

**CITY OF VAUGHAN
REPORT NO. 6 OF THE
COMMITTEE OF THE WHOLE**

*For consideration by the Council
of the City of Vaughan
on February 17, 2021*

The Committee of the Whole met at 1:04 p.m., on February 9, 2021.

Council Member	In-Person	Electronic Participation
Regional Councillor Gino Rosati, Chair	X	
Hon. Maurizio Bevilacqua, Mayor		X
Regional Councillor Mario Ferri, Deputy Mayor		X
Regional Councillor Linda D. Jackson		X
Councillor Marilyn Iafrate	X	
Councillor Tony Carella		X
Councillor Rosanna DeFrancesca		X
Councillor Sandra Yeung Racco		X
Councillor Alan Shefman		X

The following items were dealt with:

1. KLEINBURG BUSINESS IMPROVEMENT AREA (KBIA) – BUDGET AND LEVY – WARD 1

The Committee of the Whole recommends approval of the recommendations contained in the following report of the Deputy City Manager, Corporate Services, City Treasurer and Chief Financial Officer, dated February 9, 2021:

Recommendations

1. That in accordance with the request from the Kleinburg Business Improvement Association (KBIA) Board of Management, the 2021 KBIA budget in the amount of \$52,250 be approved, and these funds be forwarded accordingly; and

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2. That the appointments to the KBIA Board of Management for the 2021 term as submitted in Attachment 2 by the KBIA Chair, be approved.

2. 2019-2022 MULTI-YEAR ACCESSIBILITY PLAN UPDATE

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Corporate Services, City Treasurer and Chief Financial Officer dated February 9, 2021.

Recommendation

1. That the City of Vaughan's 2019-2022 Multi-Year Accessibility Plan, as set out in Attachment 1 to this report, be approved.

3. INCLUSIVE DESIGN STANDARDS

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Corporate Services, City Treasurer and Chief Financial Officer, dated February 9, 2021:

Recommendation

1. That the Inclusive Design Standards (IDS) as contained in Attachment 1 to this report be approved.

4. PRIMONT (ISLINGTON) INC. OFFICIAL PLAN AMENDMENT FILE OP.19.013 ZONING BY-LAW AMENDMENT FILE Z.19.035 7082 ISLINGTON AVENUE

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager, dated February 9, 2021:

Recommendations

1. THAT Official Plan Amendment File OP.19.013 (Primont (Islington) Inc.) BE APPROVED, to amend City of Vaughan Official Plan 2010, Volume 2, Section 13.41 – 7082 Islington Avenue, as follows:
 - a. to redesignate a portion of the Subject Lands, as shown on Attachment 2, from “Low-Rise Residential” to “High-Rise Residential”; and
 - b. to increase the maximum permitted building height for Towers 2 and 3 from 22 to 32-storeys and 30-storeys respectively and decrease the maximum permitted Floor Space Index (‘FSI’) from

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4.7 to 4.5 times the area of the lot calculated over the portion of the Subject Lands to be designated “High-Rise Residential”;

2. THAT the implementing Zoning By-law Amendment include the provision for a monetary contribution of \$850,000 pursuant to Section 37 of the Planning Act towards the following potential community benefits, to be finalized and implemented through a Section 37 Density Bonusing Agreement executed between the Owner and the City of Vaughan in return for the increase in the maximum permitted building height, to the satisfaction of the City:
 - a. off-site improvements / upgrades to existing parks, City-wide trails (Vaughan Super Trail) and community facilities that are above the City’s standard level of service
 - b. enhanced public access to natural heritage features, ravines and valleylands, including off-site improvements/upgrades;
3. THAT prior to the enactment of the implementing Zoning By-law the Owner shall enter into and execute a Section 37 Bonusing Agreement with the City to secure the contribution and pay to the City the Section 37 Agreement surcharge fee in accordance with the in-effect Tariff of Fees for Planning Applications;
4. THAT Zoning By-law Amendment File Z.19.035 BE APPROVED, to amend Zoning By-law 1-88, specifically site-specific Exception 9(1323), to rezone a portion of the subject lands from “RT1(H) Residential Townhouse Zone” with the Holding Symbol “(H)” to “OS2 Open Space Park Zone”, as shown on Attachment 3, together with the site-specific zoning exceptions identified in Table 1 of this report;
5. THAT the Holding Symbol “(H)”, as shown on Attachment 3, shall not be removed from the Subject Lands or any portion thereof, until the existing conditions contained within site-specific Exception 9(1323) and the following additional condition are satisfied:
 - a. That the sanitary sewer connection is resolved to the satisfaction of the City and a Subdivision Agreement has been executed following approval of the Draft Plan of Subdivision, to satisfy all conditions, financial or otherwise from the City, specifically: the construction of all proposed municipal infrastructure, including the sanitary service connection; storm servicing; watermain; and access and consideration for future operation and maintenance of the deep services located in the valleylands system. Said agreement may also be subject to approval from York Region and the Toronto and Region Conservation Authority, and further conditions of approval from external review agencies; and

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6. THAT the Owner be permitted to apply for a Minor Variance Application(s) to the City of 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.

