CITY OF VAUGHAN

REPORT NO. 56 OF THE

COMMITTEE OF THE WHOLE (PUBLIC HEARING)

For consideration by the Council of the City of Vaughan on June 28, 2004

The Committee of the Whole (Public Hearing) met at 7:27 p.m., on June 21, 2004.

Present:

Councillor Sandra Yeung Racco, Chair Mayor Michael Di Biase (9:33 p.m.) Regional Councillor Mario F. Ferri Regional Councillor Joyce Frustaglio (7:34 p.m.) Regional Councillor Linda D. Jackson Councillor Tony Carella Councillor Bernie Di Vona Councillor Peter Meffe

The following items were dealt with:

1

VAUGHAN CENTRE SECONDARY PLAN NORTHEAST JANE RUTHERFORD STUDY <u>FILE OPA 607</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved;
- 2) That the following deputations be received:
 - a) Mr. John Stevens, J.H. Stevens, Planning + Development Consultants;
 - b) Mr. Levant Tinaz, Maple Landing Ratepayers Association, 27 Broomlands Drive, Maple, L6A 2K2; and
 - c) Mr. Angelo DiNardo, Maple-Sherwood Ratepayers Association, 182 Greenock Drive, Maple, L6A 1V1; and
- 3) That the written submission of Mr. Thomas R. Lederer, Davis & Company, 1 First Canadian Place, Suite 5600, P.O. Box 367, 100 King Street West, Toronto, M5X 1E2, be received.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for File OPA 607 (Vaughan Centre Secondary Plan-Northeast Jane Rutherford Study) BE RECEIVED, and that the issues identified by the public and Council be addressed by Staff in a report to Committee of the Whole for June 28, 2004.

BLOCK 40/47 BLOCK PLAN BLOCK PLAN FILE BL.40/47.03 PINE HEIGHTS ESTATES RELATED FILE OP.03.008 PRELIMINARY REPORT

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved;
- 2) That in accordance with the memorandum from the Commissioner of Planning, dated June 21, 2004, the phrase "and all lots must have a minimum lot frontage of 18m" be deleted from bullet #1 under "Preliminary Review";
- 3) That the following deputations be received:
 - a) Mr. Gary Templeton, Templeton Planning Ltd., 71 Tyler Street, Aurora, L4G 2N1, on behalf of the applicant;
 - b) Mr. Tim Sorochinsky, Millwood Woodend Ratepayers Association, 275 Millwood Parkway, Woodbridge, L4L 1A6;
 - d) Mr. Dave Darker, Purpleville Ratepayers Association, 10820 Pine Valley Drive, Woodbridge, L4L 1A6;
 - e) Mr. Steve Owens, Purpleville Ratepayers Association, 4720 Teston Road, P.O. Box 416, Kleinburg, L0J 1C0;
 - f) Mr. Bob Klein, 8 Daleview Court, Kleinburg, L0J 1C0, on behalf of KARA;
 - g) Mr. Charles Finley, 3911 Teston Road, RR #2, Woodbridge, L4L 8L2, on behalf of Diane Finley and Estate of Jean Teskey; and
 - h) Ms. Amy Darker, 10820 Pine Valley Drive, Woodbridge, L4L 1A6; and
- 3) That the written submission of Ms. Elizabeth A. Bottos, 178 Charmaine Road, Woodbridge, L4L 1K2, dated June 21, 2004, be received.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for File BL.40/47.03 (Block 40/47 Block Plan) BE RECEIVED, and that the issues identified by the public and Council, together with those contained in this report, be addressed by Staff in a comprehensive report to Committee of the Whole.

3

DRAFT PLAN OF SUBDIVISION 19T-04V08 1541677 ONTARIO LIMITED <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved;
- 2) That the following deputations be received:
 - a) Mr. Jim Kirk, on behalf of the applicant;

- b) Mr. John Burns, 9 Abbeywood Gate, Thornhill, L4J 8P1;
- c) Ms. Mindy Madonik, 7 Abbeywood Gate, Thornhill, L4J 8P1; and
- d) Ms. Joni Vodopia, 9 Abbeywood Gate, Thornhill, L4J 8P1; and
- 3) That the following written submissions be received:
 - a) Igor and Aleksandra Bendersky, 164 Kingsbridge Circle, Thornhill, L4J 8P2;
 - b) Marina and Rafael Alter, 43 Abbeywood Gate, Thornhill, L4J 8P1;
 - c) Lily Fergia, 166 Kingsbridge Circle, Thornhill, L4J 8P2; and
 - d) Nora Lipfeld and Sergio Burman, 162 Kingsbridge Circle, Thornhill, L4J 8P2.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for File 19T-04V08 (1541677 Ontario Limited) BE RECEIVED; and, that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

