

**CITY OF VAUGHAN
REPORT NO. 11 OF THE
COMMITTEE OF THE WHOLE (2)**

*For consideration by the Council
of the City of Vaughan
on March 11, 2020*

The Committee of the Whole met at 9:34 a.m., on March 9, 2020.

Present: Councillor Sandra Yeung Racco, Chair
Hon. Maurizio Bevilacqua, Mayor
Regional Councillor Gino Rosati
Regional Councillor Linda D. Jackson
Councillor Marilyn Iafrate
Councillor Tony Carella
Councillor Rosanna DeFrancesca
Councillor Alan Shefman (10:19 a.m.)

The following items were dealt with:

1. CITY-WIDE DEVELOPMENT CHARGES DEFERRAL POLICY

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated March 9, 2020:

Recommendations

1. That Council approve the City-Wide Development Charges Deferral Policy including giving Staff the authority to enter into development charges deferral agreements; and
2. That Corporate Policy FS-007 "City-Wide Development Charges Deferral Policy" be repealed and replaced with Corporate Policy 12.C.07 "City-Wide Development Charges Deferral Policy".

2. BANK SIGNING AUTHORITIES

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated March 9, 2020:

Recommendations

1. That signing authority on all bank transactions/documents/cheques be any one of the following three (3) combinations:
 - i. City Manager and Deputy City Manager, Corporate Services, City Treasurer and CFO
 - ii. City Manager and Director of City Financial Services/Deputy Treasurer or Director of Financial Planning & Development Finance/Deputy City Treasurer
 - iii. Deputy City Manager, Corporate Services, City Treasurer and CFO and Director of City Financial Services/Deputy Treasurer or Director of Financial Planning & Development Finance/Deputy City Treasurer; and
2. That a by-law be enacted confirming the above signing authorities.

3. 2018-2022 TERM OF COUNCIL SERVICE EXCELLENCE STRATEGIC PLAN - YEAR 1 PROGRESS REPORT

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Director, Office of Transformation and Strategy, dated March 9, 2020:

Recommendation

1. That the year 1 (December 2018 to December 2019) Progress Report on the 2018-2022 Term of Council Service Excellence Strategic Plan be received.

4. TOURISM VAUGHAN CORPORATION (TVC) – 2020 BUDGET AND BUSINESS PLAN

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Acting City Manager and the Deputy City Manager, Corporate Services and Chief Financial Officer, dated March 9, 2020:

Recommendation

1. That the Tourism Vaughan Corporation (TVC) 2020 Business Plan and Budget be approved, as substantially presented in Attachment 2 of this report.

5. CP BRIDGE ENHANCEMENT AND DIGITAL SIGN MODERNIZATION PROPOSAL

The Committee of the Whole recommends:

- 1) That the recommendations contained in the following report of the Acting City Manager, dated March 9, 2020, be approved;**
- 2) That VANHORNE Outdoor work with appropriate City staff to develop a protocol for informing residents in the area of any railway signage enhancement sites, of such initiatives by way of community information sessions, with the purpose of gathering community comments for the proponents' review and consideration;**
- 3) That such protocol be followed in future when other such initiatives are advanced; and**
- 4) That the presentation by Chris Bentler, Executive Vice President, VANHORNE Outdoor, be received.**

Recommendations

1. That the presentation (Attachment 1) from Van Horne Outdoor be received;
2. That the Mayor and the City Clerk be authorized to enter into an agreement with Van Horne Outdoor (a limited partnership between CP and AllVision Canada) on matters of mutual interest related to digital and static signs at two locations in Vaughan, being: (i) Highway 27 south of Royalpark, and (ii) Highway 7, west of Islington Avenue, subject to the content of this agreement being satisfactory to the Acting City Manager (or designate) and the form being satisfactory to the City Solicitor (or designate); and
3. That staff of the Corporate and Strategic Communications department be authorized to manage content related to the City allocation on the subject digital and static signs.

