

CITY OF VAUGHAN
REPORT NO. 19 OF THE
COMMITTEE OF THE WHOLE

*For consideration by the Council
of the City of Vaughan
on April 11, 2005*

The Committee of the Whole met at 1:17 p.m., on April 4, 2005.

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

The following items were dealt with:

1 ENVIRONMENTAL TASK FORCE TRASH INITIATIVE

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Chair of the Environmental Task Force, dated April 4, 2005:

Recommendation

The Chair of the Environmental Task Force recommends:

1. That this report be received;
2. That Council approve the Environmental Task Force Trash Initiative; and
3. That this initiative be funded through corporate sponsorship and Economic/Technology Development & Communications and Engineering and Public Works budgets.

2 SIGN BY-LAW REVIEW

The Committee of the Whole recommends approval of the recommendation contained in the following report of Councillor Di Vona, dated April 4, 2005:

Recommendation

Councillor Bernie Di Vona recommends:

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1. That the City of Vaughan receive the request of the owners of small businesses.
2. That staff be directed to review the sign by-law as it pertains to ground signs and A frame signs on industrial/commercial property to address the concerns raised by small businesses.
3. That staff be directed to report prior to the end of May 2005.

3

EMPLOYEE FITNESS MEMBERSHIPS

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of Regional Councillor Jackson, dated April 4, 2005, be approved;
- 2) That the employee fitness membership discount presently offered to City of Vaughan employees be extended to include full-time employees' eligible dependents, as defined in the current approved Employee Benefits Package, at a rate of 50%, and including a one-time \$50 initiation fee;
- 3) That a report be provided in May 2006 on the response and results of this initiative; and
- 4) That the memorandum from the Commissioner of Community Services, dated March 24, 2005, be received.

Recommendation

Local and Regional Councillor Linda D. Jackson recommends:

THAT the Recreation and Culture Department provide a feasibility report to a Committee of the Whole meeting in May 2005:

- to extend the employee fitness membership discount presently offered to City of Vaughan employees to include full-time employees' immediate families (of eligible age) at a rate of either 75% or 50%,
- to exclude the cost of any programs not included in the regular fitness centre membership (i.e. swimming lessons, etc.) in the discounted rate,

THAT employees' immediate families include spouses, common-law or otherwise, and dependents (as defined in the corporate benefit package).

4

BROWNFIELDS INCENTIVE PROGRAM

The Committee of the Whole recommends that this matter be referred to the Committee of the Whole (Closed Session) meeting of April 4, 2005.

Refer to Committee of the Whole (Closed Session) Report No. 20, Item 3, for disposition regarding this matter.

5

DECLARATION OF REENA MONTH

The Committee of the Whole recommends approval of the recommendation contained in the following report of Councillor Shefman, dated April 4, 2005:

Recommendation

Councillor Shefman recommends:

That the City of Vaughan declares June 2005 Reena Month.

6

**REQUEST TO USE THE CITY PLAYHOUSE FOR YORK REGION ABUSE PROGRAM
"ABUSE PREVENTION PLAY"**

The Committee of the Whole recommends that the memorandum from the City Clerk, dated March 30, 2005, be received and no action be taken on this matter.

7

REQUEST FOR STAFF TO REPORT ON PARTNERING WITH EARTH RANGERS

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 4, 2005:

Recommendation

The Commissioner of Community Services, in consultation with the Director of Recreation and Culture, recommends:

That the following report be received for information and that the Earth Rangers Foundation Pilot Project be approved by Council.

8

PUBLIC PROPERTY TREE PROTECTION BY-LAW

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 4, 2005:

Recommendation

The Commissioner of Community Services in consultation with the Director of Parks and the Director of Legal Services, recommends:

That the following report and Public Property Tree Protection By-Law be approved.

9

AWARD OF TENDER T05-005 SUPPLY AND DELIVERY OF PORTABLE TOILETS

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Community Services, dated April 4, 2005:

Recommendation

The Commissioner of Community Services, in consultation with the Director of Purchasing and the Director of Parks, recommends:

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1. That T05-005, Supply and Delivery of Portable Toilets be awarded to Capital Environmental Resources Inc. for a total annual cost of \$71,690.00, including G.S.T per year for two years with the option of a third year; and,
2. That a by-law be enacted authorizing the Mayor and the City Clerk to sign the necessary documents.

10

CORPORATE POLICIES AND PROTOCOLS FOR EVENTS

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Economic/Technology Development and Communications, dated April 4, 2005:

Recommendation

The Commissioner of Economic/Technology Development and Communications, in consultation with the Senior Management Team and the Director of Corporate Communications, recommends:

1. That the attached "Corporate Policies and Protocols For Events," dated March 10, 2005 be approved; and
2. That this policy document supersede all existing City policies, procedures or practices relating to event protocols including "Corporate Policies and Protocols For Events," dated December 15, 2003.