4

OFFICIAL PLAN AMENDMENT FILE OP.04.010 ZONING BY-LAW AMENDMENT FILE Z.04.028 ASHLOCK LTD. ET AL C/O SCEPTRE DEVELOPMENTS <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved;
- 2) That the applicant be requested to meet with the Ward 2 Sub-Committee, area Ratepayers Associations and affected residents to resolve outstanding issues, prior to this matter being brought forward to a Committee of the Whole meeting;
- 2) That the following deputations be received:
 - a) Mr. Daniel Cusimano, Cusimano Architects, 130 Bridgeland Avenue, LL1, Toronto, M6A 1Z4, on behalf of the applicant;
 - b) Mr. Jan Poot, 268 Woodbridge Avenue, Woodbridge, L4L 2TZ;
 - c) Mr. Greg Barbieri, Kipling Ratepayers Association, 27 Cheltenham Avenue, Woodbridge, L4L 1K6 and written submission, dated June 14, 2004 and petition; and
 - d) Ms. Joanne Mauti, Woodbridge Core Ratepayers Association, c/o 128 Wallace Street, Woodbridge, L4L 2P4 and written submission, dated June 21, 2004; and
- 3) That the following written submissions be received:
 - a) Mr. Ron Harrison, 32 Abell Avenue, Woodbridge, L4L 1B8 dated June 12, 2004;
 - b) Mr. Mario Volpentesta, 7883 Kipling Avenue, Woodbridge, L4L 1Z6;
 - c) Mr. Rocco Pannese, President, Kipling Gallery, 7938 Kipling Avenue, Vaughan, L4L 1Z5, dated June 18, 2004; and
 - d) Ms. Linda Mae Maxey, 65 Cheltenham Avenue, Woodbridge, L4L 1A6, dated June 21, 2004.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for Files OP.04.010 and Z.04.028 (Ashlock Ltd. et al, c/o Sceptre Developments) BE RECEIVED and that any issues identified be addressed in a comprehensive report to the Committee of the Whole.

5

ZONING BY-LAW AMENDMENT FILE Z.95.038 DRAFT PLAN OF SUBDIVISION FILE 19T-95044 HUMBOLD PROPERTIES LIMITED <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved; and
- 2) That the deputation of Mr. James Kennedy, KLM Planning Partners Inc., 64 Jardin Drive, Unit 1B, Concord, L4K 3P3, on behalf of the applicant, be received.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for Files Z.95.038 and 19T-95044 (Humbold Properties Limited) BE RECEIVED, and that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

6

DRAFT PLAN OF SUBDIVISION 19T-02V06 ZONING BY-LAW AMENDMENT FILE Z.02.065 LOBLAW PROPERTIES LIMITED/RIO-CAN REAL ESTATE <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved; and
- 2) That the following deputations be received:
 - a) Mr. Steven Zakem, Aird & Berlis LLP, BCE Place, Suite 1800, Box 754, 181 Bay Street, Toronto, M5J 2T9, on behalf of the applicant; and
 - b) Mr. Jason Martins, 8570 Martin Grove Road, Woodbridge, L4H 2C9.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for Files 19T-02V06 and Z.02.065 (Loblaw Properties Limited/Rio-Can Real Estate), BE RECEIVED and that any issues identified be addressed in a comprehensive report to the Committee of the Whole.

7

ZONING BY-LAW AMENDMENT FILE Z.04.026 ISLAMIC SHIA ITHNA-ASHERI JAMAAT OF TORONTO <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved; and
- 2) That the deputation of Mr. Bill Mardimae, on behalf of the applicant, be received.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for File Z.04.026 (Islamic Shia Ithna-Asheri Jamaat of Toronto) BE RECEIVED; and, that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

8

ZONING BY-LAW AMENDMENT FILE Z.04.022 EMANUELA BUYUK PRELIMINARY REPORT

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved;
- 2) That the following deputations be received:
 - a) Mr. Sam Stabile, Stabile & Partners, on behalf of the applicant;
 - b) Mr. Norman Drolet, 2Film Technologies Inc., 260 Edgeley Boulevard, #32, Concord, L4K 3Y4;
 - c) Mr. John Park, Sweet N Fun Products Ltd., 260 Edgeley Boulevard, #30 & 31, Concord, L4K 3Y4;
 - d) Mr. Tory Naccarato, Island Corporation, 260 Edgeley Boulevard, #32, Concord, L4K 3Y4; and
 - e) Mr. Martin Hupa, WH Electronics, 260 Edgeley Boulevard, #20 & 21, Concord, L4K 3Y4; and
- 3) That the following written submissions be received:
 - a) Mr. Louis Rodriguez, Fotiou Frames, 538 Millway Avenue, Concord, L4K 3V5, dated June 21, 2004; and
 - b) Deonarine Balkaran, Right Choice Linen Rentals Inc., 260 Edgeley Boulevard, #25, Concord, L4K 3Y4.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for File Z.04.022 (Emanuela Buyuk) BE RECEIVED; and, that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

