

**CITY OF VAUGHAN  
COUNCIL MINUTES  
JANUARY 26, 2004**

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**CITY OF VAUGHAN**

**COUNCIL MEETING**

**MONDAY, JANUARY 26, 2004**

**MINUTES**

**1:00 P.M.**

Council convened in the Municipal Council Chambers in Vaughan, Ontario, at 1:08 p.m.

The following members were present:

Mayor Michael Di Biase, Chair  
Regional Councillor Mario F. Ferri  
Regional Councillor Joyce Frustaglio  
Regional Councillor Linda D. Jackson  
Councillor Tony Carella  
Councillor Bernie Di Vona  
Councillor Susan Kadis  
Councillor Peter Meffe  
Councillor Sandra Yeung Racco

**18. PRESENTATION TO JOANNE ARBOUR IN HONOUR OF HER RETIREMENT  
AND IN RECOGNITION OF HER 25 YEARS OF SERVICE TO THE CITY OF VAUGHAN**

Mayor Di Biase provided a brief biography of Joanne Arbour's personal and career achievements before, and subsequent to her placement with the City of Vaughan in 1978, and presented her with mementos in recognition of 25 years of valuable and devoted service to the City, culminating in her most recent position as Director of Community Planning.

**19. PRESENTATION TO THE UNITED WAY OF YORK REGION  
WITH THE PROCEEDS OF THE 2003 CAMPAIGN**

Mayor Di Biase presented Ms. Anna Bernardi, United Way of York Region, with a cheque in the amount of \$18,564.64, being the proceeds raised through various fund-raising events and payroll deductions during the City of Vaughan's 2003 United Way Campaign.

**20. PRESENTATION – CERTIFICATES OF APPRECIATION  
TO THE UNITED WAY CAMPAIGN 2003 VOLUNTEERS**

Mayor Di Biase presented a Certificate of Appreciation and expressed gratitude to the following staff volunteers for their valuable efforts in organizing fundraising events during the City of Vaughan's 2003 United Way Campaign:

Liz Baer  
Karen Cameron  
Jacqueline Cosgrove  
Lucy D'Acunto  
Anna Dara  
Rose DePaolis  
Angela DiMartino  
Hulya Eroz  
Joe Esposito  
Rina Farrance  
Sue Fox

Michael Frieri  
Franca Gatto  
Marjorie Johnson  
Gino Martino  
Viviana Precopi  
Mary Rita  
Dee Sutters  
Jacqueline Thoman  
Rose Tucci  
Madeline Zito  
Rita Zuccaro

**21. CONFIRMATION OF AGENDA**

MOVED by Regional Councillor Ferri  
seconded by Regional Councillor Jackson

THAT the agenda be confirmed.

CARRIED

**22. DISCLOSURE OF INTEREST**

There was no disclosure of interest by any member.

**23. ADOPTION OR CORRECTION OF MINUTES**

MOVED by Councillor Tony Carella  
seconded by Councillor Yeung Racco

THAT the minutes of the meeting of January 12, 2004 and the Special Council meeting of January 13, 2004 be adopted as presented.

CARRIED

**24. ROAD CLOSURE – JERSEY STREET**

Deputations with respect to this matter were permitted pursuant to Section 300 s.(1) of the Municipal Act.

No one appeared either in support of or in opposition to this matter.

MOVED by Regional Councillor Jackson  
seconded by Regional Councillor Frustaglio

THAT the recommendation contained in the following report of the City Clerk, dated January 26, 2004, be approved:

CARRIED

**Recommendation**

The City Clerk recommends:

- 1) That any deputations on the matter be received; and
- 2) That a By-law be enacted to stop up, and close Jersey Street.

**Purpose**

To enact a by-law to stop up and close Jersey Street.

**Background – Analysis and Options**

At its meeting of December 15, 2003, Council directed staff to commence procedures as required by the Municipal Act to advertise and schedule a Public Hearing to stop up, close and convey Jersey Street.