**5. DUFFERIN VISTAS LTD. ZONING BY-LAW AMENDMENT FILE
Z.16.016 DRAFT PLAN OF SUBDIVISION FILE 19T-16V001 230
GRAND TRUCK AVENUE VICINITY OF DUFFERIN STREET AND
RUTHERFORD ROAD**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the City Manager dated February 9, 2021, be approved;
- 2) That the comments from Mr. Glenn Lucas, Lucas & Associates, White Oaks Drive, Barrie on behalf of the applicant, and C18 dated February 8, 2021, be received; and
- 3) That the following Communications be received:
 - C1. Mr. Furio Liberatore, Princess Isabella Court, dated February 5, 2021;
 - C2. Mr. Mark Pulla, Lady Bianca Court, dated February 8, 2021;
 - C3. Ms. Marina Dykhtan, Princess Isabella Court, dated February 5, 2021;
 - C4. Mr. Raymond Su, Maverick Crescent, dated February 6, 2021;
 - C5. Mr. Francis Chan, Princess Isabella Court, Maple, dated February 6, 2021;
 - C6. Ms. Winnie Chan, Princess Isabella Court, Maple, dated February 6, 2021;
 - C7. Susan Poch, Mel Raskin, Robert Raskin and Michael Raskin, Princess Isabella Court, Vaughan, dated February 8, 2021;
 - C8. Mr. Serguei Lifchits, Maverick Crescent, Maple, dated February 8, 2021;
 - C9. Mr. Eric R. Levin, Lady Bianca Court, Maple, dated February 8, 2021;
 - C10. Mr. Frank Huo, Princess Isabella Court, dated February 6, 2021;
 - C11. Yoon-Hyun Choi, Lady Bianca Court, Maple, dated February 6, 2021;
 - C12. Mr. Sergey Polak, Princess Isabella Court, Vaughan dated February 7, 2021;

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- C13. Mr. Nello DiCostanzo, Princess Isabella Court dated February 8, 2021;**
- C14. Mr. Sarb Nijjar, Princess Isabella Court dated February 7, 2021;**
- C15. Papoi Family, Maverick Crescent, Vaughan dated February, 2021;**
- C16. Mr. Robert Aaron Kenedy, Giorgia Crescent, Maple dated February 7, 2021; and**
- C17. Mr. John Senisi, Maverick Crescent, Maple dated February 7, 2021.**

Deputy Mayor, Local and Regional Councillor Ferri declared an interest with respect to the foregoing, as it was made known to him that one of his children, in the future, may offer services to a party to the proceedings, and did not take part in the discussion or vote on the matter.

Recommendation

1. THAT the Council approved Recommendations contained in Item 5, Report No. 6 (Dufferin Vistas Ltd.) dated February 21, 2017, be amended to include the following recommendation:

“THAT the Owner be permitted to apply for a Minor Variance Application(s) to the Vaughan Committee of Adjustment, 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.”

**6. VAUGHAN NW RESIDENCES INC. ZONING BY-LAW AMENDMENT
FILE Z.19.029 DRAFT PLAN OF SUBDIVISION FILE 19T-19V005 10083
& 10101 WESTON ROAD VICINITY OF WESTON ROAD AND MAJOR
MACKENZIE DRIVE**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager, dated February 9, 2021:

Recommendations

1. THAT Zoning By-law Amendment File Z.19.029 (Vaughan NW Residences Inc.) BE APPROVED, to amend Zoning By-law 1-88 for the Subject Lands shown on Attachments 1, from “RT1 Residential Townhouse Zone” and “OS2 Open Space Park Zone” subject to site-specific Exception 9 (1469) to “RT1 Residential Townhouse Zone” with a Holding Symbol “(H)” and “OS2 Open Space Park Zone” together

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with the site-specific zoning exceptions identified in Table 1 of this report;

2. THAT the Holding Symbol “(H)” shall not be removed from the Subject Lands or any portion thereof, until a Record of Site Condition has been filed on the Environmental Site Registry and acknowledged by the Ministry of the Environment, Conservation and Parks and provided to the City of Vaughan;
3. THAT Draft Plan of Subdivision File 19T-19V005 (Vaughan NW Residences Inc.) BE APPROVED SUBJECT TO THE CONDITIONS OF DRAFT PLAN OF SUBDIVISION APPROVAL as set out in Attachment 1, to facilitate the residential draft plan of subdivision shown on Attachment 3;
4. THAT Vaughan Council adopt the following resolution of the allocation of water and sewage capacity:

“IT IS HERBY RESOLVED THAT Draft Plan of Subdivision File 19T-19V005 (Vaughan NW Residences Inc.) be allocated servicing capacity from the York Sewage Servicing / Water Supply System for a total of 174 residential townhouse units (532 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 development does not proceed to registration and/or building permit issuance within 36 months”; and
5. THAT the Owner be permitted to apply for a Minor Variance Application(s) to 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 comes into effect, to permit minor adjustments to the implementing Zoning By-law.