6. 2019 ISRAEL POST-MISSION REPORT

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Acting City Manager and Deputy City Manager, Community Services, dated March 9, 2020:

Recommendations

1. That the staff report titled: "2019 Israel Post-Mission Report" be received for information; and

2. That Committee of the Whole support staff in their continued follow-up activities and initiatives generated by the 2019 Israel Business Mission.

7. MACKENZIE VAUGHAN HOSPITAL UPDATE

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Acting Deputy City Manager, Planning and Growth Management dated March 9, 2020, be approved; and
- 2) That the presentation by Altaf Stationwala, President and Chief Executive Officer, Mackenzie Health, be received.

Recommendation

1. That this report be received for information.

8. MAJOR TRANSIT STATION AREAS

The Committee of the Whole recommends:

- 1) That the recommendations contained in the following report of the Acting Deputy City Manager, Planning and Growth Management dated March 9, 2020, be approved; and
- 2) That the following be approved in accordance with Communication C2, memorandum from the Acting Deputy City Manager, Planning and Growth Management dated March 6, 2020:
 - i. THAT the Dufferin Street and Centre Street intersection be evaluated through the Vaughan Official Plan 2010 update and Major Transit Station Areas evaluation as outlined in the Council Report 'Major Transit Station Areas' dated March 9, 2020, to satisfy the requirement for a secondary plan pursuant to Schedule 14-A of Vaughan Official Plan 2010;
 - ii. THAT the Dufferin Street and Centre Street Secondary Plan update, as approved by Council in September 2019, be removed from the departmental work program; and
 - iii. THAT Capital budget PL-9027-12 be renamed to The Major Transit Station Areas Evaluation in support of the land use review for the Dufferin Street and Centre Street intersection.

Recommendations

1. That the City of Vaughan's Planning staff comments on the Region of York's proposed Major Transit Station Area boundaries and minimum densities in the City of Vaughan be endorsed; and
2. That a copy of this report be forwarded to York Region.

9. GRAZIO DIVITTORIS AND 2561074 ONTARIO INC. ZONING BY-LAW AMENDMENT FILE Z.18.005 SITE DEVELOPMENT FILE DA.17.113 VICINITY OF ISLINGTON AVENUE AND NASHVILLE ROAD

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Acting Deputy City Manager, Planning and Growth Management dated March 9, 2020:

Recommendations

1. THAT Zoning By-law Amendment File Z.18.005 (Grazio Divittoris and 2561074 Ontario Inc.) BE APPROVED to amend Zoning By-Law 1-88 for the subject lands to permit a 2-storey, mixed-use building with retail uses on the ground floor and 3 residential rental units on the second floor, together with the site-specific zoning exceptions identified in Table1 of this report.
2. THAT the Owner be permitted to apply for a Minor Variance Application(s) from the Committee of Adjustment if required, to permit minor adjustments to the in-effect Vaughan Zoning By-law before the second anniversary of the day on which the implementing Zoning By-law for the Subject Land comes into full force and effect.
3. THAT Site Development File DA.17.113 (Grazio Divittoris and 2561074 Ontario Inc.) BE DRAFT APPROVED SUBJECT TO CONDITIONS and warning clauses included on Attachment 1, to the satisfaction of the Development Planning Department, to permit a 2-storey mixed-use building with a retail use (185.25 m² bakery with a 91.38 m² take-out eating establishment/hot table component) on the ground floor and 3 residential rental units on the second floor served by 13 parking spaces and with a shared access from Islington Avenue as shown on Attachments 3 to 6.
4. That the Owner be permitted, to remove two (2) existing municipal street parking spaces east and west of the subject lands to enhance the sight line and traffic safety for the shared driveway access at the public road to the satisfaction of the City.
5. That Vaughan Council adopt the following resolution for the allocation of water and sewage capacity:

"THAT Site Development File DA 17.113 (Grazio Divittoris and 2561074 Ontario Inc.) be allocated servicing capacity for

a total of 3 residential units (7 persons equivalent). The allocation of said capacity may be revoked by Council resolution and/or in accordance with the City's Allocation of Servicing Capacity Policy in the event that (at the discretion of the City) the development does not proceed to registration within a reasonable timeframe."