The notice (Attachment 1) was advertised for two (2) consecutive weeks in the City Page of the Vaughan Citizen and the Liberal (Thursday edition only). The appropriate agencies have been notified of the proposed by-law. No objections have been received to date.

**Conclusion**

In order to complete the road closure process, Council's approval of this recommendation is required.

**Attachments**

1. Notice

**Report Prepared by:**

Brenda Macdonald  
Administrative Co-ordinator

(A copy of the attachments referred to in the foregoing have been forwarded to each Member of Council and a copy thereof is also on file in the office of the City Clerk.)

**25. DETERMINATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

The following items were identified for separate discussion:

Committee of the Whole Report No. 5

Items 15, 16, 17, 18, and 21

Committee of the Whole (Closed Session) Report No. 7

Item 1

Special Committee of the Whole Report No. 8

Item 1

Committee of the Whole (Public Hearing) Report No.9

Items 4, 5, 6, 7, 8, 9, 10, 11, and 12

MOVED by Councillor Yeung Racco  
seconded by Regional Councillor Ferri

THAT Items 1 to 4 of the Committee of the Whole (Working Session) Report No. 4, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 21 of the Committee of the Whole Report No. 5, with the exception of the items identified for separate discussion, BE APPROVED and the recommendations therein be adopted;

THAT Item 1 of the Special Committee of the Whole (Closed Session) Report No. 6, BE APPROVED and the recommendations therein be adopted;

THAT Items 1 to 3 of the Committee of the Whole (Closed Session) Report No. 7, with the exception of the item identified for separate discussion, BE APPROVED and the recommendations therein be adopted; and

THAT Items 1 to 12 of the Committee of the Whole (Public Hearing) Report No. 9, with the exception of the items identified for separate discussion, BE APPROVED and the recommendations therein be adopted.

CARRIED

**26. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

**COMMITTEE OF THE WHOLE REPORT NO. 5**

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

ITEM – 15      PROPOSED GREENBELT PROTECTION ACT, 2003 BILL 27  
AND PROVINCIAL ZONING ORDER  
GENERAL FILE 22.19

MOVED by Regional Councillor Frustaglio  
seconded by Regional Councillor Jackson

THAT Item 15, Committee of the Whole Report No. 5 be adopted and amended, as follows:

By receiving the memoranda from the Commissioner of Planning, dated May 24, 2002, and the Manager of Development Planning, dated January 20, 2004.

CARRIED

ITEM – 16      ZONING BY-LAW AMENDMENT FILE Z.01.030  
CITY OF VAUGHAN (DUFFERIN STREET ZONING STUDY – WEST SIDE)  
REPORT # P.2001.49

MOVED by Councillor Yeung Racco  
seconded by Regional Councillor Jackson

THAT Item 16, Committee of the Whole Report No. 5 be adopted and amended, as follows:

By approving that Clause 1 of the Committee of the Whole recommendation be replaced with the following:

“1)      That the recommendation contained in the following report of the

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Commissioner of Planning, dated February 3, 2003, be approved, subject to deleting “Employment Use” and “not including medical practitioners” in Clause 1. i), first and fourth bullet respectively;”

CARRIED

ITEM – 17      SITE DEVELOPMENT FILE DA.03.064  
GOTTARDO CONSTRUCTION LIMITED  
(Referred from the Council meeting of January 12, 2004)

MOVED by Councillor Kadis  
seconded by Councillor Yeung Racco

THAT Item 17, Committee of the Whole Report No. 5 be adopted and amended, as follows:

By approving the recommendation of the Commissioner of Planning, dated January 5, 2004;  
and

By receiving the memorandum from the Manager of Development Planning, dated January 23, 2004.

