



CITY OF VAUGHAN
REPORT NO. 27 OF THE
COMMITTEE OF THE WHOLE

*For consideration by the Council
of the City of Vaughan
on September 24, 2024*

The Committee of the Whole met at 1:00 p.m., on September 10, 2024, in the Council Chamber, City Hall and via electronic participation. The following members were present at the meeting:

Councillor Chris Ainsworth, Chair
Steven Del Duca, Mayor
Regional Councillor Linda Jackson, Deputy Mayor
Regional Councillor Gino Rosati (1:18 P.M.)
Regional Councillor Mario Ferri
Regional Councillor Mario G. Racco
Councillor Marilyn Iafrate
Councillor Adriano Volpentesta
Councillor Rosanna DeFrancesca
Councillor Gila Martow

The following items were dealt with:

1. PROPOSED 2024 MUNICIPAL ENERGY PLAN

The Committee of the Whole recommends that consideration of this matter be deferred to a future Committee of the Whole (Working Session) meeting.

Recommendations

1. That the Proposed 2024 Municipal Energy Plan be endorsed;
2. That staff be directed to implement the actions contained within the Plan; and
3. That staff be directed to work with Communications, Marketing and Engagement to promote the Plan

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2. TOROMONT INDUSTRIES LTD. ZONING BY-LAW AMENDMENT FILE Z.22.028 DRAFT PLAN OF SUBDIVISION FILE 19T-22V005 8939 HUNTINGTON ROAD VICINITY OF HUNTINGTON ROAD AND RUTHERFORD ROAD

The Committee of the Whole recommends approval of the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated September 10, 2024:

Recommendations

1. THAT Zoning By-law Amendment File Z.22.028 (Toromont Industries Ltd.) BE APPROVED, to amend Zoning By-law 001-2021, to rezone the Subject Lands shown on Attachment 1, from “FD Future Development Zone” to “EM1 Prestige Employment Zone”, “EM2 General Employment Zone” and “EP Environmental Protection Zone” in the manner shown on Attachment 2, together with the site-specific zoning exceptions identified in Table 1 of this report.
2. THAT Draft Plan of Subdivision File 19T-22V005 (Toromont Industries Ltd.) as shown on Attachment 2 BE APPROVED, to permit an employment Draft Plan of Subdivision, subject to the Conditions of Draft Plan of Subdivision in Attachment 4; and
3. THAT Council’s approval of Draft Plan of Subdivision File No. 19T-22V005 (Toromont Industries Ltd.), subject to the conditions set out in Attachment 4, be for a period of three years from the date on which approval was given, and the approval shall lapse at the expiration of that time period.

3. 1045501 ONTARIO LIMITED AND EAST KLEINBURG DEVELOPMENTS INC. ZONING BY-LAW AMENDEMNT FILE Z.22.030 DRAFT PLAN OF SUBDIVISION FILE 19T-22V007 11191 HIGHWAY 27

The Committee of the Whole recommends approval of the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated September 10, 2024:

Recommendations

1. THAT Zoning By-law Amendment File Z.22.030 (1045501 Ontario Limited and East Kleinburg Developments Inc.) BE APPROVED, to amend Zoning By-law 001-2021 to rezone the Subject Lands from “OS2 Private Open Space Zone” to “R2A Second Density Residential Zone”, “R3A Third Density Residential Zone”, “R4 Fourth Density Residential Zone”, “RT1 Townhouse Residential Zone” all with the Holding Symbol “(H)”, and “OS1 Public Open

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Space Zone” in the manner shown on Attachment 3, together with the site-specific zoning exceptions identified on Attachment 8;