10. REIMBURSEMENT OF LEGAL EXPENSES FOR MEMBERS OF COUNCIL ON COMPLAINTS TO THE INTEGRITY COMMISSIONER

The Committee of the Whole recommends that consideration of this matter be deferred to the April 7, 2020 Committee of the Whole (1) meeting.

Recommendation

1. That amendments to the current Indemnification By-law be considered, if Council decides to indemnify Members of Council and Local Boards for legal expenses where a Member is named in a Code of Conduct complaint to the Integrity Commissioner.

11. TRANSPORTATION AND INFRASTRUCTURE TASK FORCE – TERMS OF REFERENCE AMENDMENT

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor, dated March 9, 2020:

Recommendation

1. That the Terms of Reference for the Transportation and Infrastructure Task Force be amended to allow the Technical Members of the Task Force to have delegates attend meetings on their behalf and make-up part of quorum.

12. REFERRED FROM HERITAGE VAUGHAN - 10513 ISLINGTON AVENUE

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor, dated March 9, 2020:

Recommendation

The Deputy City Manager, Administrative Services and City Solicitor, on behalf of Heritage Vaughan forwards the following recommendation from its meeting of February 19, 2020 (Item 1, Report No. 2), for consideration:

- 1) That the recommendation contained in the following report of the Deputy City Manager, Planning and Growth Management, dated February 19, 2020, be approved.

Recommendation and Report of the Deputy City Manager, Planning and Growth Management, dated February 19, 2020:

THAT Heritage Vaughan Committee recommend Council approve the proposed demolition of the existing building and new construction of an architectural replica two-storey building located at 10513 Islington Avenue 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 Deputy City Manager, Planning & Growth Management.
- 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 submit Building Permit stage architectural drawings and building material specifications to the satisfaction of the Chief Building Official.

13. PROCLAMATION AND FLAG RAISING REQUESTS - MS AWARENESS DAY, ISRAEL'S INDEPENDENCE DAY, EPILEPSY AWARENESS MONTH & PURPLE DAY, AND PARKINSON AWARENESS MONTH

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor, dated March 9, 2020:

Recommendations

1. That May 6, 2020 be proclaimed as "MS Awareness Day" and that the City of Vaughan raise the MS flag at Vaughan City Hall on May 6, 2020 for the balance of the day;
2. That April 29, 2020 be proclaimed as "Israel's Independence Day" and that the City of Vaughan raise the national flag of Israel at Vaughan City Hall on April 30, 2020 for the balance of the day;

3. That the month of March 2020 be proclaimed as “Epilepsy Awareness Month” and March 26, 2020 as “Purple Day”;
4. That the month of April 2020 be proclaimed as “Parkinson Awareness Month”; and,
5. That the proclamations be posted on the City’s website and the Corporate and Strategic Communications department be directed to promote the above-noted proclamations and flag raisings through the various corporate channels.

14. INDEMNIFICATION BY-LAW AMENDMENTS

The Committee of the Whole recommends that consideration of this matter be deferred to the April 7, 2020 Committee of the Whole (1) meeting.

Recommendations

1. That a new Indemnification By-law, substantially in the form as Attachment #3 to this report be enacted.
2. That the Code of Ethical Conduct for Members of Council and Local Boards and related Complaint Protocol included as attachments #1 and #2 to this report be confirmed by by-law.
3. That any amounts incurred/to be incurred in 2020 to indemnify Members of Council and Local Board for Legal Proceedings that are not funded by the City’s insurer be funded from the corporate contingency in 2020, and that such expenses be budgeted in the corporate budget for 2021 budget and going forward.