9

ZONING BY-LAW AMENDMENT FILE Z.04.025 ROYBRIDGE HOLDINGS LIMITED <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved; and
- 2) That the deputation of Mr. Sam Sperenza, on behalf of the applicant, be received.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for File Z.04.025 (Roybridge Holdings Limited) BE RECEIVED; and, that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

10

OFFICIAL PLAN AMENDMENT FILE OP.04.008 ZONING BY-LAW AMENDMENT FILE Z.04.024 ROYBRIDGE HOLDINGS LIMITED PRELIMINARY REPORT

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved; and
- 2) That the following deputations be received:
 - a) Mr. Sam Sperenza, on behalf of the applicant; and
 - b) Ms. Roselyn Pecus, 155 Johnswood Crescent, Woodbridge, L4H 2L1.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for Files OP.04.008 and Z.04.024 (Roybridge Holdings Limited) BE RECEIVED, and that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

11

OFFICIAL PLAN AMENDMENT FILE OP.04.009 ZONING BY-LAW AMENDMENT FILE Z.04.027 CITY OF VAUGHAN <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004:

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for Files OP.04.009 and Z.04.027 (City of Vaughan) BE RECEIVED; and that any issues identified be addressed by Staff in a comprehensive report to the Committee of the Whole.

12

OFFICIAL PLAN AMENDMENT FILE OP.04.007 ZONING BY-LAW AMENDMENT FILE Z.04.021 LINO AND GRACE COLAGIACOMO <u>PRELIMINARY REPORT</u>

The Committee of the Whole (Public Hearing) recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated June 21, 2004, be approved;
- 2) That the following deputations be received:
 - a) Mr. Nino Rico, Nino Rico Architect Inc., on behalf of the applicant;
 - b) Ms. Leslie Ann Coles, 50 Wallace Street, Woodbridge, L4L 2P3;
 - c) Ms. Heather Semper, 56 Wallace Street, Woodbridge, L4L 2P3;
 - d) Mr. John MacDonald, 187 Clarence Street, Woodbridge, L4L 1L4, and written submissions dated June 15, 2004 and June 21, 2004;
 - e) Ms. Jennifer James, 57 Wallace Street, Woodbridge, L4L 2P2, written submissions dated June 10, 2004, June 18, 2004 and June 19, 2004 and petition;
 - f) Ms. Sabrina Logozzo, 66 Wallace Street, Woodbridge, L4L 2P4;
 - g) Marisa Ceccato, 24 William Farr Lane, Woodbridge, L4L 8Z6 and written submission dated June 16, 2004;
 - h) Mr. Zorah Lemez, 44 Wallace Street, Woodbridge, L4L 2P3;
 - i) Ms. Joanne Mauti, Woodbridge Core Ratepayers Association, 128 Wallace Street, Woodbridge, L4L 2P4 and written submission, dated June 21, 2004; and
 - j) Ms. Tessa Shelvey, 110 Wallace Street, Woodbridge, L4L 2P4 and written submission dated June 15, 2004; and
- 3) That the following written submissions be received:
 - a) Margaret and Len Shelvey, dated June 15, 2004;
 - b) Ms. Linda Mae Maxey, 65 Cheltenham Avenue, Woodbridge, L4L 1A6, dated June 21, 2004; and
 - c) Ms. Martha Bell, dated June 20, 2004.

Recommendation

The Commissioner of Planning recommends:

THAT the Public Hearing for Files OP.04.007 and Z .04.021 (Lino and Grace Colagiacomo), BE RECEIVED and that any issues identified be addressed in a comprehensive report to the Committee of the Whole.

The Committee of the Whole (Public Hearing) passed the following resolution:

That a closed session of Committee of the Whole be convened for the purpose of discussing the following matters:

REPORT NO. 56 OF THE COMMITTEE OF THE WHOLE (PUBLIC HEARING) FOR CONSIDERATION BY COUNCIL, JUNE 28, 2004

- i) the security of the property of the City or local board;
- ii) personal matters about an identifiable individual including municipal or local board employees;
- iii) a proposed or pending acquisition or disposition of land by the municipality or local board;
- iv) labour relations or employee negotiations;
- v) litigation or potential litigation, including matters before administrative tribunals, affecting the City or local board;
- vi) the receiving of advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and
- vii) a matter in respect of which Council, boards, Committee or other body has authorized a meeting to be closed under an Act of the Legislature or an Act of Parliament.

The meeting adjourned at 11:40 p.m.

Respectfully submitted,

Councillor Sandra Yeung Racco, Chair