

**CITY OF VAUGHAN  
REPORT NO. 41 OF THE  
COMMITTEE OF THE WHOLE**

***For consideration by the Council  
of the City of Vaughan  
on December 17, 2019***

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The Committee of the Whole met at 1:04 p.m., on December 10, 2019.

Present:                   Regional Councillor Mario Ferri, Chair  
                                Hon. Maurizio Bevilacqua, Mayor  
                                Regional Councillor Gino Rosati  
                                Regional Councillor Linda D. Jackson  
                                Councillor Marilyn Iafrate  
                                Councillor Tony Carella  
                                Councillor Rosanna DeFrancesca  
                                Councillor Sandra Yeung Racco  
                                Councillor Alan Shefman

The following items were dealt with:

**1.     2018 DEVELOPMENT CHARGE PRE-PAYMENT AGREEMENTS -  
REQUEST TO AMEND DATES**

**The Committee of the Whole recommends:**

- 1)     That recommendations 1. and 3. contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer dated December 10, 2019, be approved;**
- 2)     That recommendation 2. contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer be amended by deleting “September 20, 2021” and replacing it with “December 31, 2021”; and**
- 3)     That staff bring forward a report to the December 17, 2019 Council meeting indicating the financial impacts related to the change of date contained in recommendation 2.**

**Recommendations**

- 1.     That the City Treasurer and Deputy City Manager, Administrative Services and City Solicitor be delegated joint authority to execute Amending Development Charge Pre-Payment Agreements under Section 27 of the *Development Charges Act* and in accordance with the criteria set out in this report and any additional administrative and legal criteria deemed necessary by the City Treasurer and City**

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Solicitor, and that such authority be limited to the period beginning on December 17, 2019 and ending on January 31, 2020.

2. That the date for which a building permit be issued be consistent among all four scenarios, such that the remaining DC pre-payment agreements can be amended to require that a building permit be issued on or before the earlier of September 20, 2021 or the date a new City-Wide DC By-law comes into effect.
3. That the expiry date established in the agreements be amended to align with the dates referenced in Recommendation 2.

**2. NEPOTISM POLICY**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated December 10, 2019, be approved; and
- 2) That Communication C2, from the Chief Human Resource Officer, dated December 10, 2019, be received.

**Recommendations**

1. That Council approve the new Nepotism Policy (Attachment 1).

**3. FEASIBILITY ASSESSMENT FOR A FAIR WAGE POLICY FOR THE CITY OF VAUGHAN**

**The Committee of the Whole recommends:**

- 1) That the report of the Deputy City Manager, Corporate Services and Chief Financial Officer dated December 10, 2019, be received;
- 2) That staff be directed to proceed with policy development under Option 3: “Adopt a Made-in-Vaughan Fair Wage Policy” as contained in the Prism Report in 2020;
- 3) That staff be directed to report back in 2020 on the remaining actions outlined in Option 3:
  - Determine how to develop, and then develop, Fair Wage Schedules;
  - Determine thresholds and industries to which it applies;
  - Determine legal obligation of prime contractors;
  - Determine Complaint versus Proactive investigation basis; and
  - Cost of Administration; and
- 4) That the following deputations be received:

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1. **Ms. Melissa Atkins and Mr. Jeff Smith, International Union of Operating Engineers, Local 793, Speers Road, Oakville; and**
2. **Mr. Michael Yorke, President, and Mr. Mark Lewis, General Counsel, Carpenters' District Council of Ontario, Rowntree Dairy Road, Vaughan.**

**Recommendations**

1. THAT Council consider this Report and the Prism Report in providing direction for next steps to promote health and safety and economic fairness for workers.
  2. THAT to promote the health and safety and economic fairness for workers, Council direct staff to put into effect the identified actions under Option 1.
4. **RENAMING OF THE MULTI-PURPOSE ROOM AND COMMITTEE ROOMS AT VAUGHAN CITY HALL**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Interim City Manager dated December 10, 2019:**

**Recommendations**

1. THAT the MPR and Committee Rooms at Vaughan City Hall be renamed, as follows:
    - a) Multi-Purpose Room (MPR) to Vaughan Room;
    - b) Committee Rooms 242/243 to Woodbridge Room;
    - c) Committee Room 244 to Thornhill Room;
    - d) Committee Room 245 to Maple Room;
    - e) Committee Room 246 to Concord Room; and
    - f) Committee Room 249 to Kleinburg Room.
  2. THAT the logistics involved in the renaming of the MPR and Committee Rooms be completed by the end of Q1 2020.
5. **COMPREHENSIVE ZONING BY-LAW REVIEW - PROGRESS UPDATE**