15. BILL 108 UPDATE - REGULATORY PROPOSAL REGARDING THE COMMUNITY BENEFITS CHARGE AUTHORITY

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor, dated March 9, 2020:

Recommendations

1. THAT staff be authorized to make submissions to the Province on the Environmental Registry of Ontario posting as outlined in this report;
2. THAT staff be authorized to provide additional submissions to the Province regarding the community benefits charge authority as necessary in support of the City’s interest;

3. THAT in order to meet the proposed transition deadline for a community benefit charge strategy and by-law, that Hemson Consulting Ltd. be retained through a single source contract at an estimated cost of \$95,000.00 excluding contingency and applicable taxes to provide consulting services and undertake the necessary work to establish a community benefit charges strategy and by-law for the City; and
4. THAT any requirements to activate contingencies following the award of the contract to Hemson Consulting Ltd. will be dealt with in accordance with the provisions provided for in the City's Corporate Procurement Policy PS-003.

16. PROCLAMATION AND FLAG RAISING REQUEST - WORLD AUTISM ACCEPTANCE DAY

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Administrative Services and City Solicitor, dated March 9, 2020:

Recommendations

1. That April 2, 2020 be proclaimed as "World Autism Acceptance Day";
2. That the City of Vaughan participate in a flag raising event at City Hall with Autism Ontario to celebrate World Autism Awareness Day on a date and time to be determined; and
3. That the proclamation be posted on the City's website and the Corporate and Strategic Communications department be directed to promote this proclamation and flag raising through the corporate channels.

17. PROCLAMATION REQUEST - NATIONAL PROCUREMENT MONTH – MARCH

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Corporate Services and Chief Financial Officer, dated March 9, 2020:

Recommendation

That the month of March be proclaimed as National Procurement Month, on an annual basis.

18. REQUEST FROM CONMAR DEVELOPMENTS INC. & FENLANDS VAUGHAN INC., DG GROUP AND LORWOOD HOLDINGS FOR MINISTER'S ZONING ORDER FOR THE DECLASSIFICATION OF PROVINCIALLY SIGNIFICANT WETLANDS IN BLOCK 34 EAST

The Committee of the Whole recommends approval of the recommendation contained in the following resolution of Mayor Bevilacqua, dated March 9, 2020.

Submitted by Mayor Maurizio Bevilacqua.

Whereas, Vaughan Council received a communication from Conmar Developments Inc. & Fenlands Vaughan Inc. in cooperation with DG Group and Lorwood Holding Inc. dated February 27, 2020 [Attachment 1] and an Addendum dated March 4, 2020 (Attachment 2) which advises Council that Conmar Developments Inc. and Fenlands Vaughan Inc. in cooperation with DG Group and Lorwood Holdings has formally requested from the Province a Minister's Zoning Order for the reclassification of Provincially Significant Wetlands located in the Block 34 East Planning Area to allow for the Subject Lands to be developed for Employment Uses, specifically a Distribution Facility on the Conmar Developments Inc. & Fenlands Vaughan Inc. lands; and

Whereas, the proposed Employment Use is consistent with the policies of the Provincial Policy Statement 2014 and conforms to A Place to Grow: Growth Plan for the Greater Golden Horseshoe 2019 by locating an Employment Use in a settlement area, in proximity to a major goods movement facility (Highway 400) and utilizes existing and planned infrastructure; and

Whereas, the York Region Official Plan 2010 (the 'YROP') guides economic, environmental and community building decisions across York Region. The Subject Lands are designated as "Urban Area" on the YROP Map 1 "Regional Structure" and shown as a Strategic Employment Lands on YROP Figure 2; and

Whereas, the Subject Lands are located in the Block 34 East Planning Area known as the Highway 400 North Employment Lands Secondary Plan included as Section 11.4 of Volume 2 of the Vaughan Official Plan 2010 and designed as General Employment, and Mixed/Use Area - Employment/Commercial; and