CARRIED

ITEM – 18      WEST WOODBRIDGE EXPANSION AREA  
DISTRICT PARK - SOCCER PITCH

MOVED by Councillor Meffe  
seconded by Councillor Carella

THAT Item 18, Committee of the Whole Report No. 5 be adopted without amendment.

CARRIED

ITEM – 21      REQUEST FOR STAFF ATTENDANCE  
SITE DEVELOPMENT APPLICATION - BEVERLEY GLEN  
BETWEEN BATHURST STREET AND NEW WESTMINSTER DRIVE

MOVED by Councillor Kadis  
seconded by Councillor Yeung Racco

THAT Item 21, Committee of the Whole Report No. 5 be adopted and amended, as follows:

By approving that “February 18” contained in the Committee of the Whole recommendation be deleted and replaced with “February 25”.

CARRIED

### **SPECIAL COMMITTEE OF THE WHOLE REPORT NO. 8**

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

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ITEM – 1            OFFICIAL PLAN AMENDMENT APPLICATION OP.03.006  
                         ZONING AMENDMENT APPLICATION Z.03.015  
                         JANE RUTH DEVELOPMENT INC.  
                         REPORT #P.2003.28

MOVED by Regional Councillor Jackson  
seconded by Councillor Meffe

THAT Item 1, Special Committee of the Whole Report No. 8 be adopted and amended, as follows:

By receiving the written submission from Ms. Nadia Magarelli, Weston Downs Ratepayers Association, 81 Blackburn Blvd., Woodbridge, L4L 7J5.

CARRIED

### **COMMITTEE OF THE WHOLE (PUBLIC HEARING) REPORT NO. 9**

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

ITEM – 4            ZONING BY-LAW AMENDMENT FILE Z.03.058  
                         DRAFT PLAN OF SUBDIVISION FILE 19T-03V11  
                         VENTANA HOMES INC.  
                         PRELIMINARY REPORT

MOVED by Regional Councillor Ferri  
seconded by Councillor Meffe

THAT Item 4, Committee of the Whole (Public Hearing) Report No. 9 be adopted and amended, as follows:

By requesting that the applicant meet with the Ward 1 Sub-committee and any area residents that expressed a concern with this application.

CARRIED

ITEM – 5            ZONING BY-LAW AMENDMENT FILE Z.03.075  
                         DRAFT PLAN OF SUBDIVISION FILE 19T-03V12  
                         ROYAL GARDEN HOMES LTD.  
                         PRELIMINARY REPORT

ITEM – 6            ZONING BY-LAW AMENDMENT FILE Z.03.097  
                         DRAFT PLAN OF SUBDIVISION FILE 19T-03V23  
                         2020502 ONTARIO INC.  
                         PRELIMINARY REPORT

ITEM – 7            ZONING BY-LAW AMENDMENT FILE Z.99.063  
                         DRAFT PLAN OF SUBDIVISION FILE 19T-99V08  
                         ANDRIDGE HOMES LIMITED ET AL  
                         PRELIMINARY REPORT



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- ITEM – 8      ZONING BY-LAW AMENDMENT FILE Z.00.021  
DRAFT PLAN OF SUBDIVISION FILE 19T-00V02  
MAYVON INVESTMENTS LTD. ET AL  
PRELIMINARY REPORT
- ITEM – 9      ZONING BY-LAW AMENDMENT FILE Z.03.079  
DRAFT PLAN OF SUBDIVISION FILE 19T-03V16  
MIDVALE ESTATES INC.  
PRELIMINARY REPORT
- ITEM – 10     ZONING BY-LAW AMENDMENT FILE Z.03.096  
DRAFT PLAN OF SUBDIVISION FILE 19T-03V22  
FERNBROOK HOMES (MAJORMACK NORTH) LTD.  
PRELIMINARY REPORT
- ITEM – 11     ZONING BY-LAW AMENDMENT FILE Z.03.080  
DRAFT PLAN OF SUBDIVISION FILE 19T-03V17  
LINDSTONE DEVELOPMENT CORPORATION  
PRELIMINARY REPORT
- ITEM – 12     ZONING BY-LAW AMENDMENT FILE Z.99.080  
DRAFT PLAN OF SUBDIVISION FILE 19T-89124  
MAJOR BOB FARMS INC.  
PRELIMINARY REPORT