11

**REQUEST TO FILL CONTRACT POSITION (12 MONTHS)
GEOGRAPHIC INFORMATION SYSTEMS (GIS) ANALYST**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Economic/Technology Development and Communications, dated April 4, 2005:

Recommendation

The Commissioner of Economic/Technology Development and Communications, in consultation with the Director of Information Technology (IT) Services, recommends:

1. That the hiring of a contract GIS Analyst for twelve (12) months be approved.

12

**EXEMPTION TO THE NOISE CONTROL BY-LAW
BRIDGE DEMOLITION AT HIGHWAY 400 AND TESTON ROAD**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends:

That an exemption to the City's Noise Control By-Law 270-81 be granted to permit the operation of construction equipment in connection with the demolition of the Highway 400 bridge at Teston Road

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for a single Sunday overnight period extending from 12:01 a.m. to 8:00 a.m in the months of June 2005 to August 2005 (excluding holiday weekends).

13 IMPROVING TRAFFIC FLOW IN WEST WOODBRIDGE

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends:

- 1) That a westbound right turn lane and a southbound right turn lane not be installed at the intersection of Woodbridge Avenue and Forest Drive/Lewis Drive; and
- 2) That no further action is required to improve the traffic flow and operations at the intersection of Woodbridge Avenue and Forest Drive/Lewis Drive.

**14 PETITION AGAINST SIDEWALK INSTALLATION ON MEDITERRA DRIVE
(VELLORE VILLAGE)**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005, be approved; and
- 2) That the builder/developer also be required to include the following notice on the display plan in the sales office:

**“That changes to these drawings may occur without further notice;
and**

**That further up-to-date engineering drawings may be viewed at the
City of Vaughan Engineering Department, and is so encouraged.”**

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Development Planning recommends:

1. That the following report be received for information;
2. That Council adopt this report as a policy that requires the builder/developer to include a note on the display plans in the sales offices advising potential new home purchasers of the most current Engineering Drawings incorporating all revisions, additions and deletions to the municipal services including sidewalks.

15

SALT MANAGEMENT PLAN

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends that the City of Vaughan Salt Management Plan dated March, 2005, as outlined in this report, be approved.

16

**SHERWOOD PARK DRIVE
PROPOSED CENTRE MEDIAN**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends:

- 1) That a raised centre median be installed on Sherwood Park Drive at Keele Street; and
- 2) That funds in the amount of \$5,500 for the raised centre median be drawn from the Traffic Calming Account #1203.2.01 and that the works be completed as part of the 2005 Capital Program.
- 3) That Region of York be so advised of this proposal and requested to review and approve the same.

17

**GLEN SHIELDS AVENUE
TRAFFIC CALMING PLAN**

The Committee of the Whole recommends:

- 1) That this matter be referred to a future Committee of the Whole meeting pending a further Community meeting to address the issues raised, and that a report be provided with the results of the meeting;
- 2) That the report of the Commissioner of Engineering and Public Works, dated April 4, 2005, be received;
- 3) That the following deputations, written submission, and petition, be received:
 - a) Mr. George Mior, 55 Point O'Woods Drive, Concord, L4K 2E1, and written submission dated March 24, 2005, and petition; and
 - b) Mr. Joseph Iuso, 67 Crooked Stick Road, Concord, L4K 1P4; and
- 4) That the submission of Ms. Sandra DiPonio, dated March 23, 2005, be received.

Recommendation

The Commissioner of Engineering and Public Works recommends:

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- 1) That the Glen Shields Avenue Traffic Calming Plan proposal for curb bump-outs, and painted line narrowings be approved;
- 2) That funds in the amount of \$26,000 for the implementation of the traffic calming plan be drawn from the Traffic Calming Account #1203.2.01; and that the works be completed as part of the 2005 Capital Program.
- 3) That the Region of York be requested to schedule the widening of Dufferin Street from Steeles Avenue to Centre Street as soon as possible in their 10 Year Roads Construction Program.

18

**PROVISION OF SANITARY SEWER SERVICES
OLD YONGE STREET, THORNHILL
AND REQUEST FOR ADDITIONAL FUNDING**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005, be approved; and
- 2) That the deputation of Ms. Suzanne White, Carter & Associates, 211 Broadway, Orangeville, L9W 1K3, representing St. Michael's Memorial Chapel, 7788 Yonge Street, Thornhill, L4J 1W3, be received.

