STREET AND KING-VAUGHAN ROAD

The Committee of the Whole recommends:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management dated May 7, 2024, be approved;**
- 2) That the confidential recommendations from the Committee of the Whole (Closed Session) meeting of May 7, 2024, be approved;**
- 3) That comments from the following speakers be received:**
 - 1. Irene Ford, Irish Moss Court, Vaughan;**
 - 2. Sarah Burjaw, Weston Consulting, Millway Avenue, Vaughan;**
 - 3. Corrado Longhin, Zanchin Auto Group, Auto Vaughan Drive, Vaughan; and**
 - 4. Joe Zanchin, Zanchin Auto Group, Auto Vaughan Drive, Vaughan; and**
- 4) That Communication C1., Confidential Memorandum from the Deputy City Manager, Legal and Administrative Services & City Solicitor, dated April 26, 2024, be received.**

Recommendations

- 1. THAT Temporary Use By-law application (File Z.22.025) by 2609134 Ontario Inc. BE APPROVED, to permit the outside storage of up to 817 motor vehicles including the inspection and preparation of new vehicles, for a period of three (3) years;**
- 2. THAT, prior to the passing of the Temporary Use By-law, the Owner shall submit a Baseline Phase Two Environmental Site Assessment (ESA) Reports, at the cost of the Owner, for the Subject Lands to be reviewed and approved by City staff; and,**
- 3. THAT, prior to the passing of the Temporary Use By-law, the Owner shall enter into an agreement with City of Vaughan including remitting a Letter of Credit in the amount of \$500,000.00; the terms upon which the City may draw on the Letter of Credit, should the Owner fail to reinstate the lands to its original state when the approval lapses; and a permission to enter the premises for City staff to conduct inspections.**

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**4. CHOICE PROPERTIES LIMITED PARTNERSHIP: SITE DEVELOPMENT
FILE DA.23.017 – TELECOMMUNICATION TOWER. 2911 MAJOR
MACKENZIE DRIVE WEST, VICINITY OF MAJOR MACKENZIE DRIVE
WEST AND MELVILLE AVENUE**

The Committee of the Whole recommends:

- 1) That municipal concurrence for Site Development File DA.23.017 (Northward Infrastructure Inc.), to permit a 23.2 m high hybrid telecommunication tower, with signage and an attached digital display board, and an associated radio equipment compound for Rogers Communications Inc. on the Subject Lands, as shown on Attachments 2 to 4, BE REFUSED; and**
- 2) That the report of the Deputy City Manager, Planning and Growth Management, dated May 7, 2024, be received.**

Recommendation

1. THAT municipal concurrence for Site Development File DA.23.017 (Northward Infrastructure Inc.), to permit a 23.2 m high hybrid telecommunication tower, with signage and an attached digital display board, and an associated radio equipment compound for Rogers Communications Inc. on the Subject Lands, as shown on Attachments 2 to 4, BE APPROVED.

**5. MOBILIO HOMES LTD. (QUADREAL BLOCK 2): DRAFT PLAN OF
CONDOMINIUM (STANDARD) FILE 19CDM-24V001 – VICINITY OF
INTERCHANGE WAY AND JANE STREET. 31 ALMOND BLOSSOM
MEWS, AND 80, 90, 100, 121, 130 AND 131 HONEYCRISP CRESCENT**

**The Committee of the Whole recommends approval of the
recommendation contained in the report of the Deputy City Manager,
Planning and Growth Management, dated May 7, 2024.**

Recommendation

1. THAT Draft Plan of Condominium (Standard) File 19CDM-24V001 BE DRAFT APPROVED, subject to conditions, to create condominium tenure for the Development that is consistent with Site Development File DA.18.056, subject to Conditions of Draft Approval in Attachment 1.