**The Committee of the Whole recommends:**

- 1) **That the recommendation contained in the following report of the Deputy City Manager, Planning and Growth Management dated December 10, 2019 be approved; and**
- 2) **That By-law No. 1-2020 be reserved for the revised Comprehensive Zoning By-law.**

**Recommendations**

1. THAT this report be received for information.

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**6. WYCLIFFE CLARK LIMITED ZONING BY-LAW AMENDMENT FILE  
Z.16.037 DRAFT PLAN OF SUBDIVISION FILE 19T-16V008 SITE  
DEVELOPMENT FILE DA.16.079 DRAFT PLAN OF CONDOMINIUM  
(COMMON ELEMENT) FILE 19CDM-16V005 WARD 5- VICINITY  
OF CLARK AVENUE AND BATHURST STREET**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Planning and Growth Management dated December 10, 2019:**

**Recommendations**

1. THAT the Council approved Recommendation for Item 3, Report No. 6 (Wycliffe Clark Limited) of February 21, 2018, be amended to include the following recommendation:

“THAT the Owner be permitted to apply for a Minor Variance Application(s) to the City and/or the Vaughan Committee of Adjustment, if required, before the second anniversary of the day on which the implementing Zoning By-law for the Subject Lands came into effect, to permit minor adjustments to the implementing Zoning By-law.”

**7. ALLOCATION OF SERVICING CAPACITY ANNUAL DISTRIBUTION  
AND UPDATE**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 10, 2019:**

**Recommendations**

1. “THAT the Allocation of Servicing Capacity Policy (included in Attachment No. 1) be approved by Council;
2. “THAT development application File Numbers DA.11.073, DA.13.038 and 19T-16V002 be ALLOCATED servicing capacity from the York Sewage / Water Supply System for a total of 50 persons equivalent”;
3. THAT servicing capacity be RESERVED from the York Sewage / Water Supply System as noted below:
  - a. 24,035 persons equivalent for distribution to active development applications city-wide (excluding the Kleinburg Water Resource Recovery Facility service area);
  - b. 5,125 persons equivalent (approximately 4,000 apartment

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units) for distribution to active development applications in Regional Centres/Corridors;

- c. 4,000 persons equivalent (approximately 2,000 apartment units) for distribution to active development applications at the discretion of Council (Council's Reserve); and
- d. 2,492 persons equivalent for distribution to active development applications within the Kleinburg Water Resource Recovery Facility service area.

- 4. THAT an annual review of the City's available servicing capacity and related Policy be undertaken by staff and brought forward to a future Committee of the Whole meeting; and
- 5. THAT a copy of this report be forwarded to York Region and to the Building Industry and Land Development Association (BILD) – York Chapter.

**8. COLDSPRING ROAD AND PUTTING GREEN CRESCENT - SPECIAL LOCAL MUNICIPALITY LEVY (SANITARY SEWERS)**

**The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, dated December 10, 2019:**

**Recommendations**

- 1. That Council authorize a Special Local Municipality Levy and enact a By-Law pursuant to Sub-section 326(1) and (4) and 312(4) of the Ontario Municipal Act, 2001 Special Service By-Law for the repayment of the costs associated with the construction of the sanitary sewers, service connections, appurtenances and associated work on Coldspring Road and Putting Green Crescent as authorized under By-Laws.

**9. INFRASTRUCTURE HEALTH AND SAFETY ASSOCIATION'S (IHSA) CERTIFICATE OF RECOGNITION (COR) PROGRAM FOR CITY OF VAUGHAN CONSTRUCTION CONTRACTORS**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development, and the Deputy City Manager, Corporate Services and Chief Financial Officer dated December 10, 2019, be approved; and

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- 2) That the presentation by Mr. Ken Rayner, Vice President, Customer Relations, Market Development & Labour Relations, Infrastructure Health & Safety Association (IHSA), Voyager Court South, Etobicoke, and C3, presentation material titled “Certificate of Recognition (COR)” be received.

**Recommendations**

1. That Council endorses the Infrastructure Health and Safety Association’s Certificate of Recognition (COR) program as the health and safety prequalification process for procuring construction contractors as a component of the bidding process to perform high risk work.
2. That the City requires COR certification for its construction contractors to demonstrate its commitment to health and safety.
3. That the City will initiate a multi-phased implementation strategy of CORTM, based upon construction contract value.