Recommendation

The Commissioner of Engineering and Public Works, in consultation with the Director of Legal Services and the Director of Reserves and Investments recommends:

- 1) That construction of sanitary sewer services on Old Yonge Street be undertaken through Sub-section 326(1) and (4) and 312(4) of the Ontario Municipal Act, 2001 Special Service By-Law;
- 2) That an additional amount of \$154,000 funded from the Sewer Reserve be approved to finance the cost of a sanitary sewer on Old Yonge Street;
- 3) That staff be authorized to bring forward the appropriate By-law at a future date;
- 4) That the inclusion of the matter on a public committee or Council agenda for the additional funding request identified as Provision of Sanitary Sewer Services Old Yonge Street, Thornhill and Request for Additional Funding is deemed sufficient notice pursuant to Section 2(1) (c) of By-law 394-2002; and
- 5) That the benefiting property owners be so notified of the approval to proceed with the subject works.

19

**AWARD OF TENDER T05-010
KILORAN AVENUE WATERMAIN REPLACEMENT**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Reserves & Investments and the Director of Purchasing Services recommends:

- 1) That Tender T05-010 for the Kiloran Avenue Watermain Replacement be awarded to CG Construction Services Ltd. in the amount of \$166,698.40;
- 2) That a contingency allowance in the amount of \$18,000.00 be approved within which the Commissioner of Engineering and Public Works or his designate is authorized to approve amendments to the contract;
- 3) That a Geotechnical Inspection and Material Testing amount of \$5,000.00 plus G.S.T. be approved to ensure compliance with all applicable standards; and
- 4) That the Mayor and Clerk be authorized to sign the appropriate documents.

20

**AWARD OF TENDER T05-008
WILLIS ROAD AND PINE GROVE ROAD RECONSTRUCTION
AND REQUEST FOR ADDITIONAL FUNDING**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Reserves and Investments and the Director of Purchasing Services recommends:

- 1) That Tender T05-008 for the Willis Road and Pine Grove Road Reconstruction be awarded to Direct Underground Inc. in the amount of \$664,555.23 plus G.S.T.;
- 2) That a contingency allowance in the amount of \$68,000 be approved within which the Commissioner of Engineering and Public Works or his designate is authorized to approve amendments to the contract;
- 3) That a Geotechnical Inspection and Material Testing amount of \$8,000 plus G.S.T. be approved to ensure compliance with all applicable standards; and
- 4) That an additional amount of \$31,000 be approved to be funded from Long Term Debt Financing in order to undertake the Pine Grove Road part of the work;
- 5) That Council authorize the Regional Municipality of York to issue debentures not exceeding the amount of \$31,000.00 on behalf of the Corporation of the City of Vaughan repayable over a term not to exceed 10 years;
- 6) That the inclusion of the matter on a public Committee or Council agenda for the additional funding request identified as Award of Tender T05-008 and Request for Additional Funding –

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Willis Road and Pine Grove Road Reconstruction is deemed sufficient notice pursuant to Section 2(1)(c) of By-law 394-2002; and

- 7) That the Mayor and Clerk be authorized to sign the appropriate documents.

21

AWARD OF TENDER T05-018

DONEY CRESCENT – ROAD RECONSTRUCTION AND WATERMAIN REPLACEMENT

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Reserves and Investments and the Director of Purchasing Services recommends:

- 1) That Tender T05-018 for the Doney Crescent Road Reconstruction and Watermain Replacement be awarded to Direct Underground Inc. in the amount of \$1,379,524.72, plus G.S.T.;
- 2) That a contingency allowance in the amount of \$150,000 be approved within which the Commissioner of Engineering and Public Works or his designate is authorized to approve amendments to the contract;
- 3) That the City retain SRM Associates to provide contract administration and construction inspection services including geotechnical testing and disbursements at an estimated cost of \$85,000, plus G.S.T.;
- 4) That a contingency allowance in the amount of \$10,000 for contract administration and inspection be approved within which the Commissioner of Engineering and Public Works or his designate is authorized to approve additional engineering services; and
- 5) That the Mayor and Clerk be authorized to sign the appropriate documents.

22

AWARD OF TENDER T05-041

LANGSTAFF ROAD – ROAD RECONSTRUCTION AND BRIDGE REPLACEMENT

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Purchasing Services and the Director of Reserves and Investments recommends:

That Tender T05-041 for the Langstaff Road Reconstruction and Bridge Replacement be brought forward to Council.

23

**AWARD OF TENDER T05-033
HUNTINGTON ROAD – RURAL ROAD UPGRADE**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Purchasing Services and the Director of Reserves and Investments recommends:

That Tender T05-033 for the Huntington Road Rural Road Upgrade be brought forward to Council.