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6. NOTICE OF OBJECTION TO THE NOTICE OF INTENT TO DESIGNATE 30 STEGMAN'S MILL ROAD UNDER PART IV OF THE ONTARIO HERITAGE ACT

The Committee of the Whole recommends:

- 1) That consideration of this matter be deferred to the June 4, 2024, Committee of the Whole (1) meeting;**
- 2) That comments from the following speakers and Communications, be received:**
 - 1. Kailey Sutton, Partner, Construction & Infrastructure | Municipal, Land Use Planning & Development, McMillan LLP, Brookfield Place, Bay Street, Toronto, and C5. presentation material;**
 - 2. Valerie Burke, Thornhill Historical Society, Colborne Street, Thornhill, and Communication C4., dated May 5, 2024; and**
 - 3. Evelin Ellison, President, Ward One South Thornhill Residents Group Inc. (WOSTRI), Julia Street, Thornhill; and**
- 3) That Communication C2., from Barry Nelson, Heritage Advocate, and Duessa du Plooy, President, Thornhill Historical Society, dated May 3, 2024, be received.**

Recommendations

- 1. That the Notice of Objection to the Notice of Intent to Designate 30 Stegman's Mill Road under Part IV of the *Ontario Heritage Act* (as shown on Attachment 2) be received;**
- 2. That City Council consider the Notice of Objection dated March 28, 2024, and affirm its decision of December 12, 2023, stating its intention to designate the subject property at 30 Stegman's Mill Road under Part IV of the *Ontario Heritage Act*;**
- 3. That the By-law to designate 30 Stegman's Mill Road under Part IV of the *Ontario Heritage Act*, which will be prepared in a form satisfactory to the City, be approved and enacted by City Council.**

7. PROCLAMATION REQUEST: PROVINCIAL DAY OF ACTION ON LITTER

The Committee of the Whole recommends approval of the recommendations contained in the report of the Deputy City Manager, Administrative and Legal Services & City Solicitor, dated May 7, 2024.

Recommendations

- 1. THAT May 14, 2024, be proclaimed as "Provincial Day of Action on Litter";**

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2. THAT Council ratify Recommendation 1 at the Council meeting of May 22, 2024; and,
3. THAT the proclamation be posted on the City's website and that the Communications, Marketing and Engagement department be directed to promote the above noted proclamation through the various corporate channels.

8. PROPOSED 2-STOREY REAR ADDITION TO EXISTING 1½-STOREY BUILDING LOCATED AT 10477 ISLINGTON AVE, KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 11, 2024:

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 2, Report No. 5), for consideration by Committee of the Whole:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received;
- 3) That the comments from Aidan Pereira, KLM Planning Partners Inc., Jardin Drive, Concord, on behalf of the applicant, be received; and
- 4) That the comments from the Committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed works as presented in Option 1 of the CHIA (Attachment 2) with the requested change to remove the proposed wraparound porch, subject to the following conditions:

- a) that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division prior to submission of final Heritage Permit drawings;

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

9. **PROPOSED DESIGNATION UNDER PART IV OF THE ONTARIO HERITAGE ACT OF 1560 KING-VAUGHAN ROAD (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)**

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 11, 2024:

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 4, Report No. 5), for consideration by Committee of the Whole:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved;
- 2) That the presentation by Vanessa Lio, Heritage Specialist, Development Planning, be received; and
- 3) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to following conditions:

- 1. That the Designation Report for 1560 King-Vaughan Road be Received.
- 2. That Council approve the recommendation of the Heritage Vaughan Committee to designate 1560 King-Vaughan Road in accordance with Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c. O.18.

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3. That Staff be authorized to publish and serve the Notice of Intention to Designate in accordance with the requirements under; Part IV, Section 29 of the *Ontario Heritage Act* R.S.O 1990, c.O.18 to the Ontario Heritage Trust, the Property Owner, and published on the City website.
4. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention, Council shall pass a by-law designating 2480 Kirby Road and a copy of the by-law shall be served on the Property Owner and Ontario Heritage Trust and a notice shall be published on the City website.

10. PROPOSED DESIGNATION UNDER PART IV OF THE ONTARIO HERITAGE ACT OF 2480 KIRBY ROAD (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 11, 2024:

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 5, Report No. 5), for consideration by Committee of the Whole:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved;
- 2) That the presentation by Katrina Guy, Heritage Specialist, Development Planning, be received; and
- 3) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to following conditions:

1. That the Designation Report for 2480 Kirby Road be Received.
2. That Council approve the recommendation of the Heritage Vaughan Committee to designate 2480 Kirby Road in accordance with Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c. O.18.
3. That Staff be authorized to publish and serve the Notice of Intention to Designate in accordance with the requirements under; Part IV, Section 29 of the *Ontario Heritage Act* R.S.O 1990, c.O.18 to the Ontario Heritage Trust, the Property Owner, and published on the City website.

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4. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention, Council shall pass a by-law designating 2480 Kirby Road and a copy of the by-law shall be served on the Property Owner and Ontario Heritage Trust and a notice shall be published on the City website.

11. REBUILDING SHED LOCATED AT 40 NASHVILLE RD, KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 11, 2024:

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 1, Report No. 5), for consideration by Committee of the Whole:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received; and
- 3) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to the following conditions:

- a) that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division prior to submission of final Heritage Permit drawings;
- b) that any significant changes to the proposal may require reconsideration by the Heritage Vaughan Committee, which shall be determined at the discretion of the Director of Development Planning;
- c) that Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the *Ontario Planning Act* or permits or requirements currently under review

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or to be submitted in the future by the applicant as it relates to the subject application;

- d) that the applicant submits Building Permit stage architectural drawings and building material specifications to the satisfaction of the Urban Design and Cultural Heritage Division and the Chief Building Official.

12. PROPOSED NEW CONSTRUCTION OF A SINGLE DETACHED DWELLING WITH ATTACHED GARAGE LOCATED AT 51 NAPIER STREET, IN THE KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 11, 2024:

Recommendations

The Heritage Vaughan Committee forwards the following recommendations from its meeting of April 11, 2024, (Item 3, Report No. 5), for consideration by Committee of the Whole:

1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024, be approved, subject to amending recommendation a. to read:
 - a. that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division and the local Ward Councillor, prior to submission of final Heritage Permit drawings;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received;
- 3) That the comments from Fausto Cortese, Fausto Cortese Architects, Rutherford Road, Vaughan, be received; and
- 4) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to the following conditions:

- a. that further refinements to building design and material specifications revisions to be aligned with the KNHCD Plan

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guidelines shall be approved to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division prior to submission of final Heritage Permit drawings;

- b) that any significant changes to the proposal may require reconsideration by the Heritage Vaughan Committee, which shall be determined at the discretion of the Director of Development Planning;
- c) that Heritage Vaughan Committee recommendations to Council do not constitute specific support for any Development Application under the *Ontario Planning Act* or permits or requirements currently under review or to be submitted in the future by the applicant as it relates to the subject application;
- d) that the applicant submits Building Permit stage architectural drawings and building material specifications to the satisfaction of the Urban Design and Cultural Heritage Division and the Chief Building Official; and
- e) that the applicant enters into a letter of undertaking for the purpose of completion of all landscaping in accordance with the approved plans to the satisfaction of the City.

**13. PRESENTATION: GREATER TORONTO AIRPORTS AUTHORITY
(TRANSMITTAL REPORT)**

The Committee of the Whole recommends:

- 1) That the recommendations forwarded by the Intergovernmental Relations Sub-Committee from its meeting of April 8, 2024 (Item 3, Report No. 1), be approved;**
- 2) That the Greater Toronto Airports Authority and Nav Canada be requested to make a presentation to the current Council on residents' concerns about flight paths;**
- 3) That the City of Vaughan request the Greater Toronto Airports Authority and Nav Canada to limit flight paths of airplanes flying to and from the Toronto Pearson International Airport to avoid the airspace above the Vaughan Metropolitan Centre area; and**
- 4) That Communication C3., from Rose Savage dated May 2, 2024, be received.**

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Recommendations

The Intergovernmental Relations Sub-Committee forwards the following recommendations from its meeting of April 8, 2024 (Item 3, Report No. 1), for consideration:

1. That staff be requested to forward correspondence to the Greater Toronto Airports Authority, requesting a written response to resident concerns;
2. That the presentation by Atul Sharma, Manager, Government Affairs and Stakeholder Relations, Greater Toronto Airports Authority and Cynthia Woods, Manager, Noise Management Office, Greater Toronto Airports Authority, and Communication C5., presentation material, dated April 8, 2024, be received;
3. That the comments and communication of the following speakers be received:
 1. Irene Zeppieri, Father Ermanno Cres., Vaughan, and Communication C11., presentation material, dated April 8, 2024; and
 2. Angela Orsini, Empress Road, Vaughan; and
4. That the following communications be received:
 - C9. Petition; and
 - C10. Rose Savage, Vaughan, dated April 8, 2024.

14. OVERVIEW AND UPDATE ON ONTARIO LANDLORD-TENANT BOARD (TRANSMITTAL REPORT)

The Committee of the Whole recommends approval of the recommendations forwarded by the Intergovernmental Relations Sub-Committee from its meeting of April 8, 2024:

Recommendations

The Intergovernmental Relations Sub-Committee forwards the following recommendations from its meeting of April 8, 2024 (Item 6, Report No. 1), for consideration:

1. That approval be requested of Council for correspondence to be sent to the Ministry of the Attorney General calling for urgent action to fund the necessary resources to help clear the extensive and concerning backlog of disputes between landlords and tenants that are impacting Vaughan residents, and communities across Ontario;

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2. That the presentation of Maria Papadopoulos, Program Manager, Strategic Economic Relations, Economic Development, and Communication C4., presentation material, dated April 8, 2024, be received; and
3. That the following communication be received:
C3.Memorandum from the Public Policy & Research Specialist, Economic Development, dated April 3, 2024.

15. DELISTING OF 11424 JANE STREET, A PROPERTY INCLUDED ON THE VAUGHAN HERITAGE INVENTORY AS A LISTED STRUCTURE OF HERITAGE SIGNIFICANCE ('LSHS') (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends:

- 1) That the recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 24, 2024, be approved; and
- 2) That Communication C6. from Irene Ford, dated May 6, 2024, be received.

Recommendations

The Heritage Vaughan Committee recommended that the following recommendations be forwarded to Council for approval:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024, be approved;
- 2) That a prominent sized commemorative plaque, with a photograph and history of the house, be installed at the entrance of the property facing Jane Street, to the satisfaction of the Heritage Vaughan Committee;
- 3) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received; and
- 4) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024:

1. THAT Heritage Vaughan recommend the approval of the proposed removal of the subject property from City of Vaughan Heritage Inventory as a Listed Structure of Historical Significance, under Section 27(1.3) of the *Ontario Heritage Act*.
2. THAT the remaining structures on the property be approved for demolition, with no mitigation or commemoration options feasible.

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16. DELISTING OF 4660 KIRBY ROAD, A PROPERTY INCLUDED ON THE VAUGHAN HERITAGE INVENTORY AS A LISTED STRUCTURE OF HERITAGE SIGNIFICANCE ('LSHS') (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 24, 2024:

Recommendations

The Heritage Vaughan Committee recommended that the following recommendations be forwarded to Council for approval:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024, be approved;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received; and
- 3) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024:

THAT Heritage Vaughan recommend the approval of the proposed removal of the subject property from City of Vaughan Heritage Inventory as a Listed Structure of Historical Significance, under Section 27(1.3) of the *Ontario Heritage Act*.

17. PROPOSED DESIGNATION UNDER PART IV OF THE ONTARIO HERITAGE ACT OF 2057 MAJOR MACKENZIE DRIVE WEST (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 24, 2024:

Recommendations

The Heritage Vaughan Committee recommended that the following recommendations be forwarded to Council for approval:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024, be approved;

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- 2) That the following be approved in accordance with Communication C1. memorandum from the Deputy City Manager, Planning and Growth Management, dated April 22, 2024:
 1. That the possible implied reference that the subject property is owned by the City be corrected – as this property has been and continues to be under private ownership, as noted in the report in several instances. The revised recommendations (#2 and #3) should read: “...served on the *Property Owner* and Ontario Heritage Trust”; and
 2. That references to publications *in the local newspapers* be corrected to state that publications will be *posted on the City website*;
- 3) That the presentation by Katrina Guy, Heritage Specialist, Development Planning, be received; and
- 4) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024:

THAT Heritage Vaughan recommend Council approve the proposed development as presented, subject to following conditions:

1. That Council approve the recommendation of the Heritage Vaughan Committee to designate 2057 Major Mackenzie Drive West in accordance with Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c. O.18.
2. That Staff be authorized to publish and serve the Notice of Intention to Designate in accordance with the requirements under; Part IV, Section 29 of the Ontario Heritage Act R.S.O 1990, c.O.18 to the Ontario Heritage Trust, the Property Owner (City of Vaughan), and published in the local newspapers.
3. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention, Council shall pass a by-law designating 2057 Major Mackenzie Drive West and a copy of the by-law shall be served on the Owner (City of Vaughan) and Ontario Heritage Trust and a notice shall be published in the local newspapers.

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**18. PROPOSED DESIGNATION UNDER PART IV OF THE ONTARIO
HERITAGE ACT OF 65 ROYALPARK WAY (TRANSMITTAL REPORT
FROM HERITAGE VAUGHAN COMMITTEE)**

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 24, 2024:

Recommendations

The Heritage Vaughan Committee recommended that the following recommendations be forwarded to Council for approval:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024, be approved;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received; and
- 3) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024:

THAT Heritage Vaughan recommend Council approve the proposed designation as presented, subject to following conditions:

1. That Council approve the recommendation of the Heritage Vaughan Committee to designate 65 Royalpark Way in accordance with Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c. O.18.
2. That Staff be authorized to publish and serve the Notice of Intention to Designate in accordance with the requirements under Part IV, Section 29 of the *Ontario Heritage Act* R.S.O 1990, c.O.18 to the Ontario Heritage Trust, the Property Owner, and published on the City Website.
3. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention, Council shall pass a by-law designating 65 Royalpark Way and a copy of the by-law shall be served on the Property Owner and Ontario Heritage Trust and a notice shall be published on the City Website.

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**19. PROPOSED DESIGNATION UNDER PART IV OF THE ONTARIO
HERITAGE ACT OF 8733 KEELE STREET (TRANSMITTAL REPORT
FROM HERITAGE VAUGHAN COMMITTEE)**

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 24, 2024:

Recommendations

The Heritage Vaughan Committee recommended that the following recommendations be forwarded to Council for approval:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024, be approved;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received; and
- 3) That the comments from the committee be received.

**Recommendations of the Deputy City Manager, Planning and Growth
Management, dated April 24, 2024:**

THAT Heritage Vaughan recommend Council approve the proposed designation as presented, subject to following conditions:

1. That Council approve the recommendation of the Heritage Vaughan Committee to designate 8733 Keele Street in accordance with Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c. O.18.
2. That Staff be authorized to publish and serve the Notice of Intention to Designate in accordance with the requirements under Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c.O.18 to the Ontario Heritage Trust, the Property Owner, and published on the City Website.
3. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention, Council shall pass a by-law designating 8733 Keele Street and a copy of the by-law shall be served on the Property Owner and Ontario Heritage Trust and a notice shall be published on the City Website.

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20. PROPOSED DESIGNATION UNDER PART IV OF THE ONTARIO HERITAGE ACT OF 8795 KEELE STREET (TRANSMITTAL REPORT FROM HERITAGE VAUGHAN COMMITTEE)

The Committee of the Whole recommends approval of the following recommendations forwarded by the Heritage Vaughan Committee from its meeting of April 24, 2024:

Recommendations

The Heritage Vaughan Committee recommended that the following recommendations be forwarded to Council for approval:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024, be approved;
- 2) That the presentation by Nick Borcescu, Senior Heritage Planner, Development Planning, be received; and
- 3) That the comments from the committee be received.

Recommendations of the Deputy City Manager, Planning and Growth Management, dated April 24, 2024:

THAT Heritage Vaughan recommend Council approve the proposed designation as presented, subject to following conditions:

1. That Council approve the recommendation of the Heritage Vaughan Committee to designate 8795 Keele Street in accordance with Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c. O.18.
2. That Staff be authorized to publish and serve the Notice of Intention to Designate in accordance with the requirements under Part IV, Section 29 of the *Ontario Heritage Act* R.S.O. 1990, c.O.18 to the Ontario Heritage Trust, the Property Owner, and published on the City Website.
3. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention, Council shall pass a by-law designating 8795 Keele Street and a copy of the by-law shall be served on the Property Owner and Ontario Heritage Trust and a notice shall be published on the City Website.

21. PROTECTING VAUGHAN'S VULNERABLE SOCIAL INFRASTRUCTURE

The Committee of the Whole recommendation was dealt with and adopted without amendment at the Special Council Meeting of May 7, 2024, under Minute No. 54.

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22. CEREMONIAL PRESENTATION

The following individuals were presented with the 2024 Accessibility Champion Awards:

Category	Recipient
Student	Anthony D'Ambrosio
Individual	Deborah Helfand
Small Business (for-profit)	Manuela Rosatelli, Mobile Radiance Dental Hygiene
Small Business (non-profit)	Cris Smith, ED - Sara Elizabeth Centre/Blue Veil Society
Medium Business	Leah Nussbaum - Kayla's Children Centre

23. PRESENTATION: KATIE PANDEY

The Committee of the Whole recommends:

1. That the presentation by Katie Pandey, Weston Consulting, Millway Avenue, be received; and
2. That Communication C7., presentation material, be received.

24. OTHER MATTERS CONSIDERED BY THE COMMITTEE

24.1. RECESS INTO CLOSED SESSION

The Committee of the Whole recessed into Closed Session at 3:30 p.m. for the purpose of considering the following matter:

**ITEM 3. TEMPORARY USE BY-LAW APPLICATION FILE Z.22.025:
141 MALOY STREET – VICINITY OF KEELE STREET AND
KING-VAUGHAN ROAD**

(solicitor/client privilege)

The Committee of the Whole reconvened into Open Session at 3:53 p.m. with the following Members present:

Councillor Adriano Volpentesta, Chair
Mayor, Steven Del Duca
Regional Councillor Linda Jackson, Deputy Mayor
Regional Councillor Mario Ferri

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**Regional Councillor Gino Rosati
Regional Councillor Mario G. Racco
Councillor Marilyn Iafrate
Councillor Rosanna DeFrancesca
Councillor Chris Ainsworth
Councillor Gila Martow**

**24.2. CONSIDERATION OF STATUTORY/AD HOC COMMITTEE
REPORTS**

The Committee of the Whole recommends:

- 1) That the following Ad-Hoc Committee reports be received:**
 - 1. Intergovernmental Relations Sub-Committee meeting of April 8, 2024 (Report No. 1);**
 - 2. Heritage Vaughan Committee meeting of April 11, 2024 (Report No. 5);**
 - 3. Heritage Vaughan Committee meeting of April 24, 2024 (Report No. 6); and**
 - 4. VMC Sub-Committee meeting of April 24, 2024 (Report No. 3).**
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The meeting adjourned at 3:55 p.m.

Respectfully submitted,

Councillor Adriano Volpentesta, Chair