MOVED by Regional Councillor Ferri  
seconded by Councillor Meffe

THAT Item 5, 6, 7, 8, 9, 10, 11, and 12, Committee of the Whole (Public Hearing) Report No. 9 be adopted and amended, as follows:

By approving that Clause 2 of the Committee of the Whole (Public Hearing) recommendation be replaced with the following:

- “2)      That the applicant meet with the Ward 1 Sub-committee, area residents, and local Ratepayers Associations, to resolve concerns and issues identified, prior to this matter being brought forward to a Committee of the Whole meeting;” and

By requesting that the Maplewood Ravines Community Association be added to the notification list.

CARRIED

MOVED by Councillor Carella  
seconded by Regional Councillor Ferri

THAT Council resolve into Committee of the Whole (Closed Session) for the purpose of discussing the following matters:

- i)      the security of property of the City or local board;
- ii)     personal matters about an identifiable individual, including municipal or local

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- 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.

CARRIED

Council recessed at 1:46 p.m.

MOVED by Councillor Di Vona  
seconded by Councillor Yeung Racco

THAT Council reconvene at 3:05 p.m.

CARRIED

Council reconvened at 3:05 p.m. with the following members present:

Mayor Michael Di Biase  
Regional Councillor Mario F. Ferri  
Regional Councillor Linda D. Jackson  
Councillor Tony Carella  
Councillor Bernie Di Vona  
Councillor Susan Kadis  
Councillor Peter Meffe  
Councillor Sandra Yeung Racco

### **27. CONSIDERATION OF ITEMS REQUIRING SEPARATE DISCUSSION**

#### **COMMITTEE OF THE WHOLE (CLOSED SESSION) REPORT NO. 7**

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

ITEM – 1           ONTARIO MUNICIPAL BOARD HEARING  
                          OFFICIAL PLAN AMENDMENT FILE OP.03.001 AND  
                          ZONING BY-LAW AMENDMENT Z.02.085  
                          COLGERA SERVICES INC.

MOVED by Councillor Di Vona  
seconded by Councillor Yeung Racco

THAT Item 1, Committee of the Whole (Closed Session) Report No. 7 be adopted and amended, as follows:

By approving that staff attend the Ontario Municipal Board hearing in support of Council's refusal of the Official Plan amendment application and Zoning By-law amendment application.

CARRIED

**28. MEDIA INQUIRY RE: INVOICES**

MOVED by Councillor Di Vona  
seconded by Councillor Yeung Racco

That the confidential recommendation of the Committee of the Whole (Closed Session), of January 26, 2004, be approved.

CARRIED

**29. BY-LAWS FIRST, SECOND AND THIRD READINGS**

MOVED by Councillor Di Vona  
seconded by Regional Councillor Ferri

THAT the following by-laws be read a First, Second and Third time and enacted:

By-Law Number 9-2004            A By-law to dedicate certain lands as part of the public highway known as Saint Francis Avenue and Block 216 (Lane). (19T-89024 Phase 1, Block 249 on 65M-3360, PIN 03328-0328, Block 251 on 65M-3360, PIN 03328-0330) (Delegation By-Law 333-98)

By-Law Number 10-2004        A By-law to dedicate certain lands as public highway forming part of Clarence Street. (Part of Lot 7, Concession 7, designated as Part 1 on Plan 65R-6488) (Delegation By-Law 333-98)

By-Law Number 11-2004        A By-Law to amend the Consolidated Traffic By-law 284-94, as amended, to govern and control traffic in the City of Vaughan. (Confederation Parkway and Royal Appian Way/Belvia Drive) (Council, December 15, 2003, Item 10, Committee of the Whole, Report No. 72)