24

**EXEMPTION TO THE NOISE CONTROL BY-LAW
CONSTRUCTION ACTIVITY ALONG
HIGHWAY 407 AT CENTRE STREET**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends:

1. That an exemption to the City's Noise Control By-Law 270-81 be granted to permit the operation of construction equipment in connection with construction operations related to the widening of Highway 407 eastbound and westbound bridge structures over Centre Street **for one weekend** (excluding holiday long weekends) from 8:00 a.m. to 8:00 p.m. between the period from April 25, 2005 to July 11, 2005 and from 7:00 p.m. to 12:00 midnight **weekly, Monday to Friday** between the period April 25, 2005 to August 12, 2005; and
2. That the Region of York – Transportation and Works Department be so notified of the approval of the Noise Control By-law exemption related to the subject location.

25

**PORTAGE PARKWAY (FORMERLY APPLEWOOD CRES.) EXTENSION
HIGHWAY 400 FLYOVER
LONG TERM MAINTENANCE COSTS
AND REQUEST FOR ADDITIONAL FUNDING**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works in consultation with the Director of Legal Services and the Director of Reserves and Investments recommends:

- 1) That the necessary By-law be enacted to authorize the Mayor and City Clerk to execute an amended Agreement with the Ministry of Transportation (MTO) to include the long term structural maintenance cost of that part of Portage Parkway (formerly Applewood Crescent) Extension – Highway No. 400 overpass which is currently under 407/ETR jurisdiction, at a present value one-time lump sum cost of \$498,860.98;

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- 2) That an additional amount of \$102,000 funded from City Wide Development Charges – Engineering be approved to finance the cost of the long term maintenance;
- 3) That the inclusion of the matter on a public Committee or Council agenda for the additional funding request identified as Portage Parkway (Formerly Applewood Cres.) Extension – Highway 400 Flyover – Long Term Maintenance Costs and Request for Additional Funding is deemed sufficient notice pursuant to Section 2(1) (c) of By-law 394-2002; and
- 4) That the Regional Municipality of York, Highway 407/ETR and the Ontario Ministry of Transportation be so advised by copy of Council's direction.

26

KLEINBURG BIA CHRISTMAS TREE LIGHTING REQUEST

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends that this report be received for information.

27

RECYCLING OF USED ASPHALT ROOFING SHINGLES

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends that:

1. No change be made to the City's design standard for hot mix asphalt at this time; and,
2. This report be received for information.

28

**ONTARIO SOCCER ASSOCIATION SITE AND
ACCESS TO VAUGHAN GROVE SPORTS PARK**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends:

1. That Block 28 on Plan 65M-2464 be dedicated as Public Highway, named Casey van Maris Way.
2. That a by-law be enacted to prohibit parking at any time on the east side of Casey van Maris Way.
3. That up to four speed humps be installed on the access roadway internal to the soccer center site at locations to be determined in consultation with Ontario Soccer Association officials.

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4. That a cost sharing arrangement for the speed humps between the Ontario Soccer Association and the City of Vaughan be negotiated.

29

KLEINBURG GAS STATION

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated April 4, 2005:

Recommendation

The Commissioner of Engineering and Public Works recommends that:

1. This report be received for information; and
2. That the Technical Standards and Safety Authority (TSSA) be requested to take further action forthwith with the property owner, in order to expedite the clean up of the Kleinburg Gas Station.

30

NEW PROPERTY TAX CAPPING OPTIONS FOR 2005

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Director of Finance, dated April 4, 2005:

Recommendation

The Director of Finance, in consultation with the Manager of Property Tax & Assessment recommends:

- 1) That Council receive this report outlining the Region of York recommendations; and
- 2) That Council note that City of Vaughan Finance staff participated in developing and support this recommendation.

31

AMENDMENTS TO FEES AND CHARGES BY-LAW NO. 396-2002

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 4, 2005:

Recommendation

The City Clerk recommends:

- 1) That Schedules "B" and "E" to By-law No. 396-2002, being the Fees and Charges By-law, be amended to reflect new user fees and increases to existing user fees and that an amending by-law be forwarded to Council for enactment; and
- 2) That Schedule "H" to By-law No. 396-2002, being the Fees and Charges By-law, be amended to reflect minor modifications to the schedule.

32

**FLAG RAISING REQUEST -
FILIPINO-CANADIAN ASSOCIATION OF VAUGHAN**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 4, 2005:

Recommendation

The City Clerk recommends:

- 1) That the Philippine Flag be raised on Saturday, June 11, 2005 at 12:00 noon for the balance of that day at the Civic Centre to commemorate the 107th anniversary of Philippine Independence; and
- 2) That a permit be issued at no charge for the Council Chambers for a reception and luncheon.