**10. PEDESTRIAN AND BICYCLE MASTER PLAN UPDATE**

**The Committee of the Whole recommends:**

- 1) That the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development and the Deputy City Manager, Planning and Growth Management dated December 10, 2019, be approved; and
- 2) That the presentation by Ms. Zoie Browne, Project Manager, LURA Consulting, Richmond Street West, Toronto, the Project Manager, Active & Sustainable Transportation and the Acting Manager of Parks & Open Space Planning, and C4, presentation material titled “PBMP Update” be received.

**Recommendations**

1. THAT Council approve in principle the updated 2019 Pedestrian and Bicycle Master Plan
2. THAT the 2019 Pedestrian and Bicycle Master Plan be used as the foundation in the planning, design, future implementation and maintenance of pedestrian, cycling and multi-use recreational trails throughout the City of Vaughan.
3. THAT the implementation of the recommendations in the updated 2019 Pedestrian and Bicycle Master Plan be subject to the reconciliation and impact assessment of other completed or ongoing City of Vaughan Master Plans/Studies and Secondary Plans.

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**11. TECHNICAL AMENDMENTS TO THE PARKING BY-LAW**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Deputy City Manager, Community Services dated December 10, 2019 be approved; and
- 2) That the following be approved in accordance with Communication C1, Memorandum from the Deputy City Manager, Community Services dated December 3, 2019:

That the definition of Fire Route Sign, as prescribed within the City's Parking By-law No. 064-2019, as amended, be further amended from the existing required size of such signs being a minimum of 30 cm x 60 cm to minimum 30 cm x 45 cm.

**Recommendations**

1. THAT Parking By-law 064-2019, as amended, be further amended by deleting Schedule 8 – Overnight Parking Permitted, and reserving it for future use;
2. THAT By-law 169-2017 be amended by deleting section 3;
3. THAT Parking By-law 064-2019, as amended, be further amended as follows:
  - (a) Add the following sections to Part 6.0:
    - (8) Despite Section 6.0(7) and Schedule 13, no person shall *Park* or *Stop* a vehicle at any time on the north or south side of New Park Place, between the limits of 9 metres west of Millway Avenue and 16 metres west of Millway Avenue, with the exception of vehicles with a valid *Accessible Parking Permit* and vehicles used primarily for the conveyance of passengers with disabilities, including accessible taxicabs and paratransit, which may stop to a maximum of ten minutes any time for purpose of picking up or dropping off passengers with accessibility needs.
  - (b) Amend Schedule 1 – No Parking by replacing the entry for New Park Place, South Side, with the following:

Highway	Side	From and To	Prohibited Time of Day
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New Park Place	South	From the east limit of Edgeley Boulevard to 87 metres west of Millway Avenue	Anytime
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- (c) Amend Schedule 3 – No Stopping by replacing the entry for New Park Place, South Side, with the following:

Highway	Side	From and To	Prohibited Time of Day
New Park Place	South	From the east limit of Edgeley Boulevard to 87 metres west of Millway Avenue	7:00 a.m. to 9:00 a.m. 4:00 p.m. to 6:00 p.m. Monday to Friday

- (d) Amend Schedule 10 - Offences and Corresponding Administrative Monetary Penalties, by adding the following in the appropriate sequence:

Section	Description	Fine Amount
6.0(8)	Stop or park in area designated for public transit	\$ 100
6.0(9)	Stop or park in area designated for accessible vehicles	\$ 300

- (e) Add the following in alphabetical sequence to Schedule 13 – Parking Permitted, 10-Minute Maximum, as follows:

Highway	Side	From and To	Prohibited Time of Day
New Park Place	South	From 16 metres west of Millway Avenue to 87 metres west of Millway Avenue	Anytime
New Park Place	North	From 16 metres west of Millway Avenue to 84 metres west of Millway Avenue	Anytime

**12. MAYORS' GALA/GOLF RECIPIENT LISTING REPORT**

**The Committee of the Whole recommends approval of the recommendation contained in the following resolution of Mayor Bevilacqua dated December 10, 2019.**



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**Member's Resolution**

Submitted by Mayor Maurizio Bevilacqua

**Whereas**, the City of Vaughan is committed to fostering an inclusive society; and

**Whereas**, the May 3, 2011 Council resolution authorized that recipients include, but not be limited to:

- Vaughan Based Charities;
- Not-for-profit Organizations; and
- Community Groups; and

**Whereas**, the use of the net proceeds was communicated to the public through the Mayor's Gala and the Mayor's Charity Golf Classic material, Council reports and media articles; and

**Whereas**, the recipient organizations have been identified based on recommendations from Members of Council, community leaders and organization/community requests; and

**It is therefore recommended that** Council receive the attached list of recipient organizations that have received, for the period from May 1, 2019 to October 31, 2019, net proceeds from the City of Vaughan Mayor's Gala and the Mayor's Charity Golf Classic.