Whereas, the Ministry of Natural Resources and Forestry (MNRF) has identified wetlands located on the subject property as part of the Provincially Significant East Humber River Wetland Complex; and

Whereas, it is the opinion of the applicant's qualified environmental consultant that the wetlands do not meet the criteria of significance; and

Whereas, compensation for the area of wetland removal on the Conmar Developments Inc. and Fenlands Vaughan Inc. lands will be achieved by wetland relocation/creation on the Block 34 East Phase 1 lands adjacent to an existing natural heritage system; and

Whereas, the Toronto and Region Conservation Authority and Ministry of Natural Resources and Forestry have provided support for the enactment of the Minister's Zoning Order; and

Whereas, the proposed Distribution Centre is a significant economic investment for the City of Vaughan which includes quality employment opportunities; and

Whereas, the Minister of Municipal Affairs and Housing has the power to enact and impose a Zoning Order on any land in Ontario, in accordance with Section 47 of the Planning Act and the development of these Employment Lands are of significant importance to the City of Vaughan, the Regional Municipality of York, and the Province of Ontario.

It is therefore recommended:

- 1. That Council supports and has no objection to the Minister of Municipal Affairs and Housing to issue a Minister's Zoning Order, for the zoning to be in place to allow for the Subject Lands to be developed for Employment Uses, specifically a Distribution Facility on the Conmar Developments Inc. & Fenlands Vaughan Inc. lands; and***
- 2. That this resolution be forwarded to the Minister of Municipal Affairs and Housing as a statement of Council's direction and requests; and copied to the Regional Municipality of York, Toronto and Region Conservation Authority, and Ministry of Natural Resources and Forestry; and***
- 3. That Council ratify the action taken.***

19. CEREMONIAL PRESENTATION – 2019 INTERNATIONAL LERN AWARD

The 2019 International LERN Award was presented to the City of Vaughan's Recreation Services Department for excellence in marketing their fitness rebrand and marketing campaign (Vaughan Fitness: "FIND YOUR STRONG").

20. DEPUTATION – OLTON HYSENBEGAS – SAFETY AND SECURITY RELATED TO SIGHT TRIANGLE, OBSTRUCTION OF LINE OF SIGHT FOR CORNER LOT WHOSE EXTERNAL YARD FACES A DRIVEWAY

The Committee of the Whole recommends that the deputation by Mr. Olton Hysenbegas and Communications C1 dated February 23, 2020 and C3, be received.

21. OTHER MATTERS CONSIDERED BY THE COMMITTEE

21.1 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 February 19, 2020 (Report No. 2).
2. Effective Governance and Oversight Task Force meeting of February 5, 2020 (Report No. 1).
3. Accessibility Advisory Committee Meeting of February 25, 2020 (Report No. 1).

21.2. STAFF COMMUNICATION

The Committee of the Whole received Staff Communication SC1, Memorandum from the Director of Environmental Services dated February 28, 2020.

22. NEW BUSINESS – ADDITIONAL ITEM FOR CLOSED SESSION

The Committee of the Whole recommends:

**That an item regarding Matter Regarding Senior Staff Member
(personal matters about an identifiable individual) be added to Closed
Session.**

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

**23. COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION
MARCH 9, 2020**

**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. CIVIC HERO AWARD – WARD 3**
(personal matters about an identifiable individual)
- 2. SPORTS VILLAGE – VARIABLE RENT**
(a position, plan, procedure, criteria or instruction to be applied
to any negotiations carried on or to be carried on by or on
behalf of the municipality or local board)
- 3. MATTER REGARDING SENIOR STAFF MEMBER**
(personal matters about an identifiable individual)

The meeting adjourned at 10:53 a.m.

Respectfully submitted,

Councillor Sandra Yeung Racco, Chair