33

**PROCLAMATION REQUEST –
SENIORS' MONTH**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 4, 2005:

Recommendation

The City Clerk recommends:

- 1) That the month of June 2005 be proclaimed as “**SENIORS MONTH**”; and
- 2) That the proclamation be posted on the City's website, published on the City Page, space permitting, and that staff issue a news release.

34

**PROCLAMATION REQUEST –
MENTAL HEALTH WEEK**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the City Clerk, dated April 4, 2005:

Recommendation

The City Clerk recommends:

- 1) That the week of May 2, 2005 be proclaimed as “**MENTAL HEALTH WEEK**”; and
- 2) That the proclamation be posted on the City's website, published on the City Page, space permitting, and that staff issue a news release.

35

**SIGN VARIANCE APPLICATION
FILE NO: SV.05-05
OWNER: RITAJO DEVELOPMENTS INC.
C/O GIUSEPPE/FRANK MORELLI
LOCATION: SOUTH WEST CORNER RUTHERFORD ROAD AND DUFFERIN ST.
LOT 15, PLAN NO. 65R-15037, CONCESSION 3**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 4, 2005:

Recommendation

That Sign Variance Application SV.05-05, Ritajo Developments Inc., c/o Giuseppe/Frank Morelli, be APPROVED, on the condition that the proposed sign be removed six (6) months after the commencement of construction on the subject lands.

36

**SIGN VARIANCE APPLICATION
FILE NO: SV.05-06
OWNER: WOODLI LIMITED
LOCATION: 4000 HIGHWAY 7
LOT 6, CONCESSION 6**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated April 4, 2005:

Recommendation

That Sign Variance Application SV.05-06, Woodli Limited, be APPROVED, on the condition that the additional signs be of the same colour and display to the satisfaction of the Urban Design Staff of the Development Planning Department.

37

**OFFICIAL PLAN AMENDMENT FILE OP.03.027
ZONING BY-LAW AMENDMENT FILE Z.03.105
CORPORATION OF THE CITY OF VAUGHAN/GALCAT INVESTMENTS INC.**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

1. THAT Official Plan Amendment File OP.03.027 (Corporation of the City of Vaughan/Galcat Investments Inc.) BE APPROVED, as follows:
 - a) That the implementing Official Plan Amendment:
 - i) redesignate the subject lands from "Special Complementary Use Area" within the Parkway Belt West Plan to "Prestige Area" within OPA #450 (Employment Area Plan);
 - ii) permit limited outside storage in accordance with the locational requirements to be included in the implementing zoning by-law;

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2. THAT Zoning By-law Amendment File Z.03.105 (Corporation of the City of Vaughan/Galcat Investments Inc.) BE APPROVED, subject to the following conditions:
- a) That the implementing zoning by-law:
 - i) rezone the subject lands from PB2 Parkway Belt Complementary Use Zone to EM1 Prestige Employment Area Zone, with the inclusion of limited EM2 General Employment Area Zone uses being permitted as additional uses, as identified in the staff report;
 - ii) prohibit the following uses: All Seasons Sports Facility; Autobody Repair Shop; Banquet Hall; Bowling Alley; Club/Health Centre; Contractor's Yard; Convention Centre/Hotel/Motel; Correctional or Crises Care Group Home; Eating Establishment; Funeral Home; Personal Service Shop; Public Garage; Recreational Uses; and Truck Terminal;
 - iii) require a minimum building unit size of 929 sq.m;
 - iv) limit the maximum building coverage to 50% of the lot area and accessory retail to 5% of the building's total gross floor area;
 - v) permit outside storage up to a maximum of 10% of the lot area and to be setback a minimum distance of 150 m from Highway #407 and Pine Valley Drive, and shall not be permitted between a building and Highway 407 and Pine Valley Drive;
 - vi) include any necessary exceptions to the EM1 Zone, including relief to permit indirect access to a public road;
 - vii) include a minimum 10 m building and structural setback from the Regional Storm Flood Plain;
 - viii) include a minimum 14 m building and structural setback (including driveways and parking) from Highway 407.

38

**ONTARIO MUNICIPAL BOARD HEARING
VARIANCE APPLICATION FILE A358/04
PAUL KING**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends that this report BE RECEIVED for information.

39

**SITE DEVELOPMENT FILE DA.97.059
THE ERNEST MANSON LUBAVITCH CENTRE ADDITION**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

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1. THAT Site Development File DA.97.059 (The Ernest Manson Lubavitch Centre Addition) BE APPROVED, subject to the following conditions:
 - a) that prior to the execution of the site plan agreement:
 - i) the final site plan, landscape plan, and building elevations shall be approved by the Development Planning Department;
 - ii) the final site servicing and grading plan, and stormwater management report shall be approved by the Engineering Department;
 - iii) parking, access and on-site circulation shall be approved by the Engineering Department;
 - v) all hydro requirements shall be fulfilled to the satisfaction of PowerStream Inc.; and
 - vi) the variances required to implement the proposed site plan shall be approved by the Committee of Adjustment, and shall be final and binding.