**13. REDEVELOPMENT OF LONG-TERM CARE FACILITY AT KRISTUS DARZS LATVIAN HOME**

**The Committee of the Whole recommends approval of the recommendation contained in the following resolution of Councillor Iafrate dated December 10, 2019.**

**Member's Resolution**

Submitted by Councillor Iafrate

**Whereas**, the need for additional long-term beds in the City of Vaughan and the Region of York is undeniable, given the growth in the number of seniors and other persons needing long-term care in the city and the region; and

**Whereas**, the Province of Ontario has announced it intends to increase the long-term care capacity in the province by 15,000 beds, with the first applications due to be submitted by January 17, 2020; and

**Whereas**, the board of directors of Kristus Darzs Latvian Home, a long-term care facility located in the City of Vaughan, intends to submit an application to the province by that date, to reconstruct the entire facility in order for it to meet current Ministry standards; and

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**Whereas**, Kristus Darzs Latvian Home has been operating in the City of Vaughan for the last 34 years providing quality care for its residents and employing approximately 125 people; and

**Whereas**, should Kristus Darzs not receive such funding, its 100-bed facility will be forced to close its doors thus creating a deficiency in much needed beds/services for the community.

**It Is therefore recommended:**

1. That Council of the City of Vaughan communicate to the Region of York and the Province of Ontario its support for the above-captioned application, to continue meeting the long-term care needs of its citizens; and
2. That Council direct appropriate staff to discuss with representatives of Kristus Darzs the potential for the deferral of development charges by the City and the Region (as education-related development charges no longer apply to long-term care facilities) and the process by which such deferral is to be requested; and
3. That staff, if and when appropriate, bring forward to Council a recommendation with respect to the deferral of development charges for this project.

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

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

**The Committee of the Whole recommends:**

**That the following Ad-Hoc Committee reports be received:**

1. **Heritage Vaughan Committee Meeting of November 20, 2019 (Report No. 5).**
2. **Transportation and Infrastructure Task Force Meeting of November 20, 2019 (Report No. 1).**
3. **Older Adult Task Force Meeting of November 25, 2019 (Report No. 3).**

**2. STAFF COMMUNICATION**

**The Committee of the Whole received Staff Communication SC1, Memorandum from the Interim City Manager and the Deputy City Manager, Planning and Growth Management, dated December 3, 2019.**

**15. NEW BUSINESS - QUORUM ISSUES AT COMMITTEE MEETINGS WITH CITIZEN MEMBERSHIP**

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- 1) **That staff report back in a timely manner on options for assuring quorum is met at all meetings of committees with citizen membership.**

The foregoing matter was brought to the attention of the Committee by Councillor Tony Carella.

**16. COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION  
DECEMBER 10, 2019**

**The following resolution was passed to enable Committee of the Whole (Closed Session) to resolve into closed session for the purpose of discussing the following:**

1. **5550 LANGSTAFF ROAD, RAVINES OF RAINBOW CREEK  
SUBDIVISION PHASES 1 AND 2, 1668135 ONTARIO INC.**  
(litigation or potential litigation)
2. **CIVIC HERO AWARD – WARD 2**  
(personal matters about an identifiable individual)
3. **WARD 1 CIVIC HERO AWARD 2019**  
(personal matters about an identifiable individual)
4. **SENIOR LEADERSHIP POSITION UPDATE**  
(personal matters about an identifiable individual)
5. **VOP 2010 APPEAL 64, 75 & 83 – H & L TITLE INC. / LEDBURY  
INVESTMENTS LTD., 2811187 ONTARIO LIMITED AND  
ANLAND DEVELOPMENTS INC.**  
(litigation or potential litigation)

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The meeting adjourned at 3:49 p.m.

Respectfully submitted,

Regional Councillor Mario Ferri, Chair