

**CITY OF VAUGHAN
COUNCIL MINUTES
MAY 27, 2025**

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CITY OF VAUGHAN

COUNCIL MEETING

MAY 27, 2025

MINUTES

Council met at 1:01 p.m. on May 27, 2025 in the Council Chamber, City Hall and via electronic participation. The following members were present at the meeting:

Steven Del Duca, Mayor, Chair
Regional Councillor Linda Jackson, Deputy Mayor (1:34 p.m.)
Regional Councillor Mario Ferri
Regional Councillor Mario G. Racco
Regional Councillor Gino Rosati
Councillor Marilyn Iafrate
Councillor Adriano Volpentesta
Councillor Rosanna DeFrancesca
Councillor Chris Ainsworth
Councillor Gila Martow

60. CONFIRMATION OF AGENDA

MOVED by Regional Councillor Ferri
seconded by Councillor Iafrate

THAT the agenda be confirmed.

CARRIED

AMENDMENT

MOVED by Councillor Ainsworth
seconded by Councillor Martow

That the following addendums be added to the agenda:

1. **BARRIE CORRIDOR (MAPLE GO PROJECTS) CONSTRUCTION
COMMUNITY CONCERNS**
Resolution of Councillor Marilyn Iafrate and Councillor Chris Ainsworth
with respect to the above.
2. **BY-LAW NUMBER 130-2025**
(Authorized by the Decision of the Ontario Land Tribunal, Issued May 8,
2025, Case No. OLT-23-000891 and OLT-23-000892)

A By-law to amend City of Vaughan By-law 1-88, as amended by the
Decision of the Ontario Land Tribunal, issued May 8, 2025.

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CARRIED UNANIMOUSLY

Upon the question of the main motion:

CARRIED AS AMENDED

61. DISCLOSURE OF INTEREST

There was no disclosure of interest by any member.

62. ADOPTION OR CORRECTION OF MINUTES

MOVED by Regional Councillor Ferri
seconded by Councillor Martow

THAT the minutes of the Council meeting of April 23, 2025 and Special Council meeting of May 7, 2025, be adopted as presented.

CARRIED

63. COMMUNICATIONS

MOVED by Councillor Iafrate
seconded by Councillor Ainsworth

THAT Communications C1 to C6 inclusive be received and referred to their respective items on the agenda.

CARRIED

At this point in the meeting, the Mayor welcomed and congratulated the winner of Mayor for a Day, Kaylee G.

64. CEREMONIAL PRESENTATIONS

1. The Mayor and Members of Council presented Sylvia and Dale McCleave with the 2025 Ward 1 Civic Hero Award.
2. The Mayor and Members of Council recognized the City of Vaughan as winner of the 2024 National Public Works Week Award for the Ontario Public Works Association (OPWA) for efforts and dedication in honoring the weeklong celebration last year.

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65. DETERMINATION OF ITEMS REQUIRING SEPARATE DISCUSSION

The following items were identified for separate discussion:

Committee of the Whole (2) Report No. 21

Item 13

Committee of the Whole (Closed Session) Report No. 22

Item 3

Addendum Items

Item 1

MOVED by Regional Councillor Ferri
seconded by Councillor Martow

THAT Items 1 to 23 of the Committee of the Whole (1) Report No. 18, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 6 of the Committee of the Whole (Public Meeting) Report No. 19, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 2 of the Committee of the Whole (Working Session) Report No. 20, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 21 of the Committee of the Whole (2) Report No. 21, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 3 of the Committee of the Whole (Closed Session) Report No. 22, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

CARRIED

COUNCIL MEETING MINUTES – MAY 27, 2025

66. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION

COMMITTEE OF THE WHOLE REPORT NO. 21

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

ITEM - 13 THREE STRIKES AND YOU ARE IN – FASTER APPROVALS FOR MORE HOMES IN VAUGHAN

MOVED by Councillor Martow
seconded by Councillor DeFrancesca

THAT Item 13, Committee of the Whole Report No. 21, be adopted without amendment.