40

**SITE DEVELOPMENT FILE DA.04.081
HIRONO DEVELOPMENT INC.**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005, be approved; and
- 2) That the coloured elevation drawings submitted by the applicant, be received.

Recommendation

The Commissioner of Planning recommends:

THAT the building elevations for Site Development File DA.04.081 (Hirono Development Inc.) BE APPROVED.

41

**SITE DEVELOPMENT FILE DA.04.030
CITY OF VAUGHAN/REGION OF YORK**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

1. THAT Site Development File DA.04.030 (City of Vaughan/Region of York) BE APPROVED, subject to the following conditions:
 - a) That prior to the execution of a site development agreement:
 - i) the final site plan, landscape plan, and building elevations shall be approved

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- by the Development Planning Department;
- ii) the final site servicing and grading plans, and stormwater management report shall be approved by the Engineering Department; and,
 - iii) all hydro requirements shall be fulfilled to the satisfaction of PowerStream Inc.
- b) That the site development agreement contain the following conditions and warning clauses:
- i) all garbage shall be stored indoors until it is ready to be picked up;
 - ii) "Purchasers/tenants are advised that sound levels due to increasing road traffic may occasionally interfere with some activities of the dwelling occupants as the sound level exceeds the Municipality's and the Ministry of the Environment's noise criteria."
 - iii) "This facility has been fitted with central air conditioning/mechanical ventilation to permit windows to remain closed for environmental noise control purposes."

42

**STREET NAME APPROVAL FILE 19T-04V05
LINDVEST PROPERTIES(BATHURST MACKENZIE) LIMITED**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

THAT the following street names for Draft Plan of Subdivision File 19T-04V05 (Lindvest Properties (Bathurst Mackenzie) Limited) BE APPROVED:

<u>STREET</u>	<u>PROPOSED NAME</u>
Street 'E'	Ilan Ramon Boulevard
Street 'F'	Altus Park Drive
Street 'G'	Valley Vista Drive
Street 'H'	Shale Crescent
Street 'I'	Aegis Drive
Street 'J'	Big Rock Drive
Street 'K'	Lindvest Crescent
Street 'L'	Southdown Avenue
Street 'N'	Elihof Drive
Street 'O'	Greensview Drive
Street 'P'	Mill River Drive
Street 'Q'	Nosson Place
Street 'R'	Chaya Sara Gardens

43

**STREET NAME APPROVAL FILE 19T-02V08
DREAM WORKS PROPERTY INC.**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

THAT the following street names for Draft Plan of Subdivision File 19T-02V08 (Dream Works Property Inc.) BE APPROVED:

<u>STREET</u>	<u>PROPOSED NAME</u>
Street 'A'	Canyon Gate Crescent
Street 'B'	Crestbank Court
Street 'C'	Oak Park Crescent
Street 'D'	Greenview Circle
Street 'E'	Maple Forest Drive
Street 'F'	Salamander Court
Street 'G'	Meadow Ridge Court
Street 'H'	Woodpass Gate
Street 'I'	Peak Point Boulevard (existing)
Street 'J'	Ravineview Drive (existing)

44

**STREET NAME APPROVAL FILE 19T-04V07
MACKENZIE GLEN DEVELOPMENTS LIMITED**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

THAT the following street name for Draft Plan of Subdivision File 19T-04V07 (Mackenzie Glenn Developments Limited) BE APPROVED:

<u>STREET</u>	<u>PROPOSED NAME</u>
Street 'A'	Leor Court

45

**ZONING BY-LAW AMENDMENT FILE Z.04.074
NER-ISRAEL – JOSEPH (JT) TANENBAUM YESHIVAH COLLEGE OF TORONTO
REPORT #P.2005.8**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

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THAT Zoning By-law Amendment File Z.04.074 (Ner-Israel – Joseph (JT) Tanenbaum Yeshivah College of Toronto) BE APPROVED, to rezone the portion of the subject lands shown as Parcel "A" on Attachment #1, from A Agricultural Zone to RVM1(B) Residential Zone, to facilitate a severance for the creation of one residential lot.

46

**ONTARIO MUNICIPAL BOARD HEARING
ZONING BY-LAW AMENDMENT FILE Z.03.086
SITE DEVELOPMENT FILE DA.03.072
DAVID AND HONORA REA
REPORT #P.2004.31**

The Committee of the Whole recommends that this matter be referred to the Council meeting of April 11, 2005 for a legal opinion.