7. NASHVILLE (BARONS) DEVELOPMENTS INC. & NASHVILLE (10 ACRES) DEVELOPMENT INC. ZONING BY-LAW AMENDMENT FILE Z.17.022 DRAFT PLAN OF SUBDIVISION FILE 19T-17V007 VICINITY OF HUNTINGTON ROAD AND NASHVILLE ROAD

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager dated February 9, 2021:

Recommendation

1. THAT the Council approved Recommendations contained in Item 40, Report No. 21 (Nashville (Barons) Developments Inc. & Nashville (10 Acres) Development Inc.) dated June 19, 2018, be amended to include the following recommendation:

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“THAT the Owner be permitted to apply for a Minor Variance Application(s) to the Vaughan Committee of Adjustment, 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.”

8. VMC RESIDENCES INC. ON BEHALF OF VMC RESIDENCES LIMITED PARTNERSHIP DRAFT PLAN OF CONDOMINIUM FILE 19CDM-20V009 5 BUTTERMILL AVENUE VICINITY OF BUTTERMILL ROAD AND PORTAGE PARKWAY

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Manager dated February 9, 2021:

Recommendations

1. THAT Draft Plan of Condominium (Standard) File 19CDM-20V009 BE APPROVED, subject to conditions, to create the condominium tenure for the development that is consistent with the approved Site Development Files DA.17.014 and DA.20.057, subject to Conditions of Draft Approval in Attachment 1; and
2. THAT prior to Final Approval of the Draft Plan of Condominium (Standard) File 19CDM-20V009, the Owner shall successfully obtain the following:
 - a. Site Development Application File DA.20.057 be approved by the VMC Program and the amending Site Plan Agreement must be registered on-title.

9. TRAFFIC CALMING REVIEW – BLOCK 55 EAST

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the City Manager dated February 9, 2021, be approved;
- 2) That all-way stop controls at the intersections of Kleinburg Summit Way and Pierre Burton Boulevard, as well as Kleinburg Summit Way and McMichael Avenue be approved;
- 3) That edge line markings be painted on Kleinburg Summit Way;
- 4) That further traffic studies be undertaken for Kipling Avenue from Teston Road to Kirby Road;

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- 5) That the enacting By-laws for implementing the all-way stop controls as contained in recommendation 2, be brought forward for Council approval at its meeting on February 17, 2021; and
- 6) That comments from the following speakers be received:
 1. Ms. Sukhy Padda, First Nations Trail, Kleinburg;
 2. Lori and Claudio Cellucci, Grace Lake Court, Kleinburg; and
 3. Mr. Sridhar Nimmagadda, First Nations Trail, Kleinburg.

Recommendation

1. That this report be received for information.

10. ACTIVE TRANSPORTATION PROGRAMS – FIRST ANNUAL UPDATE

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Infrastructure Development dated February 9, 2021:

Recommendation

1. That this report be received for information.

11. VAUGHAN PUBLIC LIBRARY BOARD – REQUEST TO FILL VACANCIES

The Committee of the Whole recommends:

- 1) That the City Clerk be requested to commence the recruitment process to fill the vacancies caused due to the resignations of two (2) members of the Vaughan Public Library Board; and
- 2) That the report of the Deputy City Manager, Administrative Services and City Solicitor dated February 9, 2021, be received.

Recommendations

1. That the resignations of Bruno Riga and Maya Goldenberg be received; and
2. That the vacancies on the Vaughan Public Library Board be filled with two candidates from the applications received in the previous recruitment provided in Confidential Attachment 2.

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12. PROCLAMATION REQUEST PARENTAL ALIENATION AWARENESS DAY AND BUBBLES OF LOVE DAY

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 February 9, 2021:

Recommendations

1. That April 25, 2021 be proclaimed as “Parental Alienation Awareness Day and Bubbles of Love Day”.
2. That the proclamation be posted on the City’s website and that the Corporate and Strategic Communications Department be directed to promote the above noted proclamation through the various corporate channels.

13. CITY OF VAUGHAN MAYOR’S GALA AND MAYOR MAURIZIO BEVILACQUA CHARITY GOLF CLASSIC – RECIPIENT ORGANIZATIONS FROM NOVEMBER 1, 2020 TO FEBRUARY 9, 2021

The Committee of the Whole recommends approval of the recommendation contained in the following resolution of Mayor Bevilacqua, dated February 9, 2021.