CARRIED

COMMITTEE OF THE WHOLE (CLOSED SESSION) REPORT NO.22

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

ITEM - 3 KIRBY ROAD EXTENSION - PROPERTY AND EXPROPRIATION ACT MATTERS

MOVED by Councillor DeFrancesca
seconded by Councillor Iafrate

THAT Item 3, Committee of the Whole (Closed Session) Report No.22, be adopted without amendment.

CARRIED UPON A RECORDED VOTE

YEAS

Councillor DeFrancesca
Councillor Iafrate
Regional Councillor Rosati
Regional Councillor Ferri
Councillor Martow
Councillor Ainsworth
Councillor Volpentesta
Regional Councillor Jackson
Mayor Del Duca

NAYS

Regional Councillor Racco

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Addendum Item

67. **BARRIE CORRIDOR (MAPLE GO PROJECTS) CONSTRUCTION COMMUNITY CONCERNS**

(Addendum No. 1)

MOVED by Councillor Iafrate
seconded by Councillor Ainsworth

That the recommendation contained in the following resolution of Councillor Iafrate and Councillor Ainsworth, dated May 27, 2025, be approved:

CARRIED

Resolution

Whereas, Metrolinx has been working on the GO Expansion/Maple GO project since 2022 primarily during the day;

Whereas, Metrolinx has recently undertaken night works pertaining to GO Expansion/Maple GO projects;

Whereas, the recent corridor improvements in Vaughan have been conducted, without communication, to the City or adjacent residents;

Whereas, during the night construction, numerous residents have voiced their concerns regarding noise, lighting, truck traffic, cleanliness and lack of communication pertaining to GO Expansion/Maple GO projects undertaken by Metrolinx; and

Whereas, Metrolinx has advised that as of September 2025, a Red Zone/Green Zone Program will be implemented for the GO Expansion/Maple GO project which will result in permanent night work.

It is therefore recommended:

1. That Council advise Metrolinx that it does not support permanent night work for the GO Expansion/Maple GO project.
2. That Council request Metrolinx to explore all possible alternatives to ensure that the project continues to proceed during the day so as not to disrupt the lives of area residents including our seniors and children.
3. That Council request Metrolinx to provide fulsome advance notice to both the City and local residents when it does require the odd night work to be conducted on a sporadic basis.
4. That the Office of the City Clerk forward this resolution to Metrolinx for their consideration and response.

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5. That the Office of the City Clerk forward this resolution to the Hon. Prabmeet Sarkaria, M.P.P. Minister of Transportation and to the local MPP, Hon. Stephen Lecce, M.P.P

68. BY-LAWS

MOVED by Councillor DeFrancesca
seconded by Councillor Martow

THAT the following by-laws be passed, including:

- By-Law 130-2025, as it relates to amending City of Vaughan By-law 1-88, as amended by the Decision of the Ontario Land Tribunal.

BY-LAW NUMBER 105-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4557. (Monarch Castlepoint Kipling North Subdivision, Phase 1, 19T-13V009)

BY-LAW NUMBER 106-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4608. (Monarch Castlepoint Kipling South Subdivision, Phase 2, 19T-13V008)

BY-LAW NUMBER 107-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4336. (Molise Kleinburg Estates Subdivision, Phase 1, 19T-06V14)

BY-LAW NUMBER 108-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4617. (Carrville Block 18, Phase 1, Nine-Ten West Limited, 19T-13V010)

BY-LAW NUMBER 109-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4605. (Monarch Castlepoint Kipling North Subdivision, Phase 2, 19T-13V009)

BY-LAW NUMBER 110-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4558. (Monarch Castlepoint Kipling South Subdivision, Phase 1, 19T-13V008)

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BY-LAW NUMBER 111-2025

(Item 8, Committee of the Whole, Report No. 21) A By-law to amend By-law 144-2018 to delegate administrative authority to staff regarding agreements related to student partnerships and internships.