Recommendation

The Commissioner of Planning recommends:

1. THAT Zoning By-law Amendment File Z.03.086 (David and Honora Rea) BE APPROVED, subject to the following conditions:
 - a) That upon confirmation of the development limits by the Toronto and Region Conservation Authority, By-law 1-88 be amended as follows:
 - i) rezone the tablelands portion of the subject lands from A Agricultural Zone to EM1 Prestige Employment Area Zone;
 - ii) rezone the valleyalnds portion of the subject property from A Agricultural Zone to OS1 Open Space Conservation Zone;
 - iii) require the following exceptions to the EM1 Prestige Employment Area Zone to implement the final site plan:
 - a minimum of 14 parking spaces, whereas 85 spaces are required,
 - a minimum 10m structural setback zoned OS1 Zone;
 - permit driveway access to be obtained from lands other than the subject lands;
 - any other exception that may be required to facilitate the final site plan.
2. THAT Site Development File DA.03.072 (David and Honora Rea) BE APPROVED, subject to the following conditions:
 - a) that prior to the registration of the site plan agreement:
 - i) the final site plan, landscape plan and building elevations, including signage shall be approved by the Development Planning Department;
 - ii) the final site grading and servicing plan, stormwater management report and Phase 1 Environmental Site Assessment report, shall be approved by the Engineering Department;
 - iii) access, parking, and on-site circulation, shall be approved by the Engineering Department;

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- iv) all requirements of the Region of York Transportation and Works Department shall be satisfied;
- v) all requirements of the Toronto and Region Conservation Authority shall be satisfied;
- vi) all hydro requirements of Power Stream Inc. shall be satisfied;
- b) that the site plan agreement contain the following provision:
 - i) the Owner shall pay to the City of Vaughan by way of certified cheque, cash-in-lieu of the dedication of parkland equivalent to 2% of the value of the subject lands, in accordance with Section 51 of the Planning Act and City of Vaughan Policy. The Owner shall submit an appraisal of the subject lands prepared by an accredited appraiser for approval by the Vaughan Legal Department, Real Estate Division, and the approved appraisal shall form the basis of the cash-in-lieu payment;
 - ii) the Owner shall convey the valleylands portion of the property into public ownership to either the City or the Toronto and Region Conservation Authority.

47

**ZONING BY-LAW AMENDMENT FILE Z.04.063
SITE DEVELOPMENT FILE DA.04.034
LIMESTONE GALLERY INVESTMENTS INC.**

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005, be approved;**
- 2) That the deputation of Ms. Vania Ottoborgo, History Hill Group, 8700 Dufferin Street, Concord, L4K 4S6, and written submission dated April 4, 2005, be received; and**
- 3) That the coloured renderings submitted by the applicant, be received.**

Recommendation

The Commissioner of Planning recommends:

- 1. THAT Zoning By-law Amendment File Z.04.063 (Limestone Gallery Investments Inc.) BE APPROVED, to lift the Holding Symbol "H" from the subject lands, shown on Attachment #1.
- 2. THAT Site Development File DA.04.034 (Limestone Gallery Investments Inc.) BE APPROVED, subject to the following conditions:
 - i) The final site plan, elevations, landscape plan and the landscape cost estimate shall be approved by the Development Planning Department;
 - ii) The final site servicing and grading plans and stormwater management report shall be approved by the Engineering Department;
 - iii) The applicant shall submit a final signage package for review and approval by the Development Planning Department and the Ministry of Transportation;

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- iv) Prior to final site plan approval, all required variances including; a reduced parking standard of 6 spaces per 100m² of commercial floor area (rather than gross floor area) for all buildings on the subject lands; a reduced landscape strip from 6.0m to 4.5m; and, the elimination of the required loading space for Buildings "A", "C", "D", "F" and "H" shall be obtained from the Committee of Adjustment, and shall be in full force and effect;
- v) A site plan agreement shall be executed prior to the lifting of the "H" Holding Zone applicable to the subject lands;
- vi) The applicant shall satisfy all requirements of the Ministry of Transportation and the Region of York Transportation and Works Department;
- vii) All hydro requirements shall be fulfilled to the satisfaction of PowerStream Inc;
- viii) The applicant shall submit the north and east elevations of Building "F" for approval by the Development Planning Department; and
- ix) The Owner shall pay to Vaughan by way of certified cheque, cash-in-lieu of dedication of parkland equivalent to 2% of the value of the subject land, prior to the issuance of a building permit, in accordance with the Planning Act.

48

NAMING PARK IN HONOUR OF VETERANS

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of Mayor Di Biase, dated April 4, 2005, be approved;
- 2) That staff provide a report with suggestions for a quick clean-up of the site; and
- 3) That TRCA be informed of this matter.