By-Law Number 12-2004        A By-law to amend the Consolidated Traffic By-law 284-94 as amended, to govern and control traffic in the City of Vaughan. (Atkinson Avenue 20 m north of Rosedale Heights Boulevard, Atkinson Avenue at the Associated Hebrew School north property limit) (Council, December 15, 2003, Item 2, Committee of the Whole, Report No. 72)

By-Law Number 13-2004        A By-law to amend By-law 284-94 as amended, to govern and control traffic in the City of Vaughan. (Clarence Street) (Council, December 15, 2004, Item 46, Committee of the Whole, Report No. 72)

By-Law Number 14-2004        A By-law to amend City of Vaughan By-Law 1-88. (Z.01.031, DA.03.062, Donato Dibenedetto, west side of Simmons Street, south of Rutherford Road, Part of Lot 15, Concession 9 (Council, September 8, 2003, Item 23, Committee of the Whole, Report No. 61)

By-Law Number 15-2004        A By-law to amend City of Vaughan By-Law 1-88. (Z.03.066, Royale Villa Developments Inc., northwest of Rutherford Road and Weston Road, in Part of Lot 19, Concession 6) (Administrative Correction) (Council, March 8, 1999, Item 26, Committee of the Whole, Report No. 23)

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- By-Law Number 16-2004 A By-law to amend City of Vaughan By-Law 1-88. (Z.03.027, Robert Colagiacom, northwest corner of Huntington Road and Ranch Trail Road, north of the King-Vaughan Road, being Lot 1 on Plan M-89, in Lot 1 (former Township of King), Concession 10) (Administrative Correction) (Council, September 8, 2003, Item 24, Committee of the Whole, Report No. 61)
- By-Law Number 17-2004 A By-law to amend City of Vaughan By-Law 1-88. (Z.03.068, NHD Developments Limited, northeast corner of the Highway #427 extension and Regional Road #7, west of Regional Road #27, in Part of Lot 6, Concession 9) (Lifting (H) Holding Symbol) (Council, July 10, 2000, Item 49, Committee of the Whole, Report No. 59)
- By-Law Number 18-2004 A By-law to amend City of Vaughan By-Law 1-88. (Z.03.049, DA.03.068, Mario Tedesco, west side of Islington Avenue, north of Steeles Avenue, being Lot 23, Registered Plan 9691 (7034 Islington Avenue), in Lot 1, Concession 7) (Council, January 12, 2004, Item 12, Committee of the Whole, Report No. 1)
- By-Law Number 19-2004 A By-law to amend City of Vaughan By-Law 1-88. (Z.02.071, 19T-02V07, Dream Works Property Inc., southeast of Keele Street and Kirby Road, on the south side of Village Vista Way within Lot 29, Concession 3) (Administrative Correction) (Council, June 23, 2003, Item 51, Committee of the Whole, Report No. 51)
- By-Law Number 20-2004 A By-law to stop-up and close Jersey Street. (Jersey Street on Plan 4319) (Council, January 26, 2004, Minute No. 24)
- By-Law Number 21-2004 A By-law to provide for the issuance of the 2004 interim property tax billing. (Item 13, Committee of the Whole, Report No. 5)

CARRIED

### 30. **CONFIRMING BY-LAW**

MOVED by Councillor Di Vona  
seconded by Councillor Yeung Racco

THAT By-law Number 22-2004, being a by-law to confirm the proceedings of Council at its meeting on January 26, 2004, be read a First, Second and Third time and enacted.

CARRIED

### 31. **ADJOURNMENT**

MOVED by Councillor Di Vona  
seconded by Councillor Yeung Racco

THAT the meeting adjourn at 3:06 p.m.

CARRIED

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Michael Di Biase, Mayor

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J. D. Leach, City Clerk