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.

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It is therefore recommended that Council receive the attached list of recipient organizations that have received, for the period from November 1, 2020 to February 9, 2021, net proceeds from the City of Vaughan Mayor's Gala and the Mayor's Charity Golf Classic.

14. TRAFFIC BOX WRAPPING

The Committee of the Whole recommends:

- 1) That the resolution of Councillor Shefman dated February 9, 2021, be approved, subject to the following amendments:**
 - 1. The first *Whereas* recital be amended as follows:**

Whereas, artistic wraps on traffic signal cabinets and hydro boxes enhance the public realm;
 - 2. Recommendation 3 be amended as follows:**

That the plan, including costs and possible funding sources, be presented to Council for consideration no later than June 2021;
- 2) That staff be directed to provide information on estimated costs for a city-wide roll out of this initiative when reporting back to Council; and**
- 3) That comments from Ms. Valerie Burke, Colborne Street, Thornhill, on behalf of the Society for the Preservation of Historic Thornhill (SPOHT) be received.**

Member's Resolution

Submitted by: Councillor Alan Shefman

Whereas, artistic wraps on traffic signal cabinets enhance the public realm; and

Whereas, the Thornhill Village area is a designated heritage area; and

Whereas, in the past, the area was the home of JEH MacDonald, a member of the Group of Seven; and

Whereas, other members of the Group of Seven either lived or painted in the area as well; and

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Whereas, the City of Vaughan is committed to supporting the placement of public art in the City; and

Whereas, York Region Council permits interested local municipalities to wrap and/or paint Regional traffic signal cabinets at their own cost and subject to execution of a Memorandum of Understanding; and

Whereas, other municipalities such as the City of Markham and the City of Toronto have been successful in their artistic wrapping projects.

It is therefore recommended:

1. That staff review the attached information provided by Ms. Valerie Burke, on behalf of the Society for the Preservation of Historic Thornhill (SPOHT), and prepare a plan for a pilot program for wrapping appropriate utility boxes (up to five) in and around the Thornhill Village; and
2. That at least one of the boxes include a rendering of the JEH MacDonald painting, the Tangled Garden, which was painted at his home on Centre Street, or another painting by MacDonald or other members of the Group of Seven; and
3. That the plan, with costs included, be presented to Council for consideration no later than June 2021.

15. CEREMONIAL PRESENTATION – 2020 WARD 1 CIVIC HERO AWARD

The 2020 Ward 1 Civic Hero Award was presented to Ms. Maria-Eva Cristante, an active volunteer in the Maple community who has devoted countless hours of her time to many organizations including the Maple Health Centre, St. David Parish, Vilagia d'Oro and the Maple Pioneers Seniors Club.

16. OTHER MATTERS CONSIDERED BY THE COMMITTEE

16.1 CONSIDERATION OF AD-HOC COMMITTEE REPORTS

The Committee of the Whole recommends:

That the following Ad-Hoc Committee reports be received:

1. Older Adult Task Force meeting of January 18, 2021 (Report No. 1);
2. Diversity and Inclusion Task Force meeting of January 21, 2021 (Report No. 1); and
3. Audit Committee meeting of January 25, 2021 (Report No. 1).

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16.2 STAFF COMMUNICATIONS

The Committee of the Whole recommends that the following Staff Communications be received:

SC1: Memorandum from the Deputy City Manager, Public Works dated February 3, 2021; and

SC2: Memorandum from the Deputy City Manager, Corporate Services, City Treasurer and Chief Financial Officer and the Director of Procurement Services dated February 4, 2021.

**17. COMMITTEE OF THE WHOLE (CLOSED SESSION) RESOLUTION
FEBRUARY 9, 2021**

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) SALE OF TEMPORARY AND PERMANENT EASEMENTS –
ENBRIDGE GAS INC., PART OF BLOCK 258 – PLAN 65M-4672
PARTS 1 & 2 ON 65R-39259.**
(acquisition or disposition of land)
- 2) LOCAL PLANNING APPEAL TRIBUNAL APPEAL – OFFICIAL
PLAN AMENDMENT NO. 50 BLOCK 41 SECONDARY PLAN
CITY FILE NO. 26.4.2 LPAT CASE NO. PL200135**
(Litigation or potential litigation)
- 3) LOCAL PLANNING APPEAL TRIBUNAL VAUGHAN OFFICIAL
PLAN 2010 SOLMAR INC. (APPEAL #3) 9291 JANE STREET
LPAT CASE NO. PL111184**
(Litigation or potential litigation)
- 4) UPDATE ON SPORTS VILLAGE**
(solicitor-client privilege)

The meeting adjourned at 3:44 p.m.

Respectfully submitted,

Regional Councillor Gino Rosati, Chair