BY-LAW NUMBER 112-2025

(Council, December 17, 2024, Item 3, Committee of the Whole, Report No. 45) A By-law to authorize the acquisition of Community Space, on terms satisfactory to the Deputy City Manager of Community Services, and in a form approved by the City Solicitor.

BY-LAW NUMBER 113-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4477. (Chelsea Maple Station Subdivision, 19T-12V011)

BY-LAW NUMBER 114-2025

(Delegation By-law 144-2018) A By-law to assume Municipal Services in respect of Registered Plan 65M-4061. (McNaughton Community Plan, 19T-05V05)

BY-LAW NUMBER 115-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued May 8, 2025, Case No. OLT- 23-000891) A By-law to amend the Vaughan Official Plan 2010 for the Vaughan Planning Area with Amendment Number 121, as effected by the Ontario Land Tribunal.

BY-LAW NUMBER 116-2025

(Council, May 17, 2022, Item 14, Committee of the Whole, Report No. 24) A By-law to amend City of Vaughan By-law 001-2021, as amended. (File Z.21.052, Related File OP.19.007, Z.19.019, DA.19.069, located at the north-west corner of Regional Road 7 and Lansdowne Avenue, municipally known as 2 Lansdowne Avenue, being legally described as Lots 13, 14, 15, 25, and Part of Lot 26 on Plan 554, City of Vaughan, Regional Municipality of York.)

BY-LAW NUMBER 117-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued May 8, 2025, Case No. OLT- 23-000891) A By-law to amend City of Vaughan By-law 1-88, as effected by the Ontario Land Tribunal. (File Z.20.031, Related File OP.20.010, 5012526 Ontario Inc., located on the north side of Woodbridge Avenue, west of Kipling Avenue, being Part of Lots 7 and 8, Concession 8, designated as Parts 3, 4, 5 and 6 of 65R- 32167, in the City of Vaughan.)

BY-LAW NUMBER 118-2025

(Item 3, Committee of the Whole, Report No. 18) A By-law to amend City of Vaughan By-law 001-2021, as amended. (File Z.18.015, Related File OP.18.009, Part of Lot 3, Concession 7, 7386 Islington Development Inc., located on the west side of Islington Avenue, north of Highway 407, municipally known as 7386 Islington Avenue, City of Vaughan, Regional Municipality of York.)

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BY-LAW NUMBER 119-2025

(Item 3, Committee of the Whole, Report No. 18) A By-law to adopt Amendment Number 135 to the Vaughan Official Plan 2010 for the Vaughan Planning Area. (File OP.18.009, Related File Z.18.015, located on the west side of Islington Avenue, north of Highway 407, municipally known as 7386 Islington Avenue being Part of Lot 3, Concession 7 in the City of Vaughan.)

BY-LAW NUMBER 120-2025

(Council, October 20, 2021, Item 9, Committee of the Whole, Report No. 46) (Council, October 29, 2024, Item 3, Committee of the Whole, Report No. 32) A By-law to amend City of Vaughan By-law 001-2021, as amended. (File Z.24.018, Related File OP.03.026, Z.03.095, 19T-03V21, located on Part of Lot 24, Concession 4, City of Vaughan, Regional Municipality of York.)

BY-LAW NUMBER 121-2025

Council, May 17, 2022, Item 14, Committee of the Whole, Report No. 24) A By-law to amend City of Vaughan By-law 001-2021, as amended. (File Z.21.052, Related File Z.19.004, 19T-19V001, 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, Regional Municipality of York.)

BY-LAW NUMBER 122-2025

(Delegation By-law 144-2018) A By-law to repeal By-law 101-2023 and to exempt Lots 2 to 5, 7 to 10, 12 to 26, 28, and Block 34, Plan 65M-4714 from Part Lot Control. (File PLC.25.004, Related File PLC.23.003, 1668135 Ontario Inc., located north of Langstaff Road, east of Highway 27, being Lots 2 to 5, 7 to 10, 12 to 26, 28, and Block 34 on Registered Plan 65M-4714, in Lot 11, Concession 8, City of Vaughan.)