Recommendation

Mayor Michael Di Biase recommends that Council approve the naming of the parkette, located at the south west corner of Highway 7 and Islington Avenue "Veteran's Park" and that the official ceremony would take place on April 30, 2005 at the parkette with the Royal Canadian Legion.

49

**SITE DEVELOPMENT FILE DA.04.042
TEMPLE KOL AMI**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

- 1. THAT Site Development Application DA.04.042 (Temple Kol Ami) BE APPROVED, subject to the following conditions:
 - a) that prior to the execution of the site plan agreement:

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- i) the final site plan, landscape plan and building elevations shall be approved by the Development Planning Department;
- ii) the final site servicing and grading plan and stormwater management report shall be approved by the Engineering Department;
- iii) parking, access and on-site circulation shall be approved by the Engineering Department;
- iv) the required Committee of Adjustment Application for Consent (severance) shall be approved and be final and binding;
- v) all hydro requirements shall be addressed to the satisfaction of Power Stream Inc.; and
- vi) all requirements of the Region of York Transportation and Works Department shall be addressed to their satisfaction.

50 ACCESS VAUGHAN CITIZEN SERVICE COORDINATOR POSITION (M293)

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Economic/Technology Development and Communications, dated April 4, 2005:

Recommendation

The Commissioner of Economic/Technology Development and Communications, in consultation with the City Manager, and the Manager of Access Vaughan recommends:

- 1. That Council approve the hiring for the Access Vaughan Citizen Service Coordinator position (M293); and
- 2. That the title of this position be referred to as "Coordinator – Access Vaughan".

**51 "PLACES TO GROW, BETTER CHOICES. BRIGHTER FUTURE. -
DRAFT GROWTH PLAN FOR THE GREATER GOLDEN HORSESHOE"
ONTARIO MINISTRY OF PUBLIC INFRASTRUCTURE RENEWAL - FEBRUARY 2005**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Planning, dated April 4, 2005:

Recommendation

The Commissioner of Planning recommends:

- 1. THAT the City of Vaughan advise the Ministers of Public Infrastructure Renewal and Municipal Affairs and Housing that the recently released, "Places to Grow - Better Choices. Brighter Future. – Draft Growth Plan for the Greater Golden Horseshoe" contains proposed policies that infringe upon long standing areas of local jurisdiction in land use planning; and,
- 2. THAT the respective Ministers be advised that in consideration of the above, the City of Vaughan strongly objects to those portions of the Draft Growth Plan that enter into established areas of local planning interest; and,

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3. THAT, in consideration of the short time made available to municipalities to review and comment on "Places to Grow - Better Choices. Brighter Future. – Draft Growth Plan for the Greater Golden Horseshoe", the City of Vaughan requests additional time be made available in order to prepare a proper response/comments; and,
4. THAT the Region of York be requested to withhold any comments to the province on the "Places to Grow –Better Choices. Brighter Future. – Draft Growth Plan for the Greater Golden Horseshoe" until such time as the City of Vaughan, and other local municipalities in York Region have had an opportunity to jointly discuss and determine their respective responses to the "Draft Plan" document.
5. THAT the Minister of Public Infrastructure Renewal and the Regional Municipality of York be advised of the above concerns of the City of Vaughan and be requested to provide sufficient additional time for municipalities to respond with a proper response.

52

PINE VALLEY DRIVE ROAD ALLOWANCE

The Committee of the Whole recommends:

- 1) That the recommendation contained in the following report of Mayor Di Biase, dated April 4, 2005, be approved; and
- 2) That correspondence be sent to the TRCA confirming the City's ownership of the subject lands.

Recommendation

Mayor Michael Di Biase in consultation with the Commissioner of Legal and Administrative Services recommends that this report be received.

53

A CHARACTER COMMUNITY CONFERENCE

The Committee of the Whole recommends approval of the recommendation contained in the following report of Regional Councillor Frustaglio, dated April 4, 2005:

Recommendation

Regional Councillor Joyce Frustaglio recommends:

1. That the appropriate staff participate at the 2nd Annual York Region Character Community Council's Building Communities of Character Conference being held April 14 and 15, 2005.
2. That the City of Vaughan embraces and adopt the principles of "A Character Community".

54 2005 YORK REGION'S SECOND ANNUAL ACCESSIBILITY PLAN – MOVING FORWARD

The Committee of the Whole recommends approval of the recommendation contained in the following report of Regional Councillor Frustaglio, dated April 4, 2005:

Recommendation

Regional Councillor Joyce Frustaglio recommends:

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- 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 5:08 p.m.

Respectfully submitted,

Councillor Sandra Yeung Racco, Chair