2. THAT the Holding Symbol “(H)” shown on Attachment 3 shall not be removed from the Subject Lands, or any portion thereof, until the following conditions are satisfied:
 - a. As the Subject Lands are tributary to future water and sanitary service infrastructure improvements, the Owner must demonstrate that an alternate interim sanitary and water servicing strategy can be achieved utilizing a comprehensive study, and must enter into an Agreement with the City to design and construct the works, to the satisfaction of the City;
 - b. The Owner shall ensure that the proposed sanitary pump station, designated as the Kirby Sanitary Pumping Station (‘KSPS’), is substantially complete to the satisfaction of the Development Engineering Department in accordance with the approved plans, specifications, and all relevant municipal and regulatory standards;
 - c. That one of the following are met to the satisfaction of the City:
 - i. The City and York Region agree to the recommended pressure zone re-alignment to PD7, and the Owner implements all required water distribution system infrastructure to facilitate the re-alignment; OR
 - ii. The Owner agrees to install a local water distribution system pumping station to service the homes in Kleinburg-Nashville situated in the higher elevated area of the pressure district.
 - d. External lands are required to provide service and access to the Subject Lands, therefore, the following conditions must be satisfied:
 - i. The Owner shall enter into a Developers’ Group Agreement, or provide acknowledgement from the other landowners within Block 55 West to the satisfaction of the City. The Agreement shall be regarding, but not limited to, all cost sharing for the provision of parks, cash-in-lieu of parkland, roads and municipal services, including land dedication and construction of any future roads and streets deemed required to service the Subject Lands. This Agreement shall also include a provision for additional developers to participate with the Developers’ Group Agreement when they wish to develop their lands, all to the satisfaction of the Development Engineering Department;

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- ii. The Owner shall submit a letter from the Block Trustee or balance of the other landowners within Block 55 West indicating that the Owner has fulfilled all cost sharing and other obligations of the Block 55 West Landowners Cost Sharing Agreement, to the satisfaction of the Development Engineering Department; and
 - iii. The Owner through the Block 55 Developers' Group shall enter into an Agreement with the City to satisfy all conditions, financial or otherwise, for the construction of the municipal services for the Block, including but not limited to roads, water, wastewater, storm and stormwater management pond, land conveyances, including the construction of streets and roads south of the Subject Lands or front-end the works and enter into a Development or Subdivision Agreement with the City to satisfy all conditions, financial or otherwise for the construction of the necessary municipal services, including but not limited to, roads, water, wastewater, storm and stormwater management pond, land conveyances including the construction of streets and roads south of the Subject Lands. The Agreements shall be registered against the lands to which it applies and to the satisfaction of the Development Engineering Department.
 - e. The Owner shall provide the City with a Remedial Action Plan outlining their approach to remediation and will be required to file and obtain a Ministry of the Environment, Conservation and Parks ('MECP') Record of Site Condition ('RSC') for the Subject Lands. The Holding Symbol "H" removal will be conditional upon the submission of a filed MECP RSC covering the Subject Lands and associated Environmental Site Assessment ('ESA') reports to the City's satisfaction.
3. THAT Draft Plan of Subdivision File 19T-22V007 (1045501 Ontario Limited and East Kleinburg Developments Inc.) BE APPROVED SUBJECT TO THE CONDITIONS OF DRAFT PLAN OF SUBDIVISION APPROVAL as set out in Attachment 1 to facilitate the draft plan of subdivision shown on Attachment 3; and
4. THAT Vaughan Council adopt the following resolution for the allocation of water and sewage servicing capacity:
- "THAT Draft Plan of Subdivision Application 19T-22V007 be allocated servicing capacity from the York Sewage Servicing / Water Supply System for a total of 273 residential units (973 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

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development does not proceed to registration and/or building permit issuance within 36 months.”

**4. WIGWOSS INVESTMENTS INC. AND 2561658 ONTARIO INC.
OFFICIAL PLAN AMENDMENT FILE OP.22.016 ZONING BY-LAW
AMENDMENT FILE Z.22.036 10, 20 AND 24 WIGWOSS DRIVE
VICINITY OF WIGWOSS DRIVE AND HIGHWAY 7**

The Committee of the Whole recommends:

- 1) That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management dated September 10, 2024, be approved; and
- 2) That the comments and Communications from the following Speakers be received:
 1. Mary Mauti, Vaughanwood Ratepayers’ Association, Forest Circle Court, Woodbridge, and C2., dated September 10, 2024;
 2. Douglas Peng, Tayok Drive, Vaughan, and C4., presentation material; and
 3. Alex Casamassima, Hwy 7, Vaughan.

Recommendations

1. THAT Official Plan Amendment File OP.22.016 (Wigwoss Investments Inc. and 2561658 Ontario Inc.) BE REFUSED, to amend Vaughan Official Plan 2010, Volume 1 as identified in Table 1 of this report for the subject lands, as shown on Attachment 1;
2. THAT Zoning By-law Amendment File Z.22.036 (Wigwoss Investments Inc. and 2561658 Ontario Inc.) BE REFUSED, to amend Zoning By-law 1-88 to rezone the subject lands from “R2 Residential Zone”, subject to site-specific Exception (23), to “RM2 Multiple Residential Zone” in the manner shown on Attachment 2, together with the site-specific zoning exceptions identified in Table 2 of this report;
3. THAT Zoning By-law Amendment File Z.22.036 (Wigwoss Investments Inc. and 2561658 Ontario Inc.) BE REFUSED, to amend Zoning By-law 001-2021, to rezone the subject lands shown on Attachment 1, from “R2A(EN) Second Density Residential Zone”, subject to site-specific Exception 14.41, to “RM2 Multiple Residential Zone” in the manner shown on Attachment 2, together with the site-specific zoning exceptions identified in Table 3 of this report;

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4. THAT the City, in accordance with Bylaw 144-2018, attend the Ontario Land Tribunal hearing based on the recommendations contained in this report with regard to Official Plan and Zoning By-law Amendment Files OP.22.016 and Z.22.036;
5. THAT if the OLT approves the applications, Legal Services shall request the OLT to withhold its final Order until the final form of the Official Plan Amendment (“OPA”) and Zoning By-law Amendment (“ZBA”) are prepared and submitted to the OLT on the consent of all parties; and
6. THAT if the OLT approves the applications, Council authorize the Deputy City Manager, Planning and Growth Management to finalize the draft OPA and ZBA instruments for approval by the OLT.

5. TH (KLEINBURG) DEVELOPMENTS CORP. DRAFT PLAN OF CONDOMINIUM (COMMON ELEMENT) FILE 19CDM-24V005 10 PIERRE BERTON BOULEVARD VICINITY OF KIPLING AVENUE AND TESTON ROAD

The Committee of the Whole recommends approval of the recommendation contained in the report of the Deputy City Manager, Planning and Growth Management, dated September 10, 2024:

Recommendations

1. THAT Draft Plan of Condominium (Common Elements) File 19CDM-24V005 (TH (Kleinburg) Developments Corp.) BE DRAFT APPROVED, as shown on Attachment 3, subject to the Conditions of Draft Approval in Attachment 5; and
2. THAT Council’s approval of Draft Plan of Condominium (Common Elements) File 19CDM-24V005, subject to the conditions set out in Attachment 5, be for a period of three years from the date on which approval was given, and the approval shall lapse at the expiration of that time period.

6. PREPARATION OF CONSTRUCTION COST INDEX FOR DEVELOPMENT PROJECTS

The Committee of the Whole recommends that consideration of this matter be deferred to the Council meeting of September 24, 2024.

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1. That Staff be directed to proceed with a Single Source Award to the identified company, HDR Corporation, for the Construction Cost Index Study (CCIS) at a cost of \$115,790.00; and
2. That the Deputy City Manager, Infrastructure Development, and the Director of Procurement Services, be authorized to negotiate, execute and administer any resulting related agreements and/or documents in a form satisfactory to Legal Services.

7. EMERGENCY PLAN 2024

The Committee of the Whole recommends approval of the recommendation contained in the report of the City Manager dated September 10, 2024:

Recommendation

1. That Council approve the revised Emergency Plan.

8. VMC SECONDARY PLAN UPDATE – HEIGHTS AND DENSITIES (TRANSMITTAL REPORT)

The Committee of the Whole recommends:

- 1) That the recommendations contained in the report forwarded from the VMC Sub-Committee meeting of June 26, 2024, be approved; and
- 2) That Communication C3. from Irene Ford, dated September 9, 2024, be received.

Recommendations

1. That staff be directed to proceed with making the required changes to the VMC Secondary Plan to set parameters for minimum heights and densities without prescribed maximums;
2. That the presentation by Christina Bruce, Director, Policy Planning & Special Programs, and C1., presentation material, titled “*VMC Secondary Plan Update: Heights and Densities*”, was received; and
3. That the following Communications were received:
 - C2. Grant Uyeyama, Principal Planner, KLM Planning Partners Inc., Jardin Drive, Concord, dated May 23, 2024;
 - C3. Glen Gambell, Owner, Willpower Leasing Inc., Doughton Road, Concord, dated May 29, 2024;

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- C4. Lauren Capilongo, Malone Given Parsons, Renfrew Drive, Markham, dated June 24, 2024;
- C5. Naomi Mares, Aird & Berlis LLP, Brookfield Place, Toronto, dated June 25, 2024; and
- C6. Don Given, Founding Principal, and Allyssa Hrynnyk, Associate, Malone Given Parsons, Renfrew Drive, Markham, dated June 25, 2024.

9. PROPOSED DESIGNATION OF 10090 HUNTINGTON ROAD UNDER PART IV OF THE ONTARIO HERITAGE ACT (TRANSMITTAL REPORT)

The Committee of the Whole recommends approval of the recommendations contained in the report forwarded from the Heritage Vaughan Committee, dated June 11, 2024:

Recommendations

- 1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated June 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 June 11, 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 10090 Huntington Road 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 10090 Huntington 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.

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**10. LOW-RISE RESIDENTIAL TOWNHOUSE DEVELOPMENT
COMPRISED OF 5 TOWNHOUSE BLOCKS LOCATED AT 10398-10402
ISLINGTON AVE, KLEINBURG-NASHVILLE HERITAGE
CONSERVATION DISTRICT (TRANSMITTAL REPORT)**

The Committee of the Whole recommends approval of the recommendations contained in the report forwarded from the Heritage Vaughan Committee, dated June 11, 2024:

Recommendations

1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated June 11, 2024, be approved;
2. That the comments from Michael Vani, Weston Consulting, Millway Avenue, Vaughan, be received;
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 June 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed low-rise residential townhouse development comprised of 5 townhouse blocks at 10398 and 10402 Islington Ave., 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 submit Building Permit stage architectural drawings and building material specifications to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division.

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11. PROPOSED DESIGNATION OF 11420 HUNTINGTON ROAD UNDER PART IV OF THE ONTARIO HERITAGE ACT (TRANSMITTAL REPORT)

The Committee of the Whole recommends approval of the recommendations contained in the report forwarded from the Heritage Vaughan Committee, dated June 27, 2024:

Recommendations

1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated June 27, 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 June 27, 2024:

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

1. That Council approve the recommendation of the Heritage Vaughan Committee to designate 11420 Huntington Road 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's Website; and
3. That if no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention to Designate, Council shall pass a by-law designating 11420 Huntington Road and a copy of the by-law shall be served on the Owner and Ontario Heritage Trust and a notice shall be published on the City's Website.

12. PROPOSED DESIGNATION OF 246 WIGWOSS DRIVE UNDER PART IV OF THE ONTARIO HERITAGE ACT (TRANSMITTAL REPORT)

The Committee of the Whole recommends approval of the recommendations contained in the report forwarded from the Heritage Vaughan Committee, dated June 27, 2024:

Recommendations

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1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated June 27, 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 June 27, 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 246 Wigwoss Drive, 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 City's Website; and
3. That, if no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention to Designate, Council shall pass a by-law designating 246 Wigwoss Drive and a copy of the by-law shall be served on the Owner and Ontario Heritage Trust and a notice shall be published on the City's Website.

13. MODIFICATION/CONVERSION OF EXISTING GARAGE TO GARDEN SUITE LOCATED AT 376 STEGMAN'S MILL ROAD, KLEINBURG-NASHVILLE HERITAGE CONSERVATION DISTRICT (TRANSMITTAL REPORT)

The Committee of the Whole recommends approval of the recommendations contained in the report forwarded from the Heritage Vaughan Committee, dated June 11, 2024:

Recommendations

1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated June 11, 2024, be approved;

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2. That the comments from Nadia Zuccaro, EMC Group Ltd., Keele Street, Concord, be received;
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 June 11, 2024:

THAT Heritage Vaughan recommend Council approve the proposed ***modification / conversion of existing structure to garden suite*** at **376 Stegman's Mill Road** 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 submit Building Permit stage architectural drawings and building material specifications to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division.

14. PROPOSED DESIGNATION OF 6335 RUTHERFORD ROAD UNDER PART IV OF THE ONTARIO HERITAGE ACT (TRANSMITTAL REPORT)

The Committee of the Whole recommends:

- 1) That consideration of this matter be deferred to the Council meeting of September 24, 2024;**
- 2) That staff provide feedback to comments from the Committee with respect to providing additional information in Transmittal Reports going forward; and**
- 3) That the Chief Building Official or his designate confirm if any Building Permits were issued for 6335 Rutherford Road, and if so, why was this property not flagged as being listed under the Ontario Heritage Act.**

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Recommendations

1. That the recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, dated June 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 June 11, 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 6335 Rutherford Road 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 City's 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 6335 Rutherford Road and a copy of the by-law shall be served on the Owner and Ontario Heritage Trust and a notice shall be published on the City's Website.

15. TEMPORARY RELOCATION OF JOHN FLEMING HOUSE, LISTED UNDER PART IV, LOCATED AT 9151 HUNTINGTON ROAD, WOODBRIDGE (TRANSMITTAL REPORT)

The Committee of the Whole recommends that consideration of this matter be deferred to the October 8, 2024, Committee of the Whole (1) meeting to provide Development Planning staff the opportunity to respond to new information received.

Recommendations

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

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2. That the presentation by Vanessa Lio, Heritage Specialist, Development Planning, be received; and
3. That the comments from the following speakers be received:
 - 1) Josh Berry, Anatolia Block 59 Developments Limited, Huntington Road, Vaughan; and
 - 2) Vincent Santamaura, VJS Architect Inc., on behalf of Landowner Anatolia Block 59 Developments Limited, Parnell Crescent, Whitby.

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

THAT Heritage Vaughan recommend Council approve the proposed temporary relocation of the John Fleming House at 9151 Huntington Road 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 Owner submits Building Permit stage architectural and structural engineering drawings and specifications outlining the relocation, and Building Condition report following the relocation, to the satisfaction of the Vaughan Development Planning Department, Urban Design and Cultural Heritage Division.

16. ALL-WAY STOP CONTROL AT THE PLEASANT RIDGE AVENUE/BASIE GATE/THE ENTRANCE OF NORTH THORNHILL COMMUNITY CENTRE INTERSECTION AND INTERIM ALL-WAY STOP CONTROL AND PEDESTRIAN CROSSOVER AT THE COLTRANE DRIVE AND PLEASANT RIDGE AVENUE INTERSECTION

The Committee of the Whole recommends approval of the recommendations contained in the Resolution of Councillor Ainsworth, subject to amending recommendation 5. to read:

- 5. That the enacting By-laws be brought forward for Council approval at its meeting on September 24, 2024.**

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Members Resolution

Submitted by Councillor Ainsworth

Whereas, improving road safety along the City's road network resonates strongly with Vaughan residents; and

Whereas, the North Thornhill Community Centre and Stephen Lewis Secondary School is in close proximity to the subject intersections; and

Whereas, residents have expressed concerns with respect to speeding, increasing traffic volumes, and a lack of protected pedestrian crossing opportunities, especially with the increased vehicle and pedestrian activity due to the community center and school; and

Whereas, the intersection of Pleasant Ridge Avenue/Basie Gate/the entrance of North Thornhill Community Centre is currently under a two-way stop control with the stop signs at the minor approaches and the intersection of Pleasant Ridge Avenue and Coltrane Drive is under an All-way stop control; and

Whereas, residents have continued to express concerns with respect to vehicle speeds and pedestrian safety at the Pleasant Ridge Avenue/Basie Gate/the entrance of North Thornhill Community Centre intersection; An all-way stop control is being proposed - although not indicated in the City's Pleasant Ridge Avenue Corridor Study; and

Whereas, a pedestrian crossover is planned at the Pleasant Ridge Avenue/Basie Gate/the entrance of North Thornhill Community Centre intersection; and

Whereas, cycling facility is planned along Pleasant Ridge Avenue to encourage more active and sustainable transportation.

It is therefore recommended:

1. THAT Council approve the implementation of an All-Way Stop control at the intersection of Pleasant Ridge and Basie Gate/the entrance of North Thornhill Community Centre;
2. THAT Council approve the All Way stop control currently at Coltrane Drive and Pleasant Ridge Avenue to remain in the interim until the installation of the pedestrian crossover is in place;
3. THAT Council approve the removal of the All Way stop control at the intersection of Coltrane Drive and Pleasant Ridge Avenue, then replace with a pedestrian crossover with the planned cycling facility;
4. THAT Council direct staff to monitor the operations of the All-Way stop control at the intersection of Pleasant Ridge and Basie Gate/the entrance of North Thornhill Community Centre and the

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intersection of Coltrane Drive and Pleasant Ridge
Avenue for a period of no less than ninety (90) days and report
back to Council with recommendations, if warranted; and

5. That the necessary Traffic-Bylaws be enacted.

17. CEREMONIAL PRESENTATION – THE COMMUNICATOR AWARDS

The City of Vaughan’s Communications, Marketing and Engagement department was recognized for receiving four Communicator Awards for excellence, effectiveness and innovation across all areas of communication.

18. PRESENTATION – GINA BALSECA, FUERZA LATINA COMMUNITY SERVICES

The Committee of the Whole recommends that the presentation by Gina Balseca, Fuerza Latina Community Services be received and referred to staff for a report back as soon as possible.

19. PRESENTATION – DARREN FOX, PARKING CONTROL SERVICES GROUP

The Committee of the Whole recommends that the presentation by Darren Fox, Parking Control Services Group, and C1., presentation material, be received.

20. OTHER MATTERS CONSIDERED BY THE COMMITTEE

20.1. CONSIDERATION OF STATUTORY/AD HOC COMMITTEE REPORTS

The Committee of the Whole recommends:

- 1) That the following Ad-Hoc Committee reports be received:
 1. Heritage Vaughan Committee meeting of June 11, 2024 (Report No. 8);
 2. Age-Friendly Vaughan Advisory Committee meeting of June 24, 2024 (Report No. 6);
 3. VMC Sub-Committee meeting of June 26, 2024 (Report No. 4);

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4. Heritage Vaughan Committee meeting of June 27, 2024 (Report No. 9);
5. Anti-Hate, Diversity and Inclusion Advisory Committee meeting of June 17, 2024 (Report No. 2); and
6. Heritage Vaughan Committee meeting of June 24, 2024 (Report No. 10).

20.2 STAFF COMMUNICATION

The Committee of the Whole recommends:

- 1) That the following Staff Communication be received:

SC 1: Memorandum from the Deputy City Manager, Infrastructure Development, dated September 5, 2024, with respect to the North Maple Regional Park Snow Tubing Operation.

21. NEW BUSINESS – TREELAWN BOULEVARD/ISLINGTON AVENUE INTERSECTION TRAFFIC STUDY

The Committee of the Whole recommends that based on the longstanding and ongoing complaints about lack of safety exiting from Treelawn Boulevard in Kleinburg onto Islington Avenue, a traffic study be undertaken for this intersection and a report be brought forward for consideration by Committee of the Whole in Q4 of 2024.

The foregoing matter was brought to the attention of the Committee by Councillor Marilyn Iafrate.

22. NEW BUSINESS – FEES FOR PUBLIC NOTIFICATION BEYOND THE STATUTORY REQUIREMENTS UNDER THE PLANNING ACT FOR PROPOSED DEVELOPMENT APPLICATIONS

The Committee of the Whole recommends that staff bring forward a report on the feasibility of:

- 1) cost recovery for public notification beyond the statutory requirements under the *Planning Act*, such as a radius wider than 150 metres of a proposed development site;
- 2) sending public notifications by Registered Mail to local Ratepayers' Associations; and
- 3) alternative methods to notify residents regarding development applications.

**REPORT NO. 27 OF THE COMMITTEE OF THE WHOLE FOR
CONSIDERATION BY COUNCIL, SEPTEMBER 24, 2024**

The foregoing matter was brought to the attention of the Committee by Councillor Rosanna DeFrancesca.

23. NEW BUSINESS – VAUGHAN’S HOUSING SUPPLY MIX

The Committee of the Whole recommends that staff bring forward to a future Committee of the Whole (Working Session) a report analyzing Vaughan’s housing supply mix, this report to include information on rental properties and rental rates for different home sizes.

The foregoing matter was brought to the attention of the Committee by Mayor Steven Del Duca.

The meeting adjourned at 3:17 p.m.

Respectfully submitted,

Councillor Chris Ainsworth, Chair