BY-LAW NUMBER 123-2025

(Item 7, Committee of the Whole, Report No. 21) A By-law to amend Parking By-law 064-2019, as amended, to create parking prohibitions on Northview Boulevard.

BY-LAW NUMBER 124-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued May 13, 2025, Case No. OLT-23-000324) A By-law to amend City of Vaughan By-law 001-2021, as effected by the Ontario Land Tribunal. (File Z.21.058, OLT-23-000324, Related Files OP.21.030, DA.21.072, 1494096 Ontario Inc., located on the north side of Glen Shields Ave., being Part of Lot 2, Concession 3 and municipally known as 80 Glen Shields Ave., in the City of Vaughan, Regional Municipality of York.)

BY-LAW NUMBER 125-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued May 13, 2025, Case No. OLT-23-000324) A By-law to amend the Vaughan Official Plan 2010 for the Vaughan Planning Area with Amendment Number 136, as effected by the Ontario Land Tribunal. (File OP.21.030, Related File Z.21.058 and DA.21.072, 1494096 Ontario Inc., located on the north side of Glen Shields Avenue, west of Dufferin Street, are municipally known as 80 Glen Shields Avenue, and are legally described as being Part of Lot 2, Concession 3, in the City of Vaughan.)

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BY-LAW NUMBER 126-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued April 17, 2025, Case No. OLT-22-002653, OLT-22-002655, and OLT-22-002104) A By-law to amend City of Vaughan By-law 1-88, as effected by the Ontario Land Tribunal. (File Z.21.041, Related File OP.21.020, Part of Lot 15, Concession 4, Tesmar Holdings Inc.)

BY-LAW NUMBER 127-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued April 17, 2025, Case No. OLT-22-002653, OLT-22-002655, and OLT-22-002104) A By-law to amend City of Vaughan By-law 001-2021, as effected by the Ontario Land Tribunal. (File Z.21.041, Related File OP.21.020, Part of Lot 15, Concession 4, Tesmar Holdings Inc.)

BY-LAW NUMBER 128-2025

(Item 4, Committee of Whole, Report No. 18) A By-law to amend City of Vaughan By-law 1-88, as amended. (File Z.24.004, Related File 19T-24V002, Part of Lots 27, Concession 6, 1212763 Ontario limited c/o Fieldgate Developments, located on the west side of Weston Road and north of Teston road known municipally as 10970 Weston Road, City of Vaughan.)

BY-LAW NUMBER 129-2025

(Item 5, Committee of Whole, Report No. 18) A By-law to amend City of Vaughan By-law 1-88, as amended. (File Z.24.003, Related File 19T-24V001, 1212765 Ontario limited c/o Fieldgate Developments, located on the east side of Pine Valley Drive and north side of Teston Road known as 4330 Teston Road, in City of Vaughan. Legally described as Part Lot 26, Concession 6, City of Vaughan.)

BY-LAW NUMBER 130-2025

(Authorized by the Decision of the Ontario Land Tribunal, Issued May 8, 2025, Case No. OLT-23-000891 and OLT-23-000892) A By-law to amend City of Vaughan By-law 1-88, as amended by the Decision of the Ontario Land Tribunal, issued May 8, 2025. (File Z.25.012, 5012526 Ontario Inc., located west of Kipling Avenue, north of Woodbridge Avenue, municipally known as 320 and 330 Woodbridge Avenue, being Parts 3, 4, 5 and 6 on Registered Plan 65R-32167, in Lots 7 and 8, Concession 8, City of Vaughan.)

CARRIED

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69. CONFIRMING BY-LAW

MOVED by Councillor Ainsworth
seconded by Regional Councillor Jackson

THAT By-law Number 131-2025, being a by-law to confirm the proceedings of Council at its meeting on May 27, 2025, be passed.

CARRIED

70. ADJOURNMENT

MOVED by Councillor Volpentesta
seconded by Councillor DeFrancesca

THAT the meeting adjourn at 1:52 p.m.

CARRIED

Steven Del Duca, Mayor

Todd Coles